

Downtown Petoskey

Downtown Petoskey - Then and Now

The following report is based on research notes on Petoskey buildings located in the downtown area. This research, which is ongoing, was begun at the Little Traverse History Museum in Petoskey, Michigan, during the winter of 1992-1993.

Sources: City of Petoskey directories

Museum files

Museum personnel - Candace Eaton, Director

Bea MacGregor

Olga Baum

Virginia Jones

Coterie Committee

Books - *Historical Glimpses - Petoskey*

Pictures: *Souvenir of Petoskey - 1895* - J.C. Van Ness,
Detroit, Michigan

Souvenir of Petoskey - 1898 - Revival Band Pub. Co.,
Grand Rapids, Michigan

Travel Directory - 1909

Betty Reddig, Museum Docent

July 1, 1993

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Downtown Petoskey

A Walking Tour of Downtown Petoskey in 1876

Start at the east end of Mitchell Street, going west on the south side. We pass:

C. B. Henika - furniture
W. T. Latham - clothing and gentleman's furnishings
G. Kopke - grocery store
City Hotel - owned by William Garvin
Fox, Rose and Buttars - general merchandise
Bond and Ingalls - building owned by Peter Brenmeyr - wood
XXXXXXXXXXXXXXXXXXXX - Railroad tracks
E. Kinney - boots and shoes

At the corner of Mitchell and Petoskey, we find:

William Abbott gun shop
Emmet County Democrat

We walk down Petoskey to Lake. At the ne corner is Bezile Petoskey - dry goods and groceries.
At the nw corner of Petoskey and Lake is J. S. Coffman - jewelry store.

We go east on Lake along the north side and see-

Dr. B. B. Sudworth - physician's office
William M. Everett - livery stable
J. Watson and Son - 21 Lake Street - groceries
O. N. Watson - tinsmith

On the south side of Lake between Petoskey and Howard we find -
boarding houses

A. O. Hutchings - dining hall
G. W. Bump - groceries
Steven Ketchum - shoe shop

At the sw corner of Lake and Howard is Mrs. H. A. Campbell & Co. - millinery.

On the east side of Howard Street is -

Jay Scrafield - barber
Mrs. Lizzie Waukazoo - dry goods

At the corner of Howard and Bay is James Farley - restaurant and bowling.

Continuing east on Lake Street we pass these establishments:

E. J. Gifford - groceries
A. Bummell - groceries
W. W. Halliday - meat market
Petoskey Brothers - general merchandise
O. D. Tracey - restaurant

XXXXXXXXXXXXXXXXXXXX - Lake Street and the Railroad

We turn the corner and proceed along Park Avenue to observe -

John Shier - liquor store
William Allen - bakery

Downtown Petoskey

East on Lake Street, we pass-

Rose House, the hotel, at 433 East Lake

McCarty and Cobra - billiard parlor

L. McKinnon - saloon

John McNeill - meat market

I. L. Austin and Company - flour feed

H. G. Wait - hardware and grocery store

Shaw and McMillan - real estate - just off Lake

Cushman House - managed by D. J. Cushman

near the Cushman House are a group of attorneys - C. James Pailthorp, J. G. Hill and R. D. Joslin

also - A. S. Lee - real estate - over Gifford's Grocery

We pause in Railroad Park to rest.

Some of the Downtown Petoskey Businesses in 1882

Arlington Hotel

Bay View - 1875

Central Drug Store

Clifton House *

J. S. Coffman, jeweler

Ralph Connable, books and stationery

Exchange Hotel

Charles L. Fraser, real estate

Grand Rapids and Indiana Railroad - 1876

A Shirk and Son Hardware

W. S. Spencer, boots and shoes

Wilcox and Wilde, crockery

PETOSKEY BUSINESSES IN 1895

Written by M. J. Malone and J. B. Griffin of Saginaw for *The Democrat*.

- Armstrong & Suggitt - cigars - 19 Howard St. Mr. Lewie Suggitt - p. 3
Barber's Pharmacy - drug store - 12 W. Mitchell - L. A. Barber M.D., M. A. Barber - p. 5
Bon Ton Millinery - hats - 25 Mitchell St. - E. J. Kean, mgr.; Mae Wilson, dressmaker - p. 5
Bower and Barber- drug store - 3 East Lake St. - Mr. Bower - p. 2
Brackett Hardware Co., Lt'd - East Mitchell Street - M. E. Brackett - p. 2
G. W. Bump - groceries - 14 W. Mitchell St. - p. 7
Clifton House - hotel - Mitchell St. & RR Park - J. A. C. Rowan, Prop. - p. 3
Cole's Drug Store - drugs - Vernon W. Cole - p. 3
Crystal Ice Company - 113 W. Lake St. - Mr. S. Knecht - p. 6
Robert Daly - flour and feed store, groceries - 48 E. Mitchell St. - p. 4
Darling & Beahan-farm implements-GR&I RR/Howard St.-Lou S.Darling, Charles C.Beahan, p. 1
Dart & Dart - law firm - R. C. Dart, J. A. Dart - p. 3
G. W. Delezenne - groceries - No. 9 Bank Block Mitchell St. - p. 4
H. A. Easton & Co. - building supplies - 18 W. Mitchell - H. A. Easton, S. S. Bump, p. 5
E. A. Faunce - justice of the peace - Bank Building - p. 6
Perry A. Fisher - photographer, bicycles - W. Lake St. - p. 6
The Fisk Pharmacy - Howard & Mitchell - Mr. Fisk, Dr. W. A. Farnsworth - p. 6
George D. Gardner - household items - 14 W. Mitchell - p. 6
F. J. Greulich - "The Annex" - hotel proprietor - p. 7
V. V. Hamill & Co. - meat market & grocery - No. 16 Mitchell St. - C. C. Hamill and O. S. Hayden, prop. - P. 4
Hancock & Birdsall - "Park Grocery"- 13 East Lake St. - Fred Hancock, Fred M. Birdsall - p. 5
Little Will - Jeweler - Will Z. Searle - p. 5
John W. Lott & Son - groceries - 23 Mitchell St. - W. W. Lott, jr. partner - p. 6
W. J. McCune & Co.- insurance-Snyder Bldg., Lake St.-Wm. J. McCune,Chillion L. Smith-p. 2
C. H. McCarthy - barber shop - 12 Howard St. - p. 3
Mrs. G. E. Mills - 5 Mitchell St. - millinery - p. 6
National Hotel - J. Geo. Braun, Prop. - p. 4
James Oldham - harnessmaker - E. Mitchell St., p. 4
Park House - hotel - GR&IRR depot - J. S. Hutt, p. 4
Petoskey Cigar Co. - 7 East Lake St. - George S. Williams, E. E. Frye, p. 6
Petoskey Permanent Saving, Loan and Building Assn. - W. A. Farnsworth, G. W. Bump, S. Rosenthal, P. B. Wachtel, E.L.Rose, A.F.Ruch, W.M.Everett, R.C.& J.A.Dart, p.3
Petrie House - hotel - 40 W. Mitchell St. - Mr. Petrie - p. 2
R. G. Porter, DDS - dentist - Snyder Bldg. - p. 5
E. L. Rose - grocer - p. 2
A. F. Ruch - decorator - 13 W. Lake St. - p. 3
Max Spangenberg - meat market - p. 4
W. S. Spencer - shoe store - p. 2
J. Van Solenburg - groceries - 6 Mitchell St. - p. 3
Henry C. Wilde & Co. - musical instruments - p. 2
Fred Wolkenstein - tailor - East Lake St. - p. 4

Downtown Petoskey Businesses - 1905-06

Barbers: Benjamin C. Atkins, 1023 Emmet

Martin G. Bifoss, 303 Mitchell

John E. Friend, 921 Emmet

Klose and Varnum , 405 Lake

Frank Latson, 320 Lake

Charles H. McCarthy, 313 Howard

Daniel H. Peppeler, 216 Park

Leo Polinski, 228 Park

William G. Tuttle, 309 Jackson

Bath Tubs: Charles J. Ditto, 441 Mitchell

Baths: Mrs. Theresa L. Costigan, 10 Lake

Alice J. Herriman, 327 Bay

Klose and Varnum, 405 Lake

Saville and Son, 301 Howard

Bazaars: Asadoorian, Garabed, 225 Lake

Babcock, J. Bromley, 306 Lake

Baker and Company, 321 Lake

Bleazby Bros. 130 Midway

Edwin F. Boss, 136 Midway

Dickron M. Guleserian, 311 Lake

Guleserian and Altoonjian, 132 Midway and 309 Lake

Hiraima Kiozo, 302 Lake

Japan Art Association, 219 Lake

Kooyumjian and Chutjian, 303 Lake

Mrs. Kate E. McCabe, 313 Lake

Montgomery Sisters, 214 Petoskey

Onanian Morderos, 210- Petoskey

Persian Bazaar, 309 Lake

Ponfield, I.A., 126 Midway

The Racket, 311-313 Mitchell

William J. Rice, 307 Lake

William J. Robbins, 130 Midway

James R. Tolley, 116-118 Midway

George W. Ulrich, 315 Lake

George Van Ness, 138 Midway

Webba and Diab, 202 Petoskey

James M. Wells, 206 Petoskey

Willard and Willard, NW Corner Petoskey and Lake

Bicycle Repairs: Charles E. Smith, 206 Howard

Downtown Petoskey

DOWNTOWN PETOSKEY - 1905-06

Billiards: Frank Fochtman, 432 Lake
Herbert B. Keels, 406 Mitchell
Petoskey Cigar Co., 407 Lake
Frank Schapler, 317 Lake

Blacksmiths: Joseph E. Bacon, 203 Mitchell

Boarding Houses: Mrs. Mary E. Babcock, 314 Mitchell, 303 W. Lake
John George Braun, 210-212 Howard
Otto Gix, 201 Howard

Books: Fallass, Charles W., 330-32 Mitchell

Boots/Shoes: G. E. and Co. Brackett, 308 Howard
Clark Shoe Company, 408 Lake
Eagle Shoe Store, 318 Howard
Abraham S. Fryman, 417 Howard

Bowling Alleys: Frank Fochtman, 438 Lake
Lewis Fochtman, 408 Mitchell

Department Stores: Levinson's, Rosenthal's, The Racket, 311-313 Mitchell

Druggists - Barber Drug Co., 322 Mitchell
Central, Harwood and Kephart, props.
Eckel Drug Company, 311 Howard

Furniture: Fochtman Furniture Co. - 422-424 Mitchell

Hardware: H. Brackett Co., 414-416 Mitchell
Bump and McCabe, 316 Mitchell
Raynolds and Bain, 326 Lake

Harness: Darling and Beahan - 416 Howard
James Oldham - 438 Mitchell

Jewelers: Benjamin Bowman, 310 Howard
Charles W. Fallass, 330-332 Mitchell
Will Z. Searle, 331 Lake
William H. Seibert, 305 Howard

Newspapers: *Petoskey Independent*, 414 Howard - weekly
Petoskey Evening News and Daily Resorter, 414 Howard - daily ex. Sundays
Petoskey Record (Republican), 420 Howard, weekly

Railroads: Grand Rapids and Indiana Railway - Mackinac City, Petoskey, Harbor Springs, Traverse City, Grand Rapids, Muskegon, Kalamazoo, Fort Wayne, Richmond, Ind.
Pere Marquette Railroad - Petoskey, Ludington, Manistee, Port Huron, Grand Rapids, Detroit, Toledo, Chicago, Cincinnati.

Downtown Petoskey Businesses - 1921-23

MAJOR BUSINESSES IN TOWN IN 1923

Michigan Tanning and Extract Co., 453 E. Lake
Petoskey Portland Cement Company, 438 E. Lake
Michigan Maple Block Company, Standish Avenue at Emmet
Northern Lime and Stone Co., 456 E. Lake
Antrim Lime Co., 610 Porter
The McManus Lumber Co., 716 Emmet
The Hankey Milling Company, 616 Elizabeth
Bon- Ton Bakery, 522-24 Mitchell

BANKS: First National Bank of Petoskey, NW corner Howard and Mitchell
First State Bank of Petoskey, SW corner Lake and Howard

SOME OF THE HOWARD STREET BUSINESSES IN 1923

Foley's Photo Art Shop, 306 Howard
Galster Insurance Agency (John L. and Henry Galster), 314-1/2 Howard
Petoskey Ice Cream Co., 410-414 Howard
First National Bank of Petoskey, NW corner Howard and Mitchell
First State Bank of Petoskey, SW corner Howard and E. Lake
Fryman, Meyer I. and Zalman, M., shoes, 318 Howard
McCune and Company, General Insurance and Real Estate, 310-1/2 Howard
Palace Theatre, 314 Howard
J. C. Penney Company, Mitchell and Howard
Temple Theatre, corner Petoskey and E. Lake

HOTELS

Park House, Park Avenue and Bay, opposite Depot
Hotel Perry, D. H. Reycraft, Mgr.
Hotel Franklin, T. A. Brenmeyer, prop., 316 E. Lake
Cushman House, E. Lake, E. Mitchell and Park
The New Braun, 210-12 Howard

LOCAL OFFICIALS - 1921-22:

Mayor - John L. A. Galster
Chief of Police - Samuel H. Hoover
Fire Chief - Harry A. Collins
Governor - Alexander J. Groesbeck
County Clerk - Allen C. Madlem
Postmaster - Eugene L. Rose
Post Office - SE corner Mitchell & Petoskey
City Hall - NW corner Division and East Lake

Downtown Petoskey Businesses - 1935

Howard Street

HOWARD — From the Bay between Penna E E and Louis south to city limits
ft Northern Lime & Stone Co (kiln)

101 Vacant
103 Vacant
105 Vacant store
105½ Vacant
106 Andrus Chas A 925
107 PEARSON CLEANING CO, 611.

107½ Vacant
110 Zeimmer Apartments
Simpson Worth H
Ingram Thelma Mrs
Risk A Eliz Mrs
Blake Simon F

112 Zeimer John C @ 130
112½ Vacant
113 Richmond Loella E @ 847
114 Lancaster Wm T @
117 Martin E Sherwood @ 4-F2

Bay intersects
202-06 SMITH C E, auto garage 82
205 Lockhart D Cora Mrs hairdrsr
Lockhart Ellis L @ chiropractor 320

209 GIX THE DRY CLEANER, 504
Hinkle August D 504

210-212 NEW BRAUN HOTEL & RESTAURANT
Braun Cath Mrs @ 478

214-216 PETOSKEY STORAGE BATTERY CO, 201

218 Carlzen Herman @ merchant tailor 831

Lake intersects
sw cor FIRST STATE BANK OF PETOSKEY 152
301 O'Grady Alf D barber
305 PETOSKEY ELECTRIC CO 25-F1
305½ Ford Anna Mrs
306 REINHERTZ BOOT SHOP 18

307 Henry's Book Store
307½ Boehm Alvina Mrs
308 REINHERTZ STYLE SHOP 249

309 MAC'S MARINELLO BEAUTY SHOP 584-F-1
Mac's Barber Shop 584-F-1

309½ VanZon Nicholas
310-12 McCUNE BLOCK
310 BOWMAN-HERRICK jwlrs 588

310½ McCUNE & CO, insurance and real est 117
MILLER LEON W, lawyer 351

311½ KAYS' PATROL & DETECTIVE SERVICE, 826
PETOSKEY MERCHANTS SERVICE BUREAU, 826

312 JESPERSON YORGEN, restr 470

313 BAILEY'S NEWS & BOOK STORE, 47

313½ Henderson Jos L ins 336
WINSOR MARCIA E dress-maker 317

314-16 GALSTER BLOCK
Palace Theatre Co
Palace Theatre

314½-16½ GALSTER INSURANCE AGENCY, 164
Burns Dean C phys 17
Conway Wm S phys 17

316 ECKEL DRUG CO, 55
REXALL STORE THE, Drugs 55

318 FRYMAN BUILDING
FRYMAN'S EAGLE SHOE STORE, 315

Howard Street

320 Petoskey Shoe Store
320½ Searle Granville O
322-24 FIRST NATIONAL BANK BLDG
nw cor FIRST NATIONAL BANK OF PETOSKEY THE, 20

322½ McMahon Jack 100
McMahon Harriet Mrs drsmkr
Seybold Harriet Mrs drsmkr 100

324½ HALSTEAD BENJ H, Lawyer 612
E Mitchell intersects

407 Matteson Loren T shoe repr
410-14 Vacant
411-13 PETOSKEY CIGAR CO THE, 145

415 FOLEY PHOTO ART SHOP, 222-F1

415½ Peterwitz Eliz E Mrs @
417 R & L Auto Electric Service 880

417½ Pemberton Leo A @
420 Penn Railroad System (whse)
421 REVIEW PRINTING CO, 396
421½ AMERICAN LEGION HALL

423 Vacant
425 West Arth M auto laundry
Michigan intersects
sw cor Perry Sales Co fill sta
White Star Refining Co oils 35

513 StFrancis Convent 557
ne cor ST FRANCIS XAVIER ROMAN CATHOLIC CHURCH
State intersects
se cor Petoskey High School 980
se cor BOARD OF EDUCATION 980

602 Paige Welding Shop
606 Smith Nazza J Mrs
608 Wiese's Cash Grocery 9033
608½ Vacant
610 Vacant
612 Vacant

East Lake

LAKE E — From Bear River near the bay east to Kalamazoo av, 1 north of E Mitchell
ss Mineral Wells Park
106 Schapler Frank @
110 Sutherland Theresa Mrs
114 Vacant
120 Germond G Wm @ 556
Emmet intersects

214 Vacant
218 Mercer Jos W @
219 VanGorder Wm H @ 593
Petoskey intersects

301 Chrysler Walter E
302 Peterson Service Station fill sta
303 Leather Shop The gift shop

R. L. POLK & CO., Publishers

(1935) R. L. POLK & CO.'S

East Lake

309 Guleserian Co bazaar
311 Montgomery Sisters art gds
312 Sobleskey Cigar Store 634
312½ Sobleskey John R
313 Vacant
314 Shomer Oscar linens
314½ Bremmeyr T Amiel
315 Chicago Linen Shop
316 Maryland children's wear
317 Naser Emily dresses
317½ Schapler John @
318 Vacant
318½ Franklin Hotel
319 Craft Shop The gift shop
319½ Vacant
320 HOFFER'S SHOP, Cabinet Work 554
PETOSKEY UPHOLSTERY & WINDOW SHADE CO, 666

320½ Blanchard Ida S A Mrs
Hoffer Jacob B @ 554

321 Bleazby Shop of Gifts
321½ Vacant
322 Saragosa Sport Shop women's furngs.
322-28 BREMMEYR-BAIN CO, Hardware 1

322½ Vacant
323 Vacant
323½ Vacant
324 Oriental Arts Co
325-27 Hollywood Theatre 159
329 SNYDER BLOCK
Mich Bell Telephone Co plant dept
Mann Burton

329½ Carmichael Grace
331 Reusch Fredk J watch repr
Peterson Carl W, jwlr

331½ PALTHORP & PALTHORP, Lawyers, 62-F1
Howard intersects

401 McCarthy Eliz mlnr
401½ McCarthy Eliz
402-08 ROSENTHAL S & SONS, Clothing, 99

403 REINHERTZ SPORT SHOP, 552

403½ Snell Ethel Mrs drsmkr 298 -F-1

405-07 Masonic Temple 344
Masonic Temple Assn 344

405 Palace Barber and Beauty Shop 202

407 ALEX TAXI, 460
Palace Cigar Store 460

409 CENTRAL DRUG STORE, 27
409½ MURPHY JOS P Insurance and Justice of the Peace 216
National Re-Employment Service 48

410 Postal Telegraph-Cable Co 129-149

411 Original Hat & Dress Shop
413 MARCH INN, Restaurant
Park av intersects
Penna E E intersects

438 PETOSKEY PORTLAND CEMENT CO, 777
444-450 SLY HOMER AUTO CO, 163

453 CITY HALL 26
PETOSKEY CHAMBER OF COMMERCE, 59
Petoskey Winter Sports Club
456 Emmet County Abstract & Title Co Inc 132
Northern Lime & Stone Co 76

460 COUNTY JAIL, 454
Bryant Thos L Sheriff 454

nw cor COURT HOUSE
CITY FIRE DEPT, 14
Division intersects

Downtown Petoskey Businesses - 1941

Michigan

MICHIGAN—From 413 Elizabeth east to Kalamazoo av

101 Dean Sadie Mrs © 2155
 104 Vacant
 107 Sik Elin A Mrs © 3348
 108 Demin Edgar L © 3419
 111 Tuttle's Electric Baths
 Tuttle Henry B 2645
 111½ Greenlees Harold S
 112 Whitehorn H Emmer
 Hough Jas A 2108
 2827
 115 Steffel Andrew R ©
 Steffel Paul M ins 2824
 116 Davy Wm W ©
 117 Pennell Jay L pntr
 Merrill Wayne
 124 Bachelor Claude L © 3357
 Miller Fredk H 2865
 Emmet intersects
 207 Vanderhill Donald H © 2198
 208 Batcheller R Gale 2964
 210 Hofmann John G © 3266
 Belding Wayne C
 211 Treadwell Ross M © 2976
 211½ Crow C Eug
 215 Lovelace Root L 2765
 218 Belding Wayne C
 Leahy Jeremiah optometrist
 Hunt Cecil V 2078
 Hunt Bros contrs 2078
 219 Mercer Jos W
 220 Raber Hannah M Mrs ©
 VanDorn Philip
 Burns Marian E 2809
 sw cor Seventh Day Adventist
 Church
 223 Ruch Clara M Mrs © 2780
 Petoskey intersects
 302 Vacant
 303 Greenway Claude
 309 Payne Herbert E © 3414
 310 Blue Valley Cream Station
 314-16 Gruler Frank & Sons feed
 3432
 315 Michigan Potato Growers Ex-
 change Inc 3311
 Penna R R crosses
 Howard intersects
 407 Sydow Sales agrl implts 442
 Petoskey Implement Co agrl
 implts 2101
 413 Feldman's auto parts 2891
 416 StFrancis Xavier Parochial
 School
 417 Fochtman Motor Co Inc auto
 parts 2577
 Eastern Michigan Motor
 Buses
 410¼ Petoskey Beverage Co 3434

Mitchell Street

MITCHELL EAST — From Bear River near west end of the Bay east to city limits

103 Martz Wm © 2873
 Schmoyer Fredk C 3248
 Helrigel Helen E
 Wilson Ruth 2639
 106 Davis Florette M ©
 107 Ellis Wm E © real est 3461
 112 Miller Donald C © 2670
 113 Dean Alba H 3491
 116 Snyder Chas M ©
 Duncan Francis S 3393
 rear Duncan Francis S tire repr
 118 Carter J Gordon
 119 Dudek Emelia E Mrs ©
 123 Wheat Donald A filling sta
 3431-
 sw cor Kelley's Standard Service
 filling sta
 Emmet intersects

Mitchell Street

200 Roscoe's Service restr
 201-09 Northern Auto Co
 202-04 Roscoe's Service Sta 2991
 205 Universal Credit Co 2871
 207 Northern Auto Co 2541
 208 Brown Motors Inc autos 2568
 210 Peninsula Sign Co 2242
 212 Nelson Construction Co
 contrs
 212½ Brown Edna M ©
 215 Buddy Beauty Shop 2481
 Chew Myrton L barber
 Hudson Lawrence A
 Isaac Wm F pntr
 216 Anderson Wm O 3390
 220 Chapman Ervin L barber
 221 Crago's Economy Mkt 2565
 Crago Chester 2260
 221½ Crago Chester A
 Crago Arch J
 226 Pie Shop & Cafe The restr
 Magee Walter L
 Petoskey intersects
 301 Oriental Arts Co art gds 3423
 302 Post Office 2671
 303 Northern Studio photogs 3252
 Witte H R & Son photogs
 305 Lake's Wall Paper & Paint
 Store 2921
 307-09 Petoskey Housefurnishing
 Co furn 2652
 311½ Gray Chas J dentist 2271
 Hinkley Insurance Agcy 2841
 Washburne Albert T lawyer
 3232
 Born Grant E chiro 2621
 WPA (Recreation Office)
 Shoemaker Harry J lawyer
 312 Wheel The gift shop 2713
 312½ Ruth Louise Beauty Shop
 3651
 Kritcher Wm barber
 Baker C Oscar
 Baker Helen J Mrs drsmkr
 Baker P N 3446
 313 Garvin C E Co office supplies
 3222
 314 Hanna's Music 2442
 315 Reid Jas A Furn Co 2942
 316 Cook Electric Co 2191
 316½ Metropolitan Life Ins Co
 3312
 Kays Patrol & Detective
 Service 2561
 Petoskey Merchants Service
 Bureau collns 2561
 Emmet County Chapter Am
 Red Cross
 US Treasury Dept Bur of
 Internal Revenue 2001
 IOOF Temple 3543
 Petoskey Lodge No 282 IOOF
 Emmet Rebekah Lodge No
 104 IOOF
 Wegetonsing Encampment
 No 111 IOOF
 317 Welling's women's clo 3442
 318 Leismer's Ben Franklin
 Stores 5c to \$1.00 store 3322
 319 Lites Cafe restr 3322
 319½ Hankey Guy R ins
 320 Murray's Drug Store 2142
 320½ Henry Minnie M 3614
 321 Maus Wm H men's clo 3621
 322 Barber Drug Store 2221
 322½ Todd Raymond E dentist
 2232
 323-25 Arcadia The restr 2851
 323½ Batsakis Geo J
 324 Giles Restaurant
 326 Kelly John R optometrist
 2441
 Leach L Mearl confr 2465
 City News Stand
 328 Newton & Mundhenk jwlrs
 2132

Mitchell Street

328½ Howat John A 2960
 330-32 Kroger Gro & Bkg Co 3622
 330½ Engle Ralph D phys 2262
 Charm Beauty Salon 2151
 Edna's Beauty Shop 2452
 Chamber of Commerce
 (Information Booth) 2012
 Howard intersects
 Penna RR crosses
 404-08 Penney J C Co dept store
 3422
 408½ Magnus Block
 Rooms:
 1-2 Parks Wm H phys 2571
 Lashmet Floyd H phys
 7 Citizens Finance Co 2642
 Emmet County Graphic
 Graphic Publishing Co
 Public Letter Shop 2131
 8 Hollywood Permanent Wave
 Shop 3632
 Street continued
 412 Chattaway Co The gros 2551
 412½ Chattaway Violet Mrs 2248
 Lee Beryl
 414 Gidley & Brudy drugs 2912
 414½ McDonald Ellery A dentist
 2141 and 2648
 416 McCabe Hardware Co 2611
 418-20 McLellan Stores Co 5c to
 \$1.00 store 2731
 421 Meyer Herman C hdw 2932
 422 Woolworth F W Co 5c to
 \$1.00 store 2223
 422½ Smith Wayne A real est
 and ins 3662
 Northern Lime & Stone Co
 2818
 Gillett Clare L lawyer 3313
 Curtis Coal Co 2818
 423 Garber Donald L men's clo
 3606
 425 Case Shop The women's clo
 2431
 426 Karamol Restaurant
 426½ Karamol Jos 2174
 427 Petoskey Floral Co 3223
 Hunt Jennie Mrs
 428 Wawrzyniak Steven shoe repr
 429 Reusch J Fred jwir
 Henika J Gareld music
 430 Charlie's Market meats 2061
 432 Petoskey Gas Co 3661
 433 Chew Dale barber
 434 Leo's Tavern beer
 434½ Knights of Columbus Hall
 Petoskey Lodge No 923 KofC
 435-37 Petoskey Steam Lndry &
 Dry Clnrs 3443
 436 Henika Building
 Henika C B & Co chinaware
 436½ Henika C B & Co funeral
 directors 2424
 437½ Rolland Thos G
 Gimble Emery D
 438 Balch-Wells Co auto parts
 438½ Smith Frank J
 Johnson Herbert
 440 Morgan's Cigar Store
 Morgan Bert H barber
 440½ Jensen Alf
 Marklund Lawrence A
 Pregitzer Jacqueline 2719
 441 A & P Food Stores gros
 442 Scattergood Bros awnings
 2152
 444 Sunset Food Mkt gros 2514
 445-49 Montgomery Ward & Co
 dept store 2831
 446 Petoskey Oil Co 3221
 Waukzoo av begins
 451 Petoskey Public Library 2052
 nw cor First Methodist Ch 2733
 Division ends
 ne cor First Presbyterian Church
 506 Kneebone Earl T Rev 3560
 514 Michigan Bell Tel Co 3911

Downtown Petoskey Businesses -1946

POST OFFICE - East Mitchell, corner of Petoskey

SOME HOWARD STREET BUSINESSES

Howard McCune Block
311-13 McCarthy Block
314-16 Galster Block - Palace Theatre
318 - Fryman Bldg.
322-4 - First National Bank Building
415 - Foley's

LAKE STREET BUSINESSES

329 - Snyder Block
405-17 - Masonic Temple
453 - City Hall
NW Corner Lake and Division - Court House

MITCHELL STREET BUSINESSES

408-1/2 - Mangus Block
436 - Henika Building

HOTELS

Franklin Hotel - 318-1/2 E. Lake
Chippewa Hotel - Petoskey, SE corner Bay
Hotel Perry - Bay and Louis
Moyer Hotel - 424 Emmet
Petoskey Hotel - 210 Howard
The Slocum - 102 Louis

MAJOR BUSINESSES - 1958

Portland Cement (bought by Penn-Dixie)
Michigan Maple Block Company
Barnum Brothers Fibre Company
Petoskey Manufacturing Company
Harris Lumber Company
Petoskey Iron Works
Greenwell Machine Shop
Michigan Bakeries

Downtown Petoskey Businesses - 1962

Bay Street

E fr beg Petoskey to Ottawa, 1 s of Rose

- 319 Bay Lodge—△347-8626
Miller Henrietta Mrs @—△347-8626
- 320 City Municipal Parking Lot
- 321 Barnett Grace Mrs—△347-8596
Wheat Margt Mrs—△347-3717
- 322 Pope's Convalescent Home—
△347-4676
Pope C E @—△347-4676
- 327 Basket Shop—△347-4421
Northland Lodge—△347-4421
Vaughan P G @—△347-4421
- 329 Smith Mabel E Mrs @—△347-2654
- 331 Kearns Michl Artibee Sally—
△347-8453

Howard

- 401 Roger's Super Serv—△347-2276
- 404 Budek's John Serv—△347-4685
Sinclair Refg Co—△347-4685
- 414 IGA Foodliner—△347-3872
- 426 Smith Bus & Taxi Serv—△347-3262
Eastern Greyhound Lines—
△347-4400
North Star Lines—△347-4400
Smith Bus Line—△347-4400

Park
Lewis
RR track
Elk

- 455 State Emp Security Comn—
△347-2518
Carl O Weaver Post 194 Am Legion—
△347-8641
Petoskey Jaycees
- 459 Pratt Minnie M Mrs @—△347-2086

Division

Howard Street

Street continued

- 322-24 First Natl Bk—△347-2595
E Mitchell
- 405 Penney Bldg
3 Schweigert & Young—△347-2292
Northern Tree Co—△347-2292
- 5 Parks & Wolgast Loan Co—
△347-2642
Parks & Wolgast Ins Agcy—
△347-2642
- 7 Gibbons G C dentist—△347-8141
- 10 Penney J C Co ofc—△347-8197

Street continued

- 410 Homestead Furnishings—△347-4951
RR tracks
- 411 Vaughan Flr Coverings—△347-8184
- 411½ Vaughan P L @—△347-8184
- 415 Laughlin Photo Art Shop—
△347-2434
- 415½ Laughlin H E @—△347-4407
- 417-19 R & L Auto Elec Serv—△347-8118
- 420 Petoskey Cab Serv—△347-2265
Van Allen Art Serv Sta—△347-4381
- 421 Review Ptg Co—△347-3113

Michigan

- 500 Fettig's Friendly Serv—△347-3996
- 510 Petoskey Cigar Co—△347-2051
- 513 Franciscan Sisters of Christian
Charity—△347-2885
- 519 St Francis Xavier Ch

State

- 601 Petoskey HS—△347-2575
Public Schs of Petoskey—△347-2575
- 614 Hanna's Mus—△347-2826

East Lake Street

- 320½ Austin Anna M Mrs—△347-3579
Carrow Sarah Mrs—△347-3273
- 321 Maus & Hoffman—△347-3621
- 323 Rogers Alice John—△347-2665
- 324 Steffel Robt Interiors—△347-8115
- 325 Hollywood Theatre—△347-2636
- 326 Bremmeyr-Bain Co—△347-2511
- 329 Renick's Mrs Gift Shop—△347-3763
- 329½ Apts
A Vacant
B Stobart R A—△347-4942
C Perkins Metta L Mrs
1 Carpenter Hazel I Mrs—△347-8634
2 Harmon Anne—△347-4577
3 Bester Joan—△347-2807
4 Crow Louise G Mrs—△347-2872
5 Osborn Clara B Mrs

Street continued

- 331 Gattle's—△347-2623

Howard

- 401 Symons Genl Store—△347-2438
- 402 Sportsman The—△347-2612
- 403 Knecht R A phys—△347-3172
- 405 Sussman's Mns Apparel—
△347-2616
- 405½ Masonic Temple—△347-3481
Durand Lodge No 344 F & AM—
△347-3481
Emmet Chapter No 104 RAM—
△347-3481
Ivanhoe Commandery No 36 KT—
△347-3481
Beulah Chapter No 63 OES—
△347-3481
Queen Esther Shrine No 15 WSJ—
△347-3481

Street continued

- 406 Vacant
- 407 Born Chiropractic Clinic—
△347-2621
Petoskey Hearing Aid Cen—
△347-2621
Born F E chiro—△347-2621
- 409 Palace Cigar Store—△347-3401
- 410 Todd R E dentist—△347-2232
Todd W R dentist—△347-2232
- 411 Modern Beauty Shop—△347-2822
- 412 General Adjustment Bur—△347-2573

Park
R R track
Elk

- 432 Park Garden Cafe—△347-8251
- 434 Vacant
- 436 Smith Wayne A Agcy—△347-3662
Kegomic Development—△347-3662
- 438 State Liquor Store—△347-3882
- 438½ Penn-Dixie Cement Corp dist sls
ofc—△347-2527
- 453 City Hall
City Mgr—△347-3626
City Mayor—△347-3626
City Council
City Eng—△347-3626
City Assessor
City Justice of the Peace—△347-2161
City Dir of Recreation—△347-2779
City Clk—△347-2811
City Treas—△347-2965
City Police Dept—△347-2533
City Dir of Recreation Teen Town Hall
—△347-9125

Street continued

- 454 Montgomery Ward & Co auto serv cen
- 456 Emmet County Abstract & Title Co—
△347-2580
- 456½ Hinkley Ins Agcy—△347-2841
- 459 County Ct Hse

PETOSKEY - 1962
Mullin-Kille & News Review

Howard St.

Bay

- 200 Behan's Ed Tweed Shop—△347-8107
- 204 Horan J P mns clo—△347-2427
- 206 Games Imported—△347-2231
- 208 Baker Bob Shoes—△347-2669
- 209 Fox Hazel M Accessory Shop—
△347-8663
- 209½ Campbell R W—△347-8208
- 210 Grant's Harold—△347-2273
- 210½ Petoskey Hotel—△347-9129
Lutz Goldie Mrs—△347-9129
- 216 Ottimer Flora Inc—△347-4271
- 217 Mole Hole—△347-4512

E Lake

- 300 First State Bk of Petoskey—
△347-3945
- 303 Breighner M B atty—△347-3971
Hubbell F R atty—△347-3971
- 305½ Geiken Glattice Mrs—△347-3762
- 307 Kilborn's Hse of Books—△347-8148
- 307½ Gates Nettie C Mrs @—△347-3701
- 308 Reinhertz Shops—△347-2062
- 309 L&L Barber Shop—△347-3462
- 310 Scott Jwlry & Gift Shop—△347-2321
- 310½ McCune & Co—△347-2588
Halstead B V atty—△347-2598
- 311 Western Union Teleg Co—△347-2581
- 311½ DeFrancesco Jos
- 312 Jespersion's Restr—△347-3601
- 313 Van's News Stand—△347-4711

Park

- 314 Vacant
- 314½ Galster-Kingman Agcy—
△347-2525
Gillett C L atty—△347-3313
Smith W R atty—△347-3313
- 316 Brock-Eckel Pharm—△347-2505
- 318 Fryman's Shoe Store—△347-2081
- 318½ First Natl Bk Bldg
Pailthorp E G atty—△347-8222
Clark J S atty—△347-3907
Stroup N W atty—△347-3907
City Atty—△347-3907
Brown P W atty—△347-3907

East Lake Street

LAKE-E

E fr Bear River to Kalamazoo, 1 s of Bay

- 100 City Mineral Wells Pk
- 101 City Elec Dept diesel plnt—
△347-4531
- 106 Schapler Nellie C Mrs @—△347-4783
- N Petoskey
- 110 Gokee Arlo @—△347-4549
Borowski John
- 114 Homer Praxeda H Mrs @
- 120 Vacant

Sunset Blvd

- 214 City Municipal Parking Lot
- 215 Salvation Army—△347-3531
- 218 Weaver Marjorie Mrs @—△347-2974
- 219 Salvation Army Thrift Shop
- 221 stge

Petoskey

- 301 Shorter's Gifts—△347-2603
- 302 Berry Lucy Ann Gifts—△347-3991
- 305 Barney Wm J Linen Co—△347-3855
- 305½ Barney W J—△347-3855
- 306 Michigan Bell Tel Co coml ofc—
△347-9911
- 307 Cutting Pearle Mrs wms clo—
△347-2791
- 307½ Cutting Pearle Mrs @—△347-2791
- 309 Mack Jon Town & Country Casuals—
△347-3831
- 311 Montgomery Sisters
- 312 Bates L L chiro—△347-3241
- 312½ Bates L L @—△347-3241
- 313 Town & Country Casuals
- 314 Petoskey Whol Elec Sup—△347-2964
- 314½ Bare Carl—△347-4191
- 315 Inness's Gift Shop
- 316 Original Hat & Dress Shop
- 317 Naser Emily Gown Shop—△347-3413
- 317½ Brooks Alba Dunts Joe
- 318 Jack & Jill Shop—△347-2042
- 319 Craft Shop—△347-3343
- 320 Rouse Arth K Agcy—△347-2535

Downtown Petoskey

PETOSKEY BUSINESSES - 1962

HOWARD STREET - at Bay

200 - Behan's
204 - Horan
206 - Games Imported
208 - Bob Baker Shoes
209 - Hazel Fox
209-1/2 - R. W. Campbell
210 - Harold Grant's
210-1/2 - Petoskey Hotel
215 - Saks Fifth Avenue
216 - Octime Flora, Inc.
217 - Mole Hole

HOWARD - at East Lake

300 - First State Bank of Petoskey
303 - Attorneys Breighner and Hubbell
305-1/2 - Geiber, Glattice
307 - Kilborn's House of Books
307-1/2 - Nettie C. Gates
308 - Reinhertz Shoes
309 - L & L Barber Shop
310 - Scott Jewelry and Gift Shop
310-1/2 - McCune and Co.; Halstead, atty.
311 - Western Union
311-1/2 Joseph DeFrancesco
312 - Jesperson's
313 - Van's News Stand
314 - vacant
314-1/2 Galster-Kingman Agency; attorney
316 - Brock-Eckel Pharmacy
318-Fryman's Shoe Store
318-1/2 First National Bank Building, office
322-324 - First National Bank Building

HOWARD - at East Mitchell

405 - Penney Building
410 - Homestead Furnishings
415 - Laughlin Photo Art Shop
417-19 - A & L Auto Elec. Service
420 - Petoskey Can Service
421 - Review Printing Company

LAKE STREET

215 - Salvation Army
218 - Mrs. Marjorie Weaver
219 - Salvation Army Thrift Shop
221 - Storage
at Petoskey
301 - Shorter's Gifts
302 - Berry Lucy Ann Gifts
305 - Wm. Barney Linen Co.
306 - Michigan Bell Telephone Co.
307 - Mrs. Cutting Pearle
309 - Mack Jon , Town and Country Casuals
311 - Montgomery Sisters
313 - Town and Country Casuals
314 - Petoskey Wholesale Elec. Supplies
315 - Janet's Gift Shop
316 - Original Hat and Dress Shop
317 - Naser Emily Gown Shop
318 - Jack and Jill Shop
319 - Craft Shop
320 - Rouse, Arthur K. Agency
321 - Mous and Hoffman
323 - Rogers, Alice, John
324 - Steffel, Robert, Interiors
325 - Hollywood Theatre
 - Brenmeyer Bain Co.
329 - Renick's, Mrs., Gift Shop
331 - Gattle's

at Howard

401 - Symon's
403 - R. A. Knecht, physician
405 - Sussman's Men's Apparel
 Masonic Temple upstairs
407 - Born, Chiropractor
409 - Palace Cigar
410 - Todd, Dentists
411 - Modern Beauty Shop
412 - General Adjustment Bureau
432 - Park Garden Cafe
434 - Vacant
435 - Wayne A. Smith
438 - State Liquor

Downtown Petoskey

PETOSKEY BUSINESSES - 1962 - continued

LAKE STREET (Continued)

- 438-1/2 - Penn-Dixie Bldg.
- 453 - City Hall
- 454 - Montgomery Ward, automotive
- 456 - Emmet County Abstract & Title
- 459 - County Court House
- 460 - County Sheriff

DIVISION STREET

MITCHELL ST.

(at Howard)

- 401 - Petoskey Chamber of Commerce
- RAILROAD TRACKS**
- 408 - J. C. Penney
 - 412 - Sears, Roebuck
 - 414 - Gidley and Brundy Co.
 - 418 - McClellan's
 - 421 - Meyer
 - 422-424 - Woolworth's
 - 425 - Doll House
 - Karanal's Bar
 - 427 - Petoskey floral Company
 - 429 - Baby Grand Restaurant
 - 430 - Fashion City
 - 432 - Petgas Company
 - 433 - Dale's Barber Shop
 - 434 - Leo's Bar
 - 435 - Petoskey Steam Laundry
 - 436 - Bay Sports Shop
 - 438 - Sherwin Williams Paint
 - 440 - Gamble Store
 - 441 - Singer Sewing Machines
 - 442 - Scattergood
 - 443 - Sunset Food Market
 - 446-450 - Petoskey Oil Company
 - 447 - Montgomery Ward
 - 451 - City Public Library
 - 461 - First Methodist Church

MITCHELL STREET

(at Emmet)

- 202 - Sophie and John's Lunch
- 203 - A & P
- 204 - Fred's Cities Service
- 207 - Nothern Auto Company
- 212 - Brown Motors
- 220 - Petoskey Upholstery and Mattresses
- 221 - Crago's Super Market
- 222 - Shepherd Shop
- 224 - Dodgson Beauty Shop
- 226 - Reynold's F. Noland Studio

MITCHELL ST.

(at Petoskey)

- 301 - Kan's, Andrew
- 302 - Vacant
- 305 - Lake's Wallpaper and Paint
- 307-309 - James A. Reid Furniture Co.
- 311 - Petoskey News Review
- 312 - T. L. Turcott, Optometrist
- 313 - Colwell Agency
- 314 - McIntyre, Ostrander & Brown
- 315-317 - Welling's
- 316 - Cook's Electric Building
- 318 - Northern Office Suppliers
- 319 - Puff's Apple Center
- 320 - Kelly, J. R., Optometrist
- 321 - Russell's Shoe Store
- 322 - Spencer Drugs
- 324 - Arcadia Restaurant
- 325 - Giles Restaurant
- 326 - Vacant
- 328 - City News Stand
- 330 - Fay's Dress Shop

Bay Street -Downtown Petoskey - South Side

Between Petoskey and Howard

300 Bay Street - **Great Lakes Gas Transmission Company**

1885 - 1903 - Site of the **Banghart Hotel**

1903 - 1972 - Banghart became the **Northern, New Saville, Saville and Chippewa Hotels** -razed in 1972.

South Side - between Howard and Park

400 Bay Street - **Mettler's**

406 Bay Street - **Great Lakes Design**

412 Bay Street - approximate site of former Opera House - opened June 24, 1891 -

800 capacity - 48 box seats (6 per side), 400 chairs, 350 family circle seats.

426 Bay Street - **Bay Street Orthopaedics**

North Side - between Petoskey and Howard

319 Bay Street - **Kitchen & Co.**

321 Bay Street - **Andante** - restaurant

327 Bay Street - **The Basket Shop**

329 Bay Street - **The Cottage**

Intersection of Bay and Howard

331 Bay Street - **Farr's Antiques & Etc.**

nw corner of Bay and Lewis-

Stafford's Perry Hotel - built in 1899 by N. S. Perry -

first brick hotel north of Grand Rapids -

1919 - bought by Drs. John and George Reycraft for hospital but never done.

1961 - known as **Perry-Davis**

1989 - purchased by Stafford Smith.

Bay and Lewis - Penn Plaza

1874 - Rail service began in April.

1896 - Depot site for **Grand Rapids and Indiana RR.**

1899 - Building replaced in brick.

1920 - became the Pennsylvania Railroad. Summer traffic reached 13,000 trains with local trains handling 6,000 passengers daily.

1960's- **Penn Plaza** restored and remodeled.

South Side -Intersection of Division and Bay

200 Division Street - **Emmet County Building**

1885 - 1909 - site of **Imperial Hotel.**

Downtown Petoskey

HOWARD STREET - BAY TO MITCHELL - WEST SIDE

200 Howard Street - currently for lease

1920's - known as **The Garage**

1940's, 1950's - **Nash Packard** -

1950's - theatre for one summer - **Petoskey Playhouse**

1988 and before - **Ed Behan's Tweed Shop**

1992 - **Acorn Shop**

204 Howard - **John Horan, Inc.**

206 Howard - **Games Imported**

208 Howard - **Bob Baker Shoes**

*210 Howard Street - **Harold Grant**

1896 - **Braun's** (John George Braun) - restaurant, lunch counter, bakery, rooms.

1911-12 - **New Petoskey Hotel**

1919-1920 - eating place for Ernest Heminghaw

1928 - **The Hub** - roller skating rink on top floor

1941 - **Northern Mattress Co.**

1940's - 1970's - **Petoskey Hotel**

216 Howard Street - **Cutler's** - women's clothing

331 East Lake - **Gattle's** - linens - NW corner of Howard and Lake

INTERSECTION LAKE AND HOWARD

300 Howard Street - **Northwestern Bank** - formerly **State Bank Building**

306 Howard - currently vacant

1992 - **Ali's Jewelry**

308 Howard - **Nawrot Pendleton**

310 - 312 Howard Street - **McCune Building**

310 - **McCune-Smith Real Estate Inc.**

*312 - **Jespersion's** since 1903 - previously housed **Bowman's Jewelry**

ALLEY - **The Palace Theatre** (on the alley)

314 -316 Howard - **Galster Building**

314 - **Russell's Shoe Store**

316 - **Kilwin's Chocolates**

318 Howard - site now part of NBD

once **Eagle Shoe Store** - later **Fryman's Shoe Store**

304 Howard Street - **NBD** - corner of Howard and Mitchell -

formerly - **Fryman's Shoe Store** (318)

First National Bank (corner)

1915 - **Eckel Drug Company**

INTERSECTION OF MITCHELL AND HOWARD

Downtown Petoskey

HOWARD STREET - WEST SIDE - MITCHELL TO STATE

330 East Mitchell - **First Community Bank** - corner of Mitchell and Howard
1992 - **Sam's**
late 1800's - **W. McComber** - furniture and groceries

410 Howard - **Closet Shop**

412 Howard - **Plain Jane & Co.**

418 Howard - **Petoskey Cab**

Corner of Howard and Michigan - **Sky's the Limit** - florist -

INTERSECTION - HOWARD AND MICHIGAN STREETS

319 State Street - **Petoskey News Review** - side of building faces Howard

INTERSECTION - HOWARD AND STATE STREETS

318 State Street - **U.S. Post Office** - side of building faces Howard

Howard Street - East Side - Bay to State

Intersection of Bay and Howard

400 Bay - **Mettler's**

203 , 203A Howard - **Petoskey Stone Shop, Wind in the Willows**

205 Howard - **Chico's**

207 Howard - **Pettystuff**

215 Howard - **Toad Hall**

215-1/2 Howard Street - **The Bristly Thistle**

217 Howard - **Chandler's Wildlife Gallery and Gifts**

217 Howard - **Tin Soldier**

*401 East Lake - **Symon's General Store** - see Lake St.

Intersection of Lake and Howard

*402 East Lake - **Pappagallo's** - Connable Building - see Lake St.

303 Howard St. - **Plunkett & Conney, PC, Attorneys**

307 Howard - **Elsie's Hallmark**

1940's, 1950's - **Harriet Kilborn's Book Store**

309 Howard - **The Outfitter**

311 Howard - **Murdick's Fudge**

309-311 - formerly Western Union and barber shop

*313 Howard - **Flatiron Deli** - Flatiron Building - shaped to accommodate RR.

1895 - **Phoenix Barber Shop**

soda fountain - **Chuck Bailey**

401 East Mitchell - **Chamber of Commerce**

Intersection of Mitchell and Howard

408 Mitchell - **J. C. Penney Co., Inc.** - built in 1920's - formerly Fochtman Block

413 Howard - **The Look**

415 Howard - **Promises and Praises** - Pietrowicz Building

417 Howard - **Shadetree Studio** - Schilling Building

1893 - Schilling Building - once a feed store/market .

later housed **Parrish Grocery** and **Northern News**.

Victorian/Italianate style - bay windows.

421 Howard - **Grain Train** - Schilling Building

Intersection of Michigan and Howard

415 State - **St. Francis Xavier Church** complex

1903-cornerstone laid -ornate altar and decorative paintings by six artists

Intersection of State and Howard

Downtown Petoskey

LAKE STREET - PETOSKEY TO HOWARD - SOUTH SIDE

*SW corner of Petoskey and Lake - **Gaslight Theatre** - formerly **Temple Theatre**
name "Temple" was still discernible on building shaft (now removed)
Parking lot south of theatre was shooting gallery.

300 East Lake - **Kalchik Linens and Apparel**

302 East Lake - **Christmas in the Country**

306 East Lake - **Country Clutter**

312 East Lake - **Traverse Bay Woolen Company**
1992 - **Benneton of Petoskey**

*316-18- East Lake Street

1877 - **Lake Street House**

1878 - **Farmer's Home** -

1880 - burned

1881 - **National Hotel** - midway between the steamships and the rail depots -
George Marshall, owner. Open year round. Had electricity.

1915-1949 - **Franklin Hotel**

1949-1955 - **Bowl and Board**

1993- 316 East Lake is **Original Hat and Dress**

318 East Lake is **In the Woods**.

320 East Lake Street - **Golden Shoes**

322 East Lake - **Expressions**

324 East Lake - **Apron Strings**

326 East Lake- **Rocking Horse Toy Company**

332 East Lake - **Expressions**

334 East Lake- **Gaslight Gallery**

336 East Lake - **J. Phillips**

SW corner of Lake and Howard - **Northwestern Savings Bank and Trust**
300 Howard - formerly **State Bank of Petoskey**

*Historically significant.

Downtown Petoskey

LAKE STREET - SOUTH SIDE - BETWEEN HOWARD AND DIVISION

*402 East Lake - **Pappagallo's** - Connable Building

1877 - R. Connable came to Petoskey for relief from asthma.

1900 - He built late Victorian style building -- first book and stationery store in Petoskey.

*404-406 East Lake - **One-Hour Photo, Music Makers** - Rosenthal Building

Built in 1900, this building housed **Rosenthal's and Sons Drygoods and Clothing Store**. The first floor displayed clothing; the second floor featured trunks and valises; the third floor displayed carpet. Rosenthal's was the largest department store until Fochtman's rose to prominence. Building has window hoods and bracketed cornices.

OFFICE BUILDING - formerly **Postal Telegraph**

PARK AVENUE - Backs of buildings located on Howard St. between Lake & Mitchell.

PENNSYLVANIA (RAILROAD) PARK - Railroad tracks from GR&IRR - Pa.RR.

*432 East Lake - **Park Garden Restaurant/Cafe**

Originally the site of **McCarty's saloon and billiard hall**. During 1879, the present building was constructed by the Fochtmans. The second floor was used for dances, religious services, and town meetings, including the one that produced the village charter in 1879. The interior is well-preserved with a tin ceiling, wood trim and arches, and the 1894 Brunswick Bar made of black walnut, cherry and hickory.

434 East Lake Street - **Passageways Travel, Sight and Sound Concepts**

Penn Dixie Building

*438 East Lake Street - F. Fochtman Building

At the turn of the century the Fochtman-owned **Grill Cafe** was the finest in European-style cafes. The building is Richardsonian Romanesque, characterized by the rounded, arched window treatment and the rusticated sandstone surface. The unique recessed corner entrance required the use of the coner column on the stone pier.

PARKING LOT

456 East Lake - **Penny Saved Consignment Boutique A**

PARKING LOT

*Historically significant

Downtown Petoskey

LAKE STREET - NORTH SIDE - BETWEEN PETOSKEY AND HOWARD

The Midway - At the turn of the century, the "Midway" was the gift shopping center of Petoskey during the months of July and August. Souvenir shops and Oriental bazaars lined Petoskey Street up the hill from the boat dock and railroad station which brought thousands of tourists to the region for hay fever relief.

*NE Corner - Lake and Petoskey - **Grandpa Shorter's Gifts.** 301 East Lake.

Shorter's Gifts has been a location for gift shops for years, ever since the son of Chief Petoskey began operating a souvenir shop in 1880. At the turn of the century, Petoskey Street was lined with souvenir shops and Oriental bazaars.

Asadoorian and Simonian Bazaar.

305 East Lake - **Marti Walker** - Shapler Building.

*307-309 East Lake - **Book Store/Roast and Toast** - G & A Building.

1907 - G & A Building. Building was built and named for Guleserian and Altoonjian, who operated the bazaar located on the first floor. The second floor of the building was used for the Petoskey Normal Business College, founded in 1899. The so-called "Persian" bazaars in the community at that time were operated by Armenian families. The building style is Neo-Classic Revival with the familiar piers between the windows and the decorative capitals at the top of each pier.

309 E. Lake - until 1993 - **Port 'O Call**

311 East Lake - **Made in Michigan - North By Northwest**

313 East Lake - **Little Traverse Jewelers**

315 East Lake -

*317 East Lake - **Contents** - J. Shapler Building

This building served as the Shapler Saloon with H. Shapler residence on the second floor. The fluted column near the front door on this 1890 structure is made of cast iron. The Shapler name is identified on the facade with a cut-stone namestone.

*319 East Lake - **Harborwear** - G & O Building

Identified by the unique arched, palladian windows with leaded glass and flat stone lintels on the upper building facade. Occupants included the Petoskey **Jewelry and Optical Company** and John R. Foley, one of Petoskey's early photographers.

321-323 East Lake - **Nephew's/ Mole Hole**

*Historically significant.

LAKE STREET - Continued

Downtown Petoskey

- *325 East Lake - **Meg's Accessory Shop, Splash, Straw Hat Cafe, Leather Barn, Hollywood Arcade** - lower level
1900 - **Levinson Department Store** - dry goods. It went bankrupt in January and February of 1910 and reopened in March of 1910.
1928 - **Levinson's** became the **Hollywood Theatre**, owned by the Levinson family.
- *329-331 East Lake - **Cutler's/ Gattles** - Snyder block- Masonic Block
1899-? - Masonic Block
early 1900's - **Little Will's Jewelry, the People's Theatre, and C. G. Pailthorp's law office**
-

LAKE STREET - BETWEEN HOWARD AND DIVISION - NORTH SIDE

- *401 East Lake - **Symon's General Store** - Central Drug Store Building
- *403 East Lake - **Dave's Boot Shop and Shoe Repair**
Central Drug Store Building was Petoskey's first brick building and a local business landmark for many years. Built in 1879 By G. M. Harwood, Victorian Italianate with simple exterior decoration, the walls and ceiling are of molded tin.
- *405 East Lake - **Parkside North** - Masonic Temple Building
- *407 East Lake - **Northern Art**
The building was constructed in 1883 as a Masonic Temple. It also served as an office building with stores downstairs. Tenants in the early 1900's were the **Petoskey Cigar Company**, owned by Lou Thomas in 1903, and **Fred Walkenstein's Tailor Shop**. The upper floors of the building were used by the Masonic Lodge and other societies. The building facade is an example of Neo-Classic architecture. The pilasters alongside the windows are accented by decorative capitals at the top of each pilaster.
- 409 East Lake Street - **E. J. Schan, Jewelers**
- 411 East Lake - **American Spoon**
Justin Rashid produces gourmet food items.
Formerly served as **Atkins Brothers Restaurant**.
- 413 East Lake - Vacant
- PARK AVENUE
- *PENNSYLVANIA (RAILROAD) PARK
Former Site of **Rose/Occidental Hotel** and **Elk's Temple**
- MUNICIPAL PARKING LOT
- 453 East Lake - **Friendship Centers of Emmet County**
Building is former Petoskey Municipal Building
- NW CORNER LAKE AND DIVISION - 200 Division
Emmet County Building - District and Circuit Courts
Former site of **Imperial Hotel**.

*Historically Significant

Downtown Petoskey

Mitchell Street - Downtown Petoskey - South Side

226 East Mitchell - **Show of Hands** - sw corner of Petoskey and Mitchell
at Petoskey

*300 East Mitchell - **Old Kent Bank** - se corner of Petoskey and Mitchell
1849 - first printing business site
1909 - site of a two-story post office
1969 - new building - **State Bank & Trust**
1988 - remodeling of building by **Old Kent Bank**

*316-318 East Mitchell - **Showbiz Family Video Super Store, Vacation Properties Network**
1903 - hardware store owned by **Bump and Walgrond**
1912 - **Cook Electric Company** - sold to Clare Cook from Grand Rapids
and C. Z. Brockes of Petoskey
1922 - car dealership - owned by Homer Sly -
sold six-cylinder motor car and speed wagon for \$1595
1987 - **Northern Vacation Homes Real Estate and Showbiz Video**

320 East Mitchell - **The Total Woman**

322 East Mitchell - **Spencer Drugs**

324 East Mitchell - **Billy D's Pizza and Subs**

326 East Mitchell - **The Clothes Post**

330 East Mitchell - **First Community Bank** - sw corner of Howard and Mitchell
previously **Sam Brothers**

at HOWARD STREET

408 East Mitchell - **J. C. Penney's** - se corner of Howard and Mitchell
1880's - **Central House** (hotel) stood on this site.
1899 - Site referred to as the Fochtman Block. Saloon run by Frank Fochtman
stood on this corner.
1913 - Neighborhood destroyed by fire in 1913.
mid-1920's - **Penney's** here since then..

408 East Mitchell - 1915 - **Salisbury Shoes**

410 East Mitchell - 1915 - **Reinhertz Bargain Store**

*412 East Mitchell - **The Chemist Shop**
1895 - **James Lynn's Grocery** (also known as **Major's**)
Victorian Italianate style - window hoods, cornice and brackets
Once a bakery - now a drug store

416 East Mitchell - **Ben Franklin Store**

Downtown Petoskey

MITCHELL STREET - SOUTH SIDE - (Continued)

*418 East Mitchell - **Bentley Health and Fitness**

until 1992 - **McCrorry's**

1874 - **Clifton House** - built with 50 ft. frontage on Mitchell and its back to Michigan

*422 East Mitchell - **Woolworth's** - known as the Fochtman Building

1878 - Adolph Fochtman purchased a wood building on this site and moved it to front on Michigan.

1904 - He constructed the present three-story brick building.

1910 - Biggest department store in Norther Michigan, including first elevator.

1929 - Store prospered until the crash of 1929.

426 East Mitchell - **Mitchell Street Pub**

430 - **Record World**

432 East Mitchell - vacant

434 East Mitchell - **Leo's Lounge**

436 East Mitchell - The Henika Building - vacant

early 1900's - **Henika Furniture Dealer and Art Goods** - Neo-Classic revival - decorative brickwork of Neo-Classic Revival on upper building facade

1915 - **Grinnell's Music Store**

438 East Mitchell - **Sherwin-Williams**

440 East Mitchell - Vacant

formerly **Downtown Market**

442 East Mitchell - **Scattergood's Luggage**

446 East Mitchell - **The Ink Spot**

- **New Attitudes Hair Salon**

*Historically significant

Downtown Petoskey

MITCHELL STREET - Downtown Petoskey - NORTH SIDE

221 East Mitchell - **Northern Office Suppliers**
(at Petoskey)

303 East Mitchell - **Northern Michigan Hobbies**

*307-309 East Mitchell - **James A. Reid Furniture Co.**

date of construction unknown

1899 - 307 **Clark Brothers Shoes**; 309 - **Sevey and Martin**, grocers
upstairs - **Marie Pitchard**, dressmaker

1917 - **Petoskey Home Furnishings** - downstairs

Dr. Ramsdell upstairs - joined by **Dr. Sitter** in 1921

311 East Mitchell - **Country Casuals**

313 East Mitchell - **Colwell Property Management**

317 East Mitchell - **Maurice's**

319 East Mitchell - **Horizon Books**

1915 - 319-321 - **Beese and Porter** (corset shop, dry goods)

323 East Mitchell - **Circus Shop Children's Apparel Center**

Formerly **Liggis Candy Shop**, **Arcadia Restaurant** and **Miss E. McCarthy**, millinery

NW corner Mitchell and Howard - **National Bank of Detroit**
originally the site of **First National Bank of Petoskey**

at HOWARD STREET

401 East Mitchell - **Chamber of Commerce Building**

421 East Mitchell - **Meyer Hardware**

1874 - Site originally of **Cushman Annex** and **Post Office**. Meyer's parking lot was the site of the hotel, largest in the village, and built by D. J. Cushman. Hotel had magnificent Ionic pillars with a porch 254 ft. long. Hotel had a capacity of 250 in 1907 and was considered the finest hotel in Mithigan.

1928 - **Annex** burned.

1935 - **Meyer Hardware** replaced **Casa Louise** and **Garber's Men's Wear**.

427 East Mitchell - **Reusch Jewelers**

433 East Mitchell - **Shalimar Imports**

435 East Mitchell - **North Coast Screen Printing, The Game**

*Historically significant

Downtown Petoskey

MITCHELL STREET - NORTH SIDE (Continued)

441 East Mitchell - **Sports Peddler**

445 East Mitchell - **The Floor Store**

*451 East Mitchell - **Petoskey Public Library**

1909 - Built, in part, through a grant from the Carnegie Foundation, the cornerstone was laid Sept. 5, 1908, and the building officially opened Nov. 11, 1909. On the front lawn of the library stands a memorial to Civil War historian, Bruce Catton, who was born in Petoskey. The bronze plaque was executed by Stanley Kellogg and dedicated in 1968.

*461 East Mitchell - **Crooked Tree Arts Council (Virginia McCune Center)**

1890 - United Methodist Church replaced original structure built in 1877. The wood frame Victorian building was designed by M. Robinson of Grand Rapids.

1980 - present - Maintained by **Crooked Tree Arts Council**, preserving its Gothic Revival features such as the tower, the steep-pitched pyramidal roof, and the stained glass windows.

at DIVISION STREET

*NE corner of Division and Mitchell -

Downtown Petoskey

The Presbyterian Church

1888 - Church building erected.

1891 - Second wing added on.

The original architecture was Victorian, a wood building with a tall bell tower.

1952 - Exterior of the building remodeled for the Centennial celebration of the founding of a Presbyterian mission and school in 1852 by Andrew Porter. Building now features brick in American - Colonial style.

*Historically significant

Downtown Petoskey

PARK AVENUE

Bay to Howard

216 Park Avenue - **Payroll 1**

Park Avenue - **Wright Cycle Shop** - 1988 to present -
a private museum of antique bicycles - window display

222 Park Avenue - **Northern Possessions**

224 Park Avenue - **Jerry Adams Salon**

226 Park Avenue - **M. M. Brazones**, orthodontist

Intersection with Lake

300 Park Avenue - **Northern Michigan Title Co. of Emmet County** - other offices

PETOSKEY STREET

Bay to Mitchell - west side

Petoskey - **Morning Star** - jewelry

202 Petoskey - **Phoenix Antiques**

204 Petoskey - **Petoskey Sewing Center**

Petoskey - **Milky Way Coffee House**

Petoskey - **Hocus Pocus**

Lake & Petoskey - nw corner - **Luciano Studio** - 221 East Lake

sw corner - **Gaslight Petoskey** - 302 Petoskey

7-31-13 - **Temple Theatre opens**. 750 seats - Norman Feldman, manager.

312 Petoskey - **King Insurance**

314 Petoskey - **Green's Bakery**

316 Petoskey - **Stephen B. Graham, Jr.** - attorney

Bay to Mitchell - east side

207 Petoskey - **Kallio Interiors**

Alley

Petoskey - **Sly Fox** - furriers

Lake Intersection

313 Petoskey Street - **Chronotech**

Petoskey and the Railroad Tracks

622-24 Petoskey Street - **Zipp Building** - built in the late 1800's.

Served as a grocery warehouse . **Zipp Lumber Yard**. Currently office building.

HOWARD STREET - NOW - West Side -
between Bay & Mitchell



Lake Street

457 - 176 - 176



MITCHELL STREET - NOW - South Side

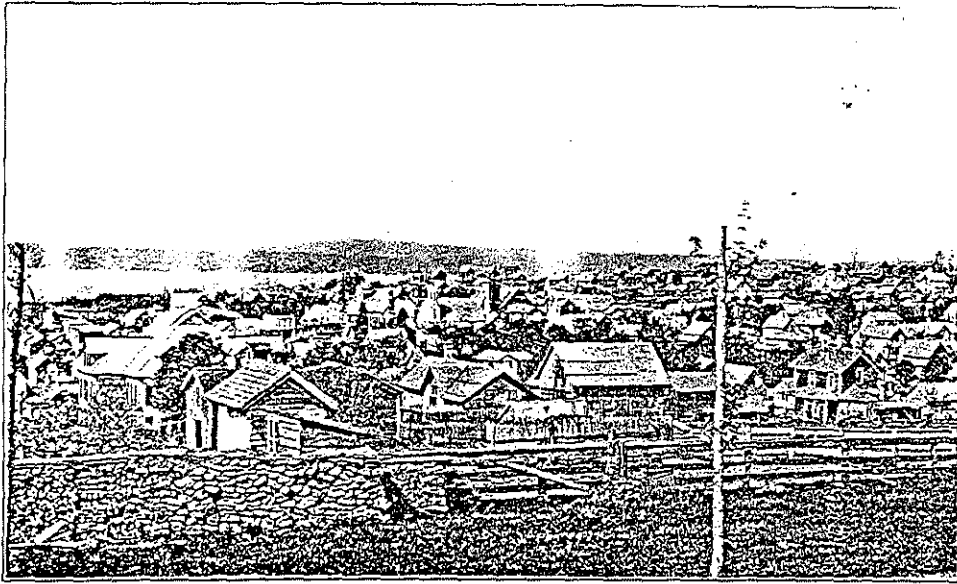


MITCHELL STREET - NOW - North Side -
between Petoskey & Division

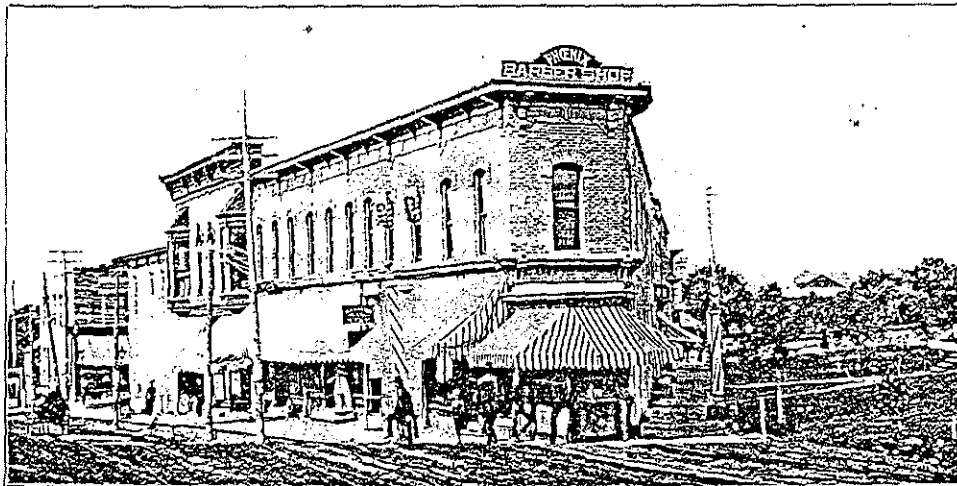
2004
SIDE



Howard Street - Then - 1895



Birds-Eye View of Petoskey from Howard Street Hill.

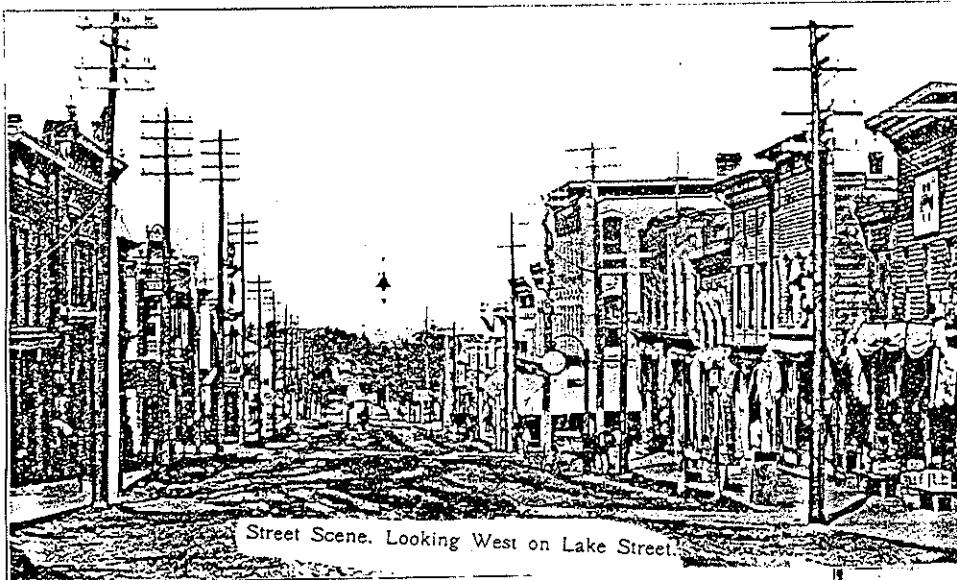


Street Scene. Looking North on Howard and Park Streets.



Street scene looking South on Howard Street.

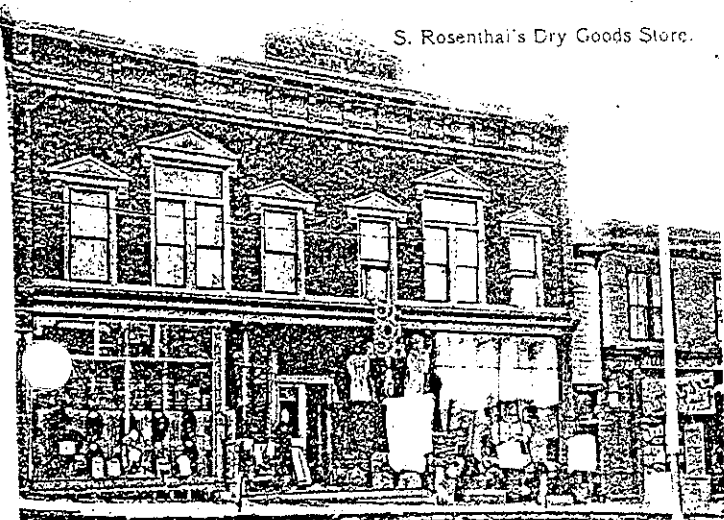
Lake Street - Then - 1895



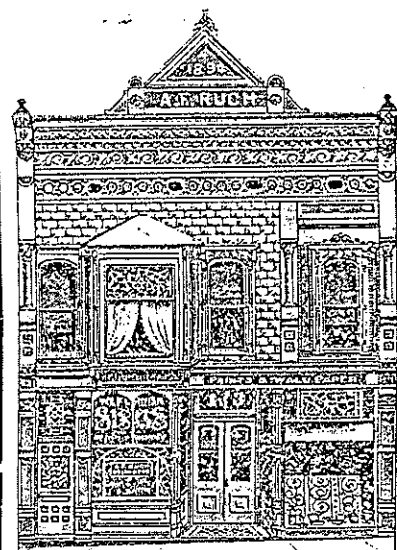
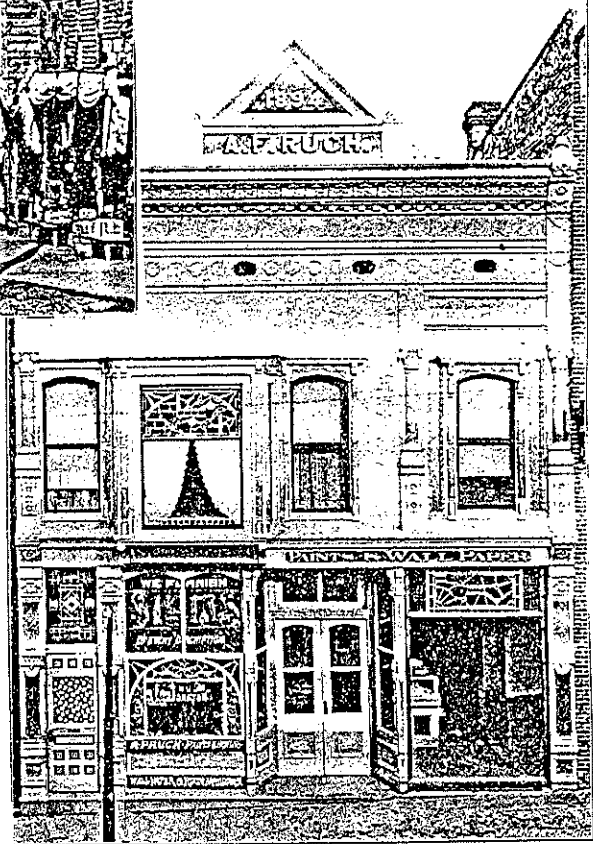
Street Scene. Looking West on Lake Street.



Levinson's Sheriff Sale Fair



S. Rosenthal's Dry Goods Store.



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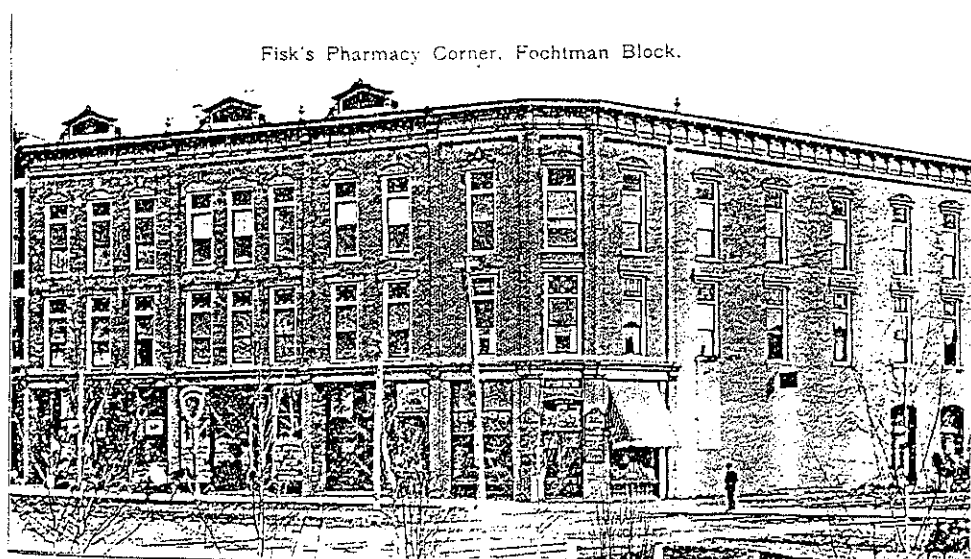
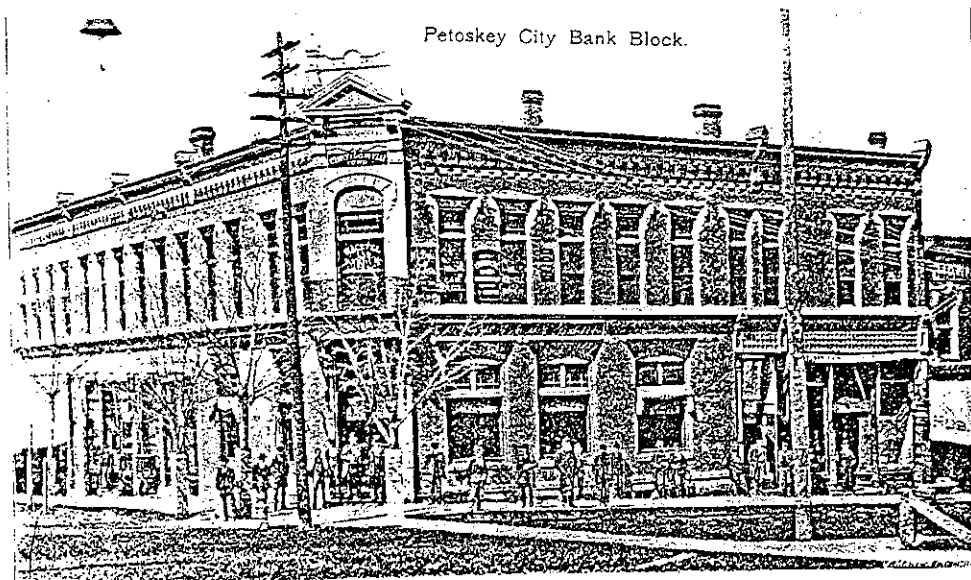
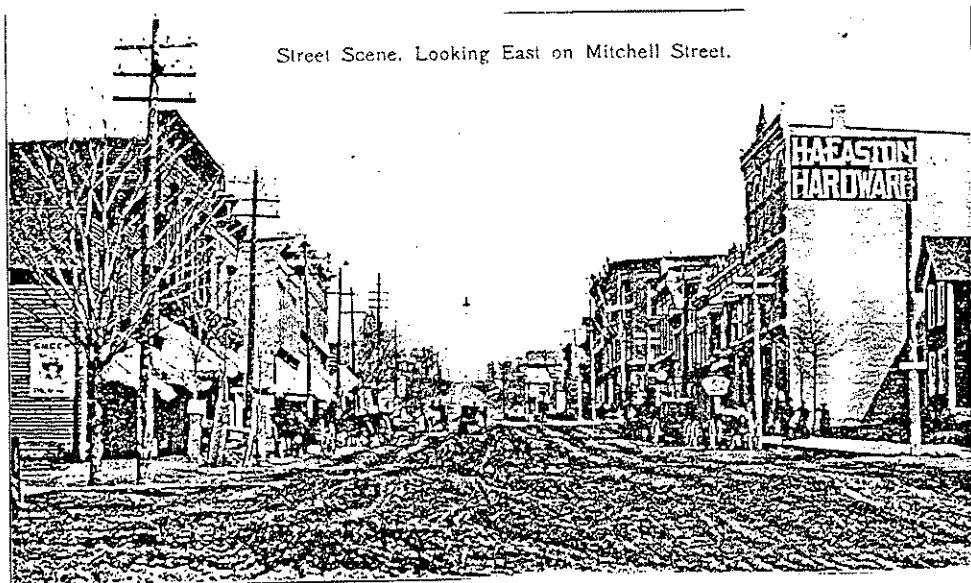
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A. F. RUCH.

Mitchell Street - Then - 1895



Downtown Petoskey Business Interiors - 1895

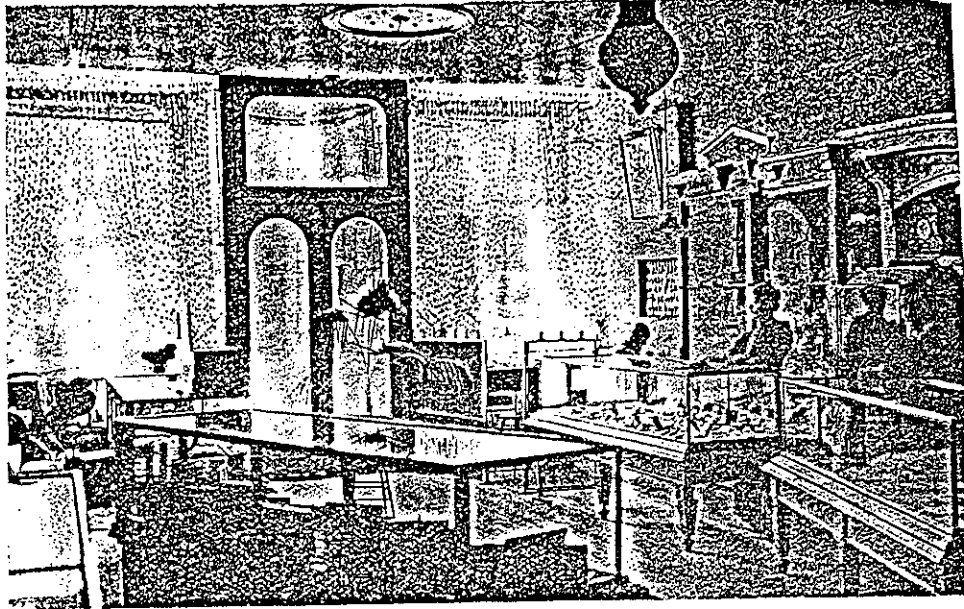
PARTIAL
INTERIOR
VIEW
OF

*“Little
Will’s”*

Jewelry
Store,

Petoskey, Mich.

403
EAST LAKE STREET.

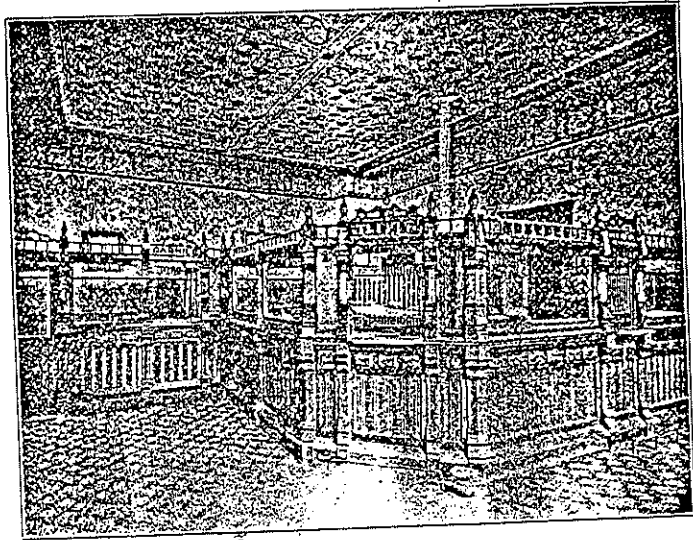


WM. L. CURTIS,
PRESIDENT.

CHALMERS CURTIS
CASHIER.

*Petoskey
City
Bank.*

ESTABLISHED 1878.
ORGANIZED 1882.

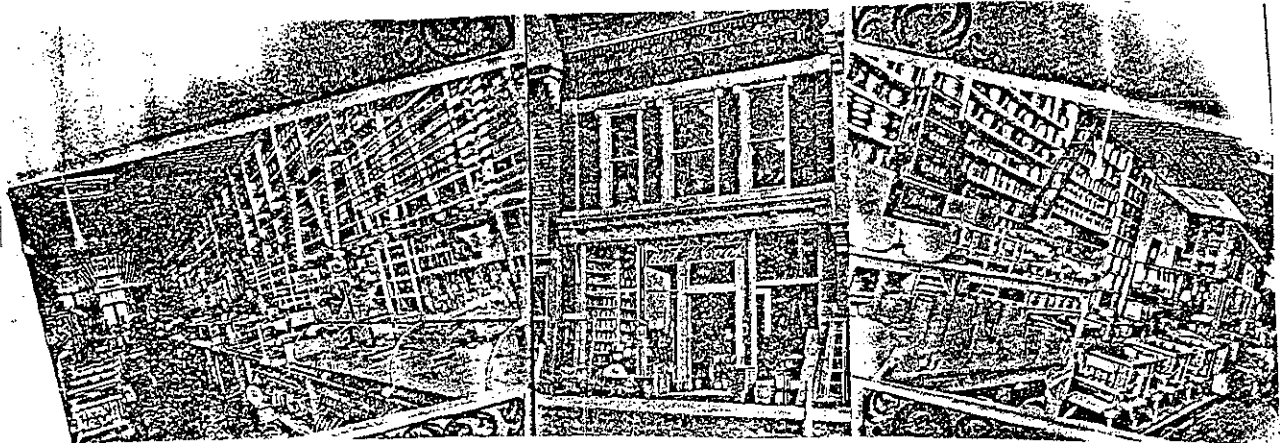


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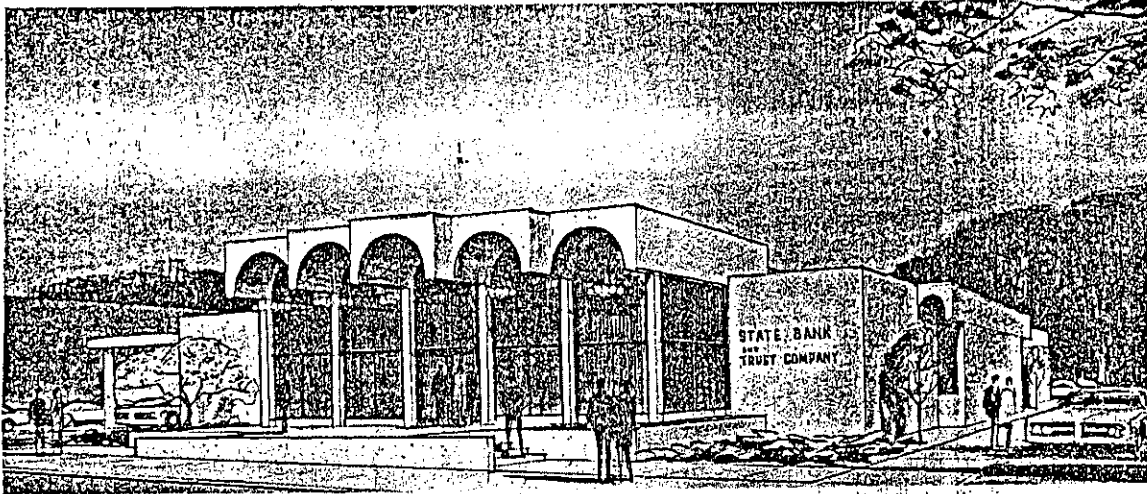
IRON

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Mitchell Street

Weather Freezing drizzle with light snow possible. Drive with care. High 32 Low 28 Noon 29	news	Inside Status of long-stalled Petoskey State Park and what's needed to get it going. Survey of audit costs at area schools. Basketball scores and action photos. Small boat buzz box warning plan vetoed.
DAILY PAID CIRCULATION 7550 PERIOD ENDING SEPT. 9, 1967	HOME OF NORTH CENTRAL MICHIGAN COLLEGE	Ten Cents Petoskey, Mich. 49770
VOL. 32 NO. 53	Saturday, December 2, 1967	



STATE BANK AND Trust Co. today announced work will begin in the spring on their new building on the former Petoskey Post Office site. The bank will face Mitchell-st. with Petoskey-st. on the right. A one-way entrance on Petoskey-st. will lead to a drive-in window (left) and will exit onto Mitchell-st.

State Bank & Trust Set to Go in Spring

One of Petoskey's most prominent sites is to be the location of the new building for the State Bank and Trust Company.

The site of the old post office, Petoskey and Mitchell-st. becoming the "new home" for the Bank which for 75 years has been located at Howard and Lake-sts. Construction will begin in the early spring and opening is planned by next Nov. 1.

The vaulted facade will continue through the main lobby to a rear entrance where there will be parking for 12 cars. The city parking lot adjoining the bank's property will provide additional parking for bank customers.

Two drive-up windows on the east side of the building will offer fast accurate service and will accommodate eight cars with no interference with the parking area.

"Every modern convenience and service will be offered our customers at the new site", commented Conrad Wallin, president. "We must continue our leadership with banking service in Petoskey. We feel that our two offices located within the city limits with full services offered at each will provide our customers with the type of modern banking that should be a part of our rapidly growing area."

Architects and engineers for the new building are Daniels and Zermack of Ann Arbor, who have had 20 years of experience in the designing of financial institutions, having completed 170 banks and office buildings in the tri-state area.

The interior of the bank will be furnished in the traditional style which will further reflect the growing Petoskey shop fame with tourists and will provide the local residence customers with "a completely homelike atmosphere." A fully carpeted lobby with six tellers on the east side of the lobby will face a beautifully appointed customer's lounge and private interview offices across the lobby. Sit down check stands with private compartments will be a feature of the lobby interior.

A large security vault for safe deposit boxes with two private booths will support an increasing demand for this service.

One can enter the basement area from both entrances where a 45 foot by 25 foot community room will be available to clubs, and groups for meetings, art shows and many other activities which are in demand in the area today. Rest rooms and a limited kitchen service will be available.

The heating plant planned for

the new bank plans for a warm air plant and central air conditioning system which will incorporate an electronic filter system operating year around providing a constant exchange of clean air. In every season there will be an intake of outside fresh air which will be heated or cooled as the demand calls for through a multi-zoned distribution.

John Perry, chairman of the building committee, comments that: "We favor this forward step as the type of banking progress our community deserves and are making certain that every modern service will be offered our customers and our working staff."

In keeping with today's emphasis on landscaping an attractive setting will be provided for the building with an abundance of specimen trees and shrubbery lending year around color and character.

Mitchell Street

Old Kent plans \$1.5 million Petoskey expansion

By SHELLEY DENEAU
News-Review staff writer

A new look at Old Kent Bank of Petoskey's main branch will remind visitors of the financial institution's early days.

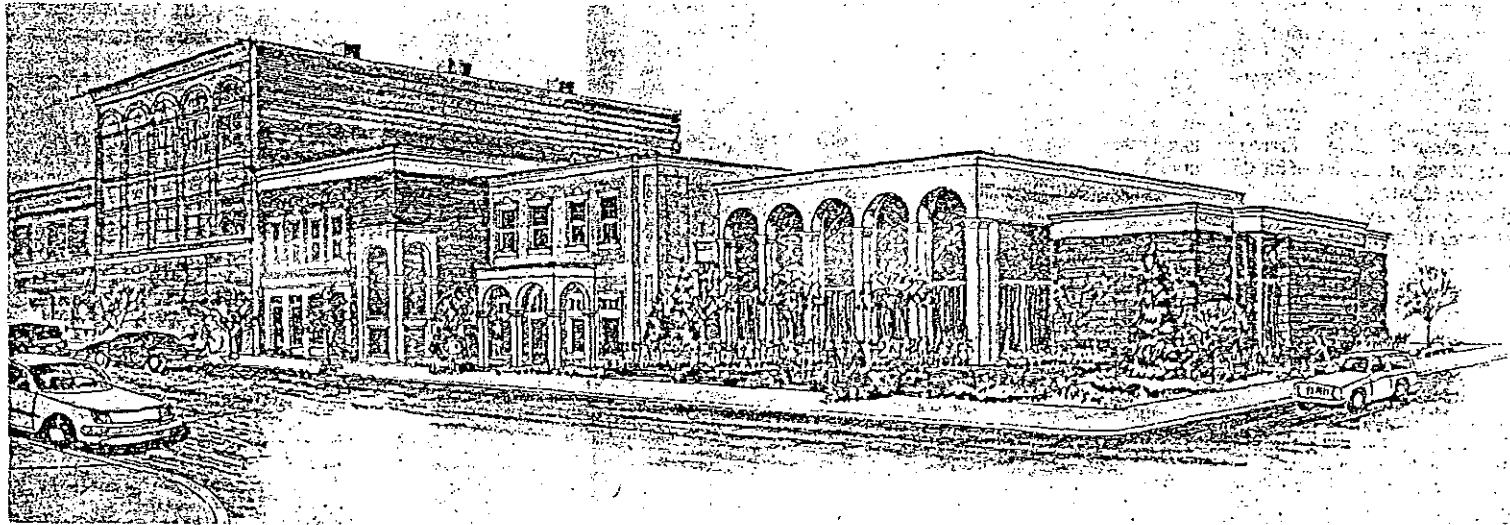
When the \$1.5 million expansion project at the corner of Petoskey and Mitchell streets is completed next spring, the bank actually will look like three Victorian-style buildings.

In fact, the expansion will involve one structure extending from the existing bank building to the former Cook Electric Building. To achieve the multi-building effect, project architect David Trautman designed the addition in a stepped fashion.

William L. McKillip, chairman of the board, said the project's historical theme was planned to conform more with the other buildings in Petoskey and the atmosphere of the Gaslight District.

"The purpose of the expansion is to allow us to get most of our major departments under one roof which would allow us to better serve our customers and the community," McKillip said.

Cornices and other details will give the existing bank building, which was constructed in 1969, Victorian accents. The bank, formerly called State Bank and Trust Company and First State Bank, origi-



An artist's rendering of the expansion of Old Kent Bank of Petoskey.

nally was located at the corner of Howard and Lake streets.

Drive-through service will be eliminated at the site to accommodate the 18,000 square feet of new space, but an automated teller will be installed in the new front vestibule. An additional drive-through lane will be added at the west side branch across from Northern Michigan Hospitals.

Construction on the project will start in August with completion set for May 1, 1988. The bank limited the construction work to local contractors, and officials said they were pleased with the bids.

Customers do not have to worry about any inconvenience. The tellers will work out of the same location until the middle "building" is finished. Once the expansion is

done, customers will enter and exit through doors in the middle portion of the structure.

The front of the existing Old Kent headquarters will be landscaped. The parking lot will remain in the rear of the building.

Besides beautifying the city, the expanded facility also will mean the bank can consolidate its operations at the main headquarters. Cur-

rently, the bank leases extra space at Northern Mall.

The bank had only \$50,000 in paid capital when it was founded by Leon Chichester and George Robinson in 1891. Today Old Kent Bank, which operates under the original charter, has \$110 million in total assets.

Besides the main office, the bank has four branches including west

side Petoskey, Walloon Lake, Harbor-Petoskey Road and Alanson. The payroll includes the equivalent of 74 full-time employees.

Old Kent Bank of Petoskey is an affiliate of Old Kent Financial Corp., a \$6 billion holding company headquartered in Grand Rapids and located primarily in western Michigan.

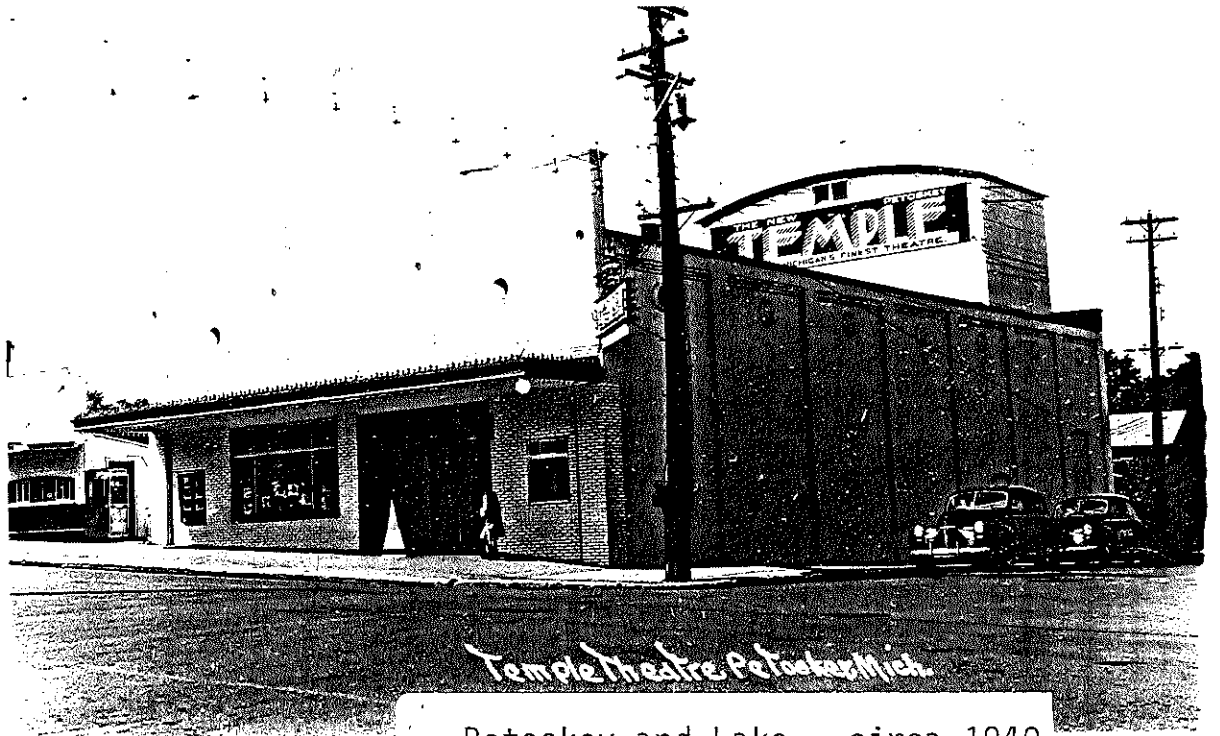
Petoskey News Review
7-21-87

Mitchell Street — circa - 1940



Howard Street - circa 1940





Temple Theatre Petoskey Mich.
Petoskey and Lake - circa 1940

MICHIGAN DEPARTMENT OF STATE

RICHARD H. AUSTIN

SECRETARY OF STATE



LANSING

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MICHIGAN HISTORICAL MUSEUM
208 N. Capitol Avenue
517-373-3559

October 6, 1986

Mr. Brad Leech, City Planner
City of Petoskey
200 Division
Petoskey, MI 49770

Dear Mr. Leech:

The National Register of Historic Places Branch of the National Park Service, U.S. Department of the Interior, has listed the properties on the attached list in the National Register of Historic Places. The Register listed the properties on September 10, 1986. Nominations of Michigan properties to the National Register are made by the Bureau of History of the Michigan Department of State, the State Historic Preservation Office, in accordance with the National Historic Preservation Act of 1966, as amended.

Additional information concerning this nomination and the National Register program can be obtained from the Bureau of History, 208 N. Capitol, Lansing, Michigan, 48918.

Sincerely,

Martha M. Bigelow
Director, Bureau of History
and
State Historic Preservation Officer

MMB/sjl

NRNOTIPOL

Petoskey Downtown Historic District

1. **Petoskey Downtown Historic District** 2. **Petoskey, Michigan**

3. **Classification -**

Category - district Ownership - private Status - occupied
Accessible - unrestricted Present state - commercial

4. **Owner of property - multiple owners** 7. **Description - altered**

The Petoskey Downtown Historic District consists of 102 commercial properties and two institutional structures which occupy portions of ten irregularly-shaped blocks in Petoskey's central business district. Sixteen properties within the district do not contribute to its historic character. The area is contained by US Highway 131 (and Little Traverse Bay beyond) on the north, Petoskey Street on the west, East Mitchell Street on the south, and Division Street on the east. The old Grand Rapids and Indiana Railroad tracks bisect the area on a diagonal path, running from the northeast to the southwest. In the block lying between East Lake Street and East Mitchell Street, the open land to either side of the tracks is landscaped as a park, with lawns, shade trees, flower beds, and a recently-erected bandstand (see photograph #1). The major axes of the downtown are East Mitchell Street and East Lake Street, which run parallel to each other on an east-west axis, and Howard Street, which runs north-south. The intersections of Howard Street with East Lake Street and East Mitchell Street form the major focal points of the downtown. The majority of the commercial structures which contribute to the historic character of the district range in date from 1879 to the 1920's, with later nineteenth-century "Commercial Palaces" and turn-of-the-century Classical Revival designs predominating. The Perry-Davis Hotel (see photograph #12) and the old Grand Rapids and Indiana Railroad depot (see photograph #11), prominent landmarks in the area, provide strong reminders of Petoskey's earlier history as a city, when hotel accommodations and rail service were major elements of the local economy.

8. **Significance (1800-1899, 1900-1911 architecture, commerce, government)**

Architecture

The Petoskey Downtown Historic District is significant for its association with Petoskey's history from the years of village life (1879-1895) through the community's development as a city (1895-WWII). As the center of Petoskey's commercial life, the district was occupied not only by retail and office structures whose upper stories served as residential space for many local residents, but also by hotel operations which serviced the "tourist" trade of the later nineteenth and early twentieth century. While most of the old large hotels are gone, primarily through fires, the Perry-Davis Hotel remains a prominent remnant of the old hotel era. The old Grand Rapids and Indiana Railroad depot across Lewis Street from the Perry-Davis is also an important reminder of the crucial role rail service played in Petoskey's commercial life from the early years of white settlement through the World War I years. Architecturally, the downtown district is a significant collection of commercial buildings representing characteristic designs dating from the later nineteenth century through the 1920's.

Downtown Petoskey

The first store in Petoskey was erected in the 1860's by Hazen Ingalls, and the retail establishments which followed were initially of wood-frame construction. These early buildings and the first brick buildings which followed them after 1879 were "Commercial Palaces," a mode of commercial design which called into play rich ornamental treatments for regular, multi-story structures. The most popular type of detailing used Italian Renaissance-inspired elements, either Tuscan (wall and decorated windows) or North Italian (multi-story arches) modes. While most of Petoskey's Commercial Palaces are brick-faced, some also utilize iron-fronts or other sorts of ready-made metal detailing. Iron fronts and details enjoyed a widespread American market during the later years of the nineteenth century because they afforded customers the latest fashions in commercial design in ready-to-assemble form.

Characteristics of the Romanesque Revival style and of the Queen Anne style became the basis for a new nineteenth century /early twentieth century commercial style. Romanesque arches (or straight-beaded glass windows with wide lintels) began to be used to organize commercial facades into a series of broad window bays using a minimum of extraneous ornaments. Queen Anne patterned and panelled brickwork, segmental arches and classicizing features were used to create commercial facades with crisp but simple detailing. Combined with ribbon windows or broad rectangular window units, these designs were distinctively characteristic of the 1940's. While characteristically applied to civic structures such as the Public Library (erected in 1908), the Classical Revival mode associated with the Chicago World's Fair (1893) and the historicism of the 1920's and 1930's, was also applied to commercial architecture in Petoskey's downtown, sometimes with a Spanish Colonial flavor.

The following properties are selected for brief discussion to more specifically illustrate the character of the district.

1. **319-331 Bay Street** and **110-121 Howard Street** (photographs #2 and 4). The properties lining these two blocks at the northwestern edge of the downtown district form a distinctive pocket of small-scale, mostly residential-type commercial properties. Some, like **331 Bay Street** and **110** (1903) and **112 Howard Street**, serve as rooming/boarding facilities. The others, such as the Italianate residence at **113 Howard Street** (1895) and the Spanish Mission style residence at **319 Bay Street**, have been converted from residential to retail usage.

Downtown Petoskey

2. **300 and 415 Howard Street** (photographs #6, #7), **307-09 and 407 East Lake Street** (photograph #20), **100 Lewis Street** (photograph #12), **307, 406, and 447 East Mitchell Street** (photographs #14, #17, #19) -- these nine properties are all Classical Revival designs. The old **First State Bank Building** (erected in the 1890's), at **300 Howard Street**, is the most imposing, partly because it occupies a prominent corner location at the intersection of East Lake and Howard Streets, but also because it is a cohesive one-story elevation boasting a prominent dome portico, a treatment which also gives an imposing and dignified character to the **Carnegie-endowed Public Library**, erected in 1908, and the old **Petoskey Municipal Building** on East Lake Street. The **Matthew Pietrowitz Building** at **415 Howard Street**, was erected in about 1901. This building is a more characteristic Classical Revival commercial design with a second story oriel window. Arches are the distinctive design element employed at the **G & A Building** (**307-309 East Lake Street**), erected in 1907, and at the old **Petoskey Cigar Company Building** (**407 East Lake Street**), erected by 1917. In each case the arches link the upper stories to unify the design. The **Perry-Davis Hotel** (**100 Lewis Street**), was first erected in 1899 and then was subsequently expanded in 1926 and remodeled in 1961. Like the old **First State Bank Building**, the prominent dorice entrance gives an impressive sense of monumentality to the building. The first brick hotel building in Petoskey, its masonry construction was also a "monumentalizing" factor. The 1926 store erected by the **J. C. Penney Company** at **408 East Mitchell Street** is more simply detailed than many Classical Revival designs, and, as a result, more "modern" feeling. This is also the case with the **Reid's Furniture Store Building** at **307 East Mitchell Street**, and with the **Fochtman Building** (erected about 1904) at **418-20 East Mitchell Street**.

4. **329-31 and 401-03 East Lake Street** (photographs #8, #10), **320 and 412 East Mitchell Street** (photographs #13, #17)--These four buildings are all examples of "Commercial Palaces" of the later nineteenth century. All are of Italianate design with the old **Central Drug Store Building** erected in 1879 and the old **Masonic Hall** erected in 1883 at **401-03 and 329-31 East Lake Street** and **412 East Mitchell Street**, erected about 1895, representing the Tuscan mode and **320 East Mitchell Street** representing the north Italian, arcuated, variant. Iron fronts, such as that at 320 East Mitchell Street, and other iron elements, such as window hoods and cornices were widely marketed throughout the country during the post-Civil War years, and played an important role in homogenizing American commercial design. The old **Central Drug Store Building** was the first brick building to be erected in Petoskey's downtown.

5. **307, 310-12 and 419 Howard Street** (photographs #5, #6, #7) -- These three buildings represent the Queen Anne style as it appears in Petoskey's commercial district. **307 Howard Street**, with its second story oriel windows and brickwork, is detailed in a manner that is characteristically Queen Anne. **310-12 Howard Street**, which was occupied in 1899 by Fred Davis, architect, and **Rose's Grocery Store**, is a Queen Anne design treated in a manner that suggests a strong Classical Revival influence. The **Schilling Building** (erected in 1893), at **419 Howard Street**, is a notable three-story Queen Anne design, but, like the two-story building to the north, **417 Howard Street**, it is also detailed with Romanesque Revival-inspired elements.

Downtown Petoskey

6. **105 Lewis Street** (photograph #11) and **210 Howard Street** (photograph #4) -- These two buildings represent examples of Spanish Mission- style design. Both the depot (erected 1899) and the store display characteristic stepped gables/parapets. As in Colonial Revival and Prairie designs, in Spanish Mission-style designs the basic orientation to the building comes out of the Classical Revival idiom, but important distinguishing elements also evoke regional associations.

9. **Major Bibliographical References.** See Major Bibliographical Sources

10. **Geographical Data: Petoskey and Harbor Springs Quadrangle**

Only properties in commercial usage and institutional structures were included within the boundaries of the Petoskey Downtown Historic District. The edges of the district were defined by the points at which residential neighborhoods border the district on the east and south and at which vehicular arteries isolate the district from other areas of the city on the west and north. Refinements of these general boundaries were made according to the age and quality of integrity of the properties at the edges of the district. Only properties of the appropriate age and with good integrity could serve as "boundary" properties. The boundaries of the district are described as follows:

"beginning at the northeast corner of the rear property line of 453 East Lake and running north along this line and along the property lines of the city/county property to Bay Street and thence running northeast along the railroad right-of-way to Rose Street and then west along Rose Street to the west property line of the Perry-Davis Hotel and then running south to the alley and then west along the alley to the north property line of 110 Howard Street and then along this line west and then south along the rear property lines of the properties facing on Howard Street to the rear property lines of the properties facing south on Bay Street and west along these lines to the west property line of 319 Bay Street and then running south to Bay Street and then east along Bay Street to the rear property lines of the properties facing west on Howard Street and then running south along these property lines to the alley, and then west along the alley to Petoskey Street and then north along Petoskey to East Lake Street and then west along East Lake Street to the rear property line of 404 Petoskey and then east along this line and to the alley behind the properties facing north on East Mitchell and then east along the alley to Howard Street and then south along Howard Street to the south property line of 419 Howard Street and then east along this line to the rear property line of this and the other properties facing west on Howard to the alley and then east along the alley to Waukazoo and then north along Division to the alley and then west along the alley to the east property line of 438 East Lake Street and then running north along this line to East Lake Street and across the street to the east property line of 453 East Lake and north along this property line to the point of beginning."

The Petoskey Downtown Historic District covers approximately 27-1/4 acres.

Downtown Petoskey

PETOSKEY DOWNTOWN HISTORIC DISTRICT
BUILDINGS PLACED ON THE NATIONAL REGISTER OF HISTORIC PLACES
ON SEPTEMBER 10, 1986

BAY STREET

401 - one-story masonry commercial structure

HOWARD STREET

- 110 - two-story masonry commercial structure with arched entrance
- 200 - One-story masonry commercial structure with modern storefront
- 203 - One-story masonry commercial structure
- 206 - One-story masonry commercial structure
- 209 - Two-story masonry commercial structure with wood cornice
- 210 - Two-story masonry commercial structure with Spanish Mission style detailing including stepped parapet
- 215 - Two-story masonry commercial structure
- 216 - One-story masonry commercial structure
- 300 - Two-story masonry Classical Revival bank building with prominent doric portico
- 306 - Two-story masonry commercial structure
- 307 - Two-story Queen Anne commercial structure with bracketed cornice and second-story oriel windows
- 308 - Two-story masonry commercial structure with modern storefront
- 310-312 - Two-story masonry commercial structure with cornice and two storefronts, that of 312 being modern
- 311-313 - Two-story masonry commercial structure with bracketed cornice and modern storefronts occupying a triangular site
- 314-316 - Two-story masonry Classical Revival commercial structure with modern storefronts.
- 410 - Two-story masonry Classical Revival commercial structure -The Closet Shop
- 413 - Two-story masonry Classical Revival commercial structure
- 415 - Two-story masonry commercial structure with bracketed cornice , four second-story oriel windows and modern storefront
- 417 - Two-story masonry commercial structure with bracketed cornice, second story oriel window and modern storefronts
- 419 - Three-story masonry commercial structure with bracketed cornice and oriel windows in the second and third stories
- 440 - One-story masonry commercial structure

EAST LAKE STREET

- 222 - One-story masonry theatre structure
- 300-306 - Two-story masonry commercial structure
- 301 - One-story masonry commercial structure
- 305 - Two-story masonry Classical Revival commercial structure

Downtown Petoskey

DOWNTOWN HISTORIC DISTRICT
EAST LAKE STREET (CONTINUED)

- 307-309 - Three-story Classical Revival commercial structure with arcuated bays linking second and third stories
- 311 - Two-story masonry commercial structure with decorative metal front
- 312 - Two-story masonry commercial structure
- 313 - One-story masonry commercial structure with metal cornice
- 315 - One-story commercial structure
- 316-318 - Two-story commercial structure with wood shingle facing
- 319 - Two-story masonry commercial structure with stone trim
- 320 - Two-story masonry commercial structure with bracketed cornice and two oriel windows in the second story
- 321-323 - Two-story masonry Italianate commercial structure with modern storefronts
- 324 - Two-story masonry Classical Revival commercial structure with modern storefront
- 325-327 - Two-story masonry Classical Revival commercial structure with modern storefronts
- 326 - Two-story Masonry Queen Anne commercial structure
- 329-331 - Three-story Italianate commercial structure with bracketed cornices and modern storefront
- 400 - Two-story masonry commercial structure
- 401-403 - Two-story masonry commercial structure with hooded window heads and stepped parapets
- 404-406 - Two-story masonry commercial structure with cornice and pedimented window heads
- 407 - Three-story masonry Classical Revival commercial structure with arched bays linking the second and third stories
- 409 - Two-story masonry Queen Anne commercial structure with modern storefront
- 410 - Two-story masonry Italianate commercial structure with hooded window heads and cornice
- 411 One-story masonry commercial structure
- 431 - Three-story masonry Romanesque Revival commercial structure
- 432 - Two-story masonry commercial structure with modern facades and historic interior
- 438 - Two-story masonry Romanesque Revival commercial structure

LEWIS STREET

- 100 - Three-story masonry hotel structure with one-story porch, two-story doric entrance portico and angled facade
- 105 - One-and-one-half-story masonry Spanish Mission style railroad depot with adjacent masonry freight and baggage structures, now converted into offices

Downtown Petoskey

DOWNTOWN HISTORIC DISTRICT

EAST MITCHELL STREET

- 221 - Two-story masonry commercial building with double storefront
- 307 - Two-story masonry Classical Revival commercial structure
- 311 - Two-story masonry commercial structure with modern storefronts
- 317 - Two-story masonry commercial structure
- 316 - Three-story Italianate commercial structure with decorative modern metal storefront
- 320 - Two-story Italianate commercial structure with decorative metal storefront and two oriel windows in the second story
- 323 - Two-story masonry commercial structure with modern storefront
- 326 - Two-story masonry commercial structure with stuccoed walls and modern storefronts
- 330 - Two-story masonry commercial structure with bracketed cornice and modern storefront
- 406 - Two-story masonry Classical Revival commercial structure with angled corner facade
- 412 - Three-story masonry Italianate commercial structure with bracketed cornice
- 414-416 - One-story masonry commercial structure with modern storefront and three-story masonry commercial structure with modern storefront
- 418-420 - Three-story masonry commercial structure with modern storefront and commercial-style windows in the upper stories
- 421 - One-story masonry commercial structure occupying a triangular site.
- 430-432 - Two-story masonry commercial structure with modern facade treatments
- 435 - One-story masonry commercial structure with modern storefront treatments.
- 436 - Two-story masonry Classical Revival commercial structure
- 437 - Two-story masonry Queen Anne commercial structure with modern storefront
- 440 - Two-story masonry Queen Anne commercial structure with modern storefront
- 441-443 - One-story masonry commercial structures with modern storefront treatments
- 442 - Two-story masonry Queen Anne commercial structure with bracketed cornice and modern storefront
- 445 - Two-story masonry commercial structure with modern facade treatments.
- 446 - One-story commercial structure with curved facade (former automobile service station) and modern facade treatments
- 451 - One-and-one-half story -Classical Revival - center entrance - Petoskey Public Library
- 461 - Large frame Gothic Revival church structure with aluminum siding and corner tower

LIST OF PROPERTIES WHICH DO NOT CONTRIBUTE TO THE PETOSKEY DOWNTOWN HISTORIC DISTRICT

- 400 Bay - one-story modern masonry commercial structure
- 406 Bay - one-story modern masonry commercial structure
- 426 Bay - one-story modern masonry commercial structure
- 208 Howard - one-story modern masonry commercial structure
- 324 Howard - two-story modern bank building
- 413 East Lake - one-story modern masonry commercial structure
- 434 East Lake - one-story modern masonry commercial structure

Downtown Petoskey

ADDITIONAL PROPERTIES DELETED FROM DOWNTOWN HISTORIC DISTRICT

- 301-305 East Mitchell - one-story commercial building with modern facade
- 312 East Mitchell - one-story modern masonry bank building
- 319 East Mitchell - one-story commercial structure with modern facade
- 324 East Mitchell - one-story modern commercial structure
- 401 East Mitchell - one-story modern office structure
- 422 East Mitchell - one-story modern commercial structure
- 426 East Mitchell - one-story modern commercial structure
- 429 East Mitchell - one-story modern commercial structure
- 312 Petoskey - one-story modern commercial structure