

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Registration Form**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

**1. Name of Property**

historic name Seed Warehouse No. 5  
other names/site number Site #PU9163

**2. Location**

street & number Southwest Corner of US 165 and AR 161  not for publication  
city or town Scott  vicinity  
state Arkansas code AR county Pulaski code 119 zip code 72142

**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this  nomination   
request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic  
Places and meets the procedural and professional requirements set for in 36 CFR Part 60. In my opinion, the property  meets   
does not meet the National Register criteria. I recommend that this property be considered significant  
 nationally  statewide  locally. (See continuation sheet for additional comments.)  
  
\_\_\_\_\_  
Signature of certifying official/Title Date  
Arkansas Historic Preservation Program  
State or Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria. ( See Continuation sheet for additional  
comments.)  
  
\_\_\_\_\_  
Signature of certifying official/Title Date  
  
\_\_\_\_\_  
State or Federal agency and bureau

**4. National Park Service Certification**

I hereby certify that the property is:  
 entered in the National Register.  
 See continuation sheet  
 determined eligible for the  
National Register.  
 See continuation sheet  
 determined not eligible for the  
National Register.  
 removed from the National  
Register.  
 other, (explain): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
  
Signature of the Keeper \_\_\_\_\_  
Date of Action \_\_\_\_\_

Seed Warehouse No. 5  
Name of Property

Pulaski County, Arkansas  
County and State

**5. Classification**

**Ownership of Property**  
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

**Category of Property**  
(Check only one box)

- building(s)
- district
- site
- structure
- object

**Number of Resources within Property**  
(Do not include previously listed resources in count.)

Contributing	Noncontributing	
1		buildings
		sites
		structures
		objects
1		Total

**Name of related multiple property listing**  
(Enter "N/A" if property is not part of a multiple property listing.)

"Get Down the Shovel and the Hoe: Cotton and Rice Farm  
History and Architecture in the Arkansas Delta, 1900-1955"

**Number of Contributing resources previously listed  
in the National Register**

**6. Function or Use**

**Historic Functions**  
(Enter categories from instructions)

AGRICULTURE/subsistence/storage  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Current Functions**  
(Enter categories from instructions)

RECREATION AND CULTURE/Museum  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**7. Description**

**Architectural Classification**  
(Enter categories from instructions)

OTHER/Plain Traditional  
\_\_\_\_\_  
\_\_\_\_\_

**Materials**  
(Enter categories from instructions)

foundation CONCRETE  
walls METAL/Steel  
\_\_\_\_\_  
roof METAL/Steel  
other  
\_\_\_\_\_  
\_\_\_\_\_

**Narrative Description**

(Describe the historic and current condition of the property on one or more continuation sheets.)

**8. Statement of Significance**

**Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

**Criteria Considerations**

(Mark "x" in all the boxes that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B.** removed from its original location.
- C.** birthplace or grave of a historical figure of outstanding importance.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property
- G** less than 50 years of age or achieved significance within the past 50 years.

**Levels of Significance** (local, state, national)

Local  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Areas of Significance** (Enter categories from instructions)

Agriculture  
Architecture  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Period of Significance**

1948-1960  
\_\_\_\_\_  
\_\_\_\_\_

**Significant Dates**

1948  
\_\_\_\_\_  
\_\_\_\_\_

**Significant Person** (Complete if Criterion B is marked)

\_\_\_\_\_  
\_\_\_\_\_

**Cultural Affiliation** (Complete if Criterion D is marked)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Architect/Builder**

Robert L. Dortch , Builder  
\_\_\_\_\_

**Narrative Statement of Significance**

(Explain the significance of the property on one or more continuation sheets.)

**9. Major Bibliographical References**

**Bibliography**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

**Previous documentation on file (NPS):**

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- Previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_

**Primary location of additional data:**

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository:

Arkansas State Parks and Tourism  
\_\_\_\_\_

Seed Warehouse No. 5  
Name of Property

Pulaski County, Arkansas  
County and State

## 10. Geographical Data

**Acreeage of Property** Less than one.

### UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>15</u> Zone	<u>582709</u> Easting	<u>3839788</u> Northing	3	<u>          </u> Zone	<u>          </u> Easting	<u>          </u> Northing
2	<u>          </u>	<u>          </u>	<u>          </u>	4	<u>          </u>	<u>          </u>	<u>          </u>

See continuation sheet

### Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

### Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

## 11. Form Prepared By

name/title Joseph Daily, Intern, and Ralph S. Wilcox, National Register & Survey Coordinator  
organization Arkansas Historic Preservation Program date June 9, 2009  
street & number 1500 Tower Building 323 Center Street telephone 501-32409787  
city or town Little Rock state AR zip code 72201

### Additional Documentation

Submit the following items with the completed form:

#### Continuation Sheets

#### Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

#### Photographs

Representative **black and white photographs** of the property.

#### Additional items

(Check with the SHPO or FPO for any additional items.)

### Property Owner

(Complete this item at the request of SHPO or FPO.)

name Arkansas State Parks  
street & number 1 Capitol Mall telephone 501-868-5806  
city or town Little Rock state Arkansas zip code 72201

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20303.

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# National Register of Historic Places Continuation Sheet

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## SUMMARY

Seed Warehouse No. 5 is located in Pulaski County, Arkansas, off of US 165 near Scott. It was constructed in 1948 by Robert L. Dortch to accommodate his expanding commercial seed operation. The warehouse was formerly used to store cottonseeds and includes auger systems in the floor and ceiling, improved ventilation, and sloping sides of metal. The foundation is composed of concrete piers. The steel gabled roof features cupolas. The Seed Warehouse was acquired by Arkansas State Parks in 1985 as part of the Plantation Agriculture Museum. The warehouse was restored in 2008 and converted to a museum space and is currently used for education purposes.

## ELABORATION

The Seed Warehouse No. 5 is a one-story building in Pulaski County, near Scott, Arkansas. Pulaski County is located in the geographic center of the State of Arkansas, bounded by Perry and Faulkner counties to the north, Lonoke to the east, Jefferson and Saline to the south, and Saline and Perry to the west. It was constructed 1948 by Robert Dortch, whose family has a prominent agricultural history in Arkansas.

The warehouse was built on the east side of US 165 highway and near the Cotton Belt Railroad for the purpose of transporting cottonseeds as well as storing seeds for the Dortch plantation. The building is in excellent shape and stands one story tall with a rectangular construction. The warehouse's foundation is composed of concrete piers. The walls are made of sheet metal and have stationary windows. The steel gabled roof features five cupolas lined up along the top. The west side has two boxcars, one constructed in 1951 and the other in 1974. The warehouse also has six access points: one on the southwest side, one on the southeast wall, one on the northwest side and three on the northeast side.

## Southeast/Front Façade

The front of this one-story building is located on the southeast side and is visibly supported by a foundation of cast concrete piers. The walls are steel metal sloping outward. The entrance door is accessed by a wood staircase of seven stairs with two wood railings on either side. The wooden door entrance is dormer shaped and projects out of the center of the front side. It has a gabled roof made of metal. Above the door, but below the entrance's roof is a small stationary window. Above the entrance are three stationary windows in a row located below the gabled roof of the warehouse made of metal. "No. 5" is painted to the right of the entrance to identify the warehouse. From the front, a single cupola can be seen.

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### Northeast/Side Façade

On the northeast side there are three dormer-shaped access doors. They each have a single stationary window above their doors. Their roofs are all gabled and made of metal. The access door to the right of the others has a wood staircase with wood railings on either side. From this side of the building, all five of the cupolas are plainly visible. Four of them have six windows, two each on the northeast and southwest sides and one each on the northwest and southeast sides. There is one vent in between each pair of windows on the northeast and southwest sides. The fifth cupola on the rear of the warehouse is larger than the others. It has three windows each on the northwest and southeast sides. There are two vents on each side, located between the windows. The windows are all stationary. The roofs of the cupolas are gabled metal. The roof of the warehouse has "ROBERT L. DORTCH SEED FARMS – BREEDERS AND ORIGINATORS SCOTT, ARK – COTTON SEED – SOYBEANS – HYBRID CORN – OATS" written on it in large black letters.

### Southwest/Side Façade

The southwest side has another dormer-shaped access door with a gabled metal roof and a single stationary window located above the door and below the roof. To the left of this access door are two boxcars next to an extended shed roof section of the warehouse. The roof is supported by steel metal walls. The wall facing southeast has a stationary window and a metal door with a wood staircase leading up to it with wood railings on either side. The wall facing southwest is adjacent to the two boxcars. The boxcars are steel and have red paint jobs. They can be accessed via a wood ramp with wood railings that travels along the entire length of both boxcars. All five cupolas of the warehouse's roof are visible from this side.

### Northwest/Rear Façade

The rear of the warehouse has a shed roof extending from the main building. It is made of metal and is supported by three steel pillars with concrete piers as their foundation. Beneath the extended roof, the rear also features a steel door entrance with a wooden staircase leading up to it. The staircase has wooden railings on either side. To the left and right of the extended roof are single stationary windows. Above the extended roof and beneath the roof of the warehouse are two stationary windows, side by side. From the rear of the warehouse, the largest cupola can be seen and one of the boxcars directly to the right of the building.

### Interior

The interior of the building has a wood floor and reveals a system of wood beams supporting the steel walls and ceiling. The interior is comprised of one large room, now filled with educational displays. The cupolas and the windows allow a large amount of sunlight in, but there are also many electric lights to highlight the displays.

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### **INTEGRITY**

The integrity of the building has been well preserved. It has been recently restored and is in excellent condition. The structure and original design are both still present and evident in the building. The surrounding area reflects the historic rural setting in which the warehouse was constructed. Seed Warehouse No. 5 remains a good example of mid-twentieth century agricultural architecture.

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### SUMMARY

Seed Warehouse No. 5, which was built in 1948 in Scott, Arkansas, is being nominated to the National Register of Historic Places under **Criterion C** with **local significance** for its reflection of mid-twentieth century cotton seed warehouse design. The warehouse, with its sloped walls, auger system, and improved ventilation, represents a good example of a mid-twentieth century seed warehouse. Seed Warehouse No. 5 is also being submitted under **Criterion A** with **local significance** for its role in the history of cotton production in Pulaski County. The nomination for Seed Warehouse No. 5 is being submitted under the multiple-property listing "Get Down the Shovel and the Hoe: Cotton and Rice Farm History and Architecture in the Arkansas Delta, 1900-1955."

### ELABORATION

Seed Warehouse No. 5 is in Pulaski County, near Scott, Arkansas. Pulaski County is located in the geographic center of the State of Arkansas, bounded by Perry and Faulkner counties to the north, Lonoke to the east, Jefferson and Saline to the south, and Saline and Perry to the west. It was constructed by Robert Dortch, whose family has a prominent agricultural history in Arkansas. His ancestor, William P. Dortch, was numbered among the well-known and wealthy planters of both Lonoke County and Pulaski County during the late nineteenth century.<sup>1</sup>

The formation of Pulaski county would lead to the creation of Scott, Arkansas. When Congress established Arkansas Territory in 1819, Pulaski County was established at that time and named for Count Casimir Pulaski, a Polish nobleman who fought and died in 1779 in the Revolutionary War's Battle of Savannah. The new state constructed a capitol building in Little Rock on the Arkansas River bank between 1833 and 1842, and state government operated out of the statehouse until the present capitol was completed in 1915. County government operated out of the statehouse until 1883, when the state government came to require the entire building and displaced the county government to a temporary location. County officials began planning and building the Pulaski County Courthouse, completed in 1889. The population surged in the late nineteenth and early twentieth centuries. Little Rock and North Little Rock's populations increased significantly, and several small crossroad settlements grew into Alexander, Jacksonville, Levy, Mabelvale, Roland, and Scott.<sup>2</sup>

The town of Scott did not form on its own. William Scott emigrated from Kentucky at an unknown date to the area that would become the town of Scott. His son Conoway Scott, Sr., was born in 1815. By 1862, the

<sup>1</sup> *The Goodspeed Biographical and Historical Memoirs of Central Arkansas*. (Chicago: The Goodspeed Publishing Company, 1889; reprint Easley, SC: The Southern Historical Press, 1978), 601.

<sup>2</sup> Ron Copeland, "Pulaski County," *The Encyclopedia of Arkansas History and Culture* available online at <http://www.encyclopediaofarkansas.net/> accessed 3 June 2009.



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Scott family owned 2,000 acres, ten slaves, and other property, valued at \$37,895. Conoway Scott, Sr., died in 1866 just before the birth of his son; Conoway, Jr. Conoway Scott, Jr., eventually operated several successful ventures, including the family plantation and a general store. Scott's landholdings were eventually crossed by the St. Louis–Southwestern Railroad, also known as the Cotton Belt Line, and “Scott’s Station” or “Scott’s Crossing” became a regular stop. When damaged, the sign at Scott’s Station was shortened to “Scott’s” and then just “Scott,” giving name to the town.<sup>3</sup> Thus it was that Scott was established and would eventually provide a location for Robert Dortch to create the warehouse.

It is difficult to understand the importance of the warehouse without also understanding the family that created it. This is necessary because the warehouse was built by Robert Dortch in order to accommodate seed storage at the Dortch plantation. The Dortch family has been engaged in agricultural pursuits which have been typical of the region and the era. The Dortch family has been a large part of agriculture in Arkansas, and agriculture has been a large part of Arkansas’s prosperity.

William P. Dortch and his mother moved to Arkansas in 1858. By the early 1880s they were the owners of a large amount of land in the vicinity of Old River, which is near present-day Scott, Arkansas. William P. Dortch married Nettie Steele, a daughter of Thomas Steele, in 1885. Mr. Steele presented the newly married couple with a plantation of 1,800 acres.<sup>4</sup> William Dortch made numerous improvements, including a residence, store, barn, blacksmith shop and tenement homes. The plantation prospered and when William Dortch died in 1912, his land was divided among his four sons. One of these sons was Robert L. Dortch, who built the seed warehouse in 1948.<sup>5</sup>

Seed Warehouse No. 5 is significant because it represents historical characteristics of agriculture, an immensely important activity in Arkansas. The warehouse also represents how agriculture operated in the early to mid-twentieth century, the technology and architecture of that era. The Seed Warehouse was involved in the storage and transportation of crops. The Dortch family’s most dominant crop was cotton. The primary purpose of the warehouse was storing and distributing cotton seeds Robert Dortch developed.

Seed Warehouse No. 5 served as a storage center for cotton seeds and is a part of the history of cotton production in Pulaski County. Considered to be a disposable by-product of the nineteenth-century cotton industry, cotton seed eventually became a financial fortune to New South cotton farmers by 1890. Before large-scale commercial uses for cotton seed oil became feasible, seed accrued around gins would be fenced

<sup>3</sup> Staff of the Arkansas Department of Parks and Tourism, “Plantation Agricultural Museum,” *The Encyclopedia of Arkansas History and Culture* available online at

<http://www.encyclopediaofarkansas.net/> accessed 3 June 2009.

<sup>4</sup> Goodspeed, 602.

<sup>5</sup> Jack Doss. “National Register of Historic Places Inventory – Nomination Form for the Dortch Plantation.” In the files of the Arkansas Historic Preservation Program, 1979.

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off, burned or dumped into adjacent streams. The collection of massive amounts of seed became troublesome in that it produced an unfavorable odor that was feared would cause sickness. The accumulation of excess seed was the inspiration for the development of a new industry revolving around the extraction of oil from cottonseed. The knowledge that oil could be produced from cotton seed coupled with the increasing supplies of seed resulting from mechanization of spinning and weaving, spurred businessmen and farmers to lay the groundwork for the economic benefits of the crushing industry. By 1879 with the aid of renewed transportation routes, cotton seed processing began to pick up. Four basic products were formed in crushing mills: crude oil, seed residue in the form of cotton seed cake, hulls, and linters. By World War I, oil from cotton seeds was used as a replacement for soap oils and edible fats. In addition to these goods, the four basic products were also applied to the manufacture of paint, fertilizer, mixed animal feeds, rayon and nylon.<sup>6</sup>

In addition to representing agriculture of the period, the warehouse also represents the architecture and some of the technology utilized during the early to mid-twentieth century. In the mid-twentieth century, farming and agriculture quickly became mechanized. The increase in production of crops and seeds required the construction of the unique 10,000 square-foot seed warehouse, which includes auger systems in the floor and ceiling, improved ventilation, and sloping sides of metal to better accommodate the shape of seed piles.

Seed Warehouse No. 5 was acquired by Arkansas State Parks in 1985 as part of the Plantation Agriculture Museum. Despite this, the structure of the warehouse has been unchanged and remains an excellent example of agricultural architecture and technology.

### STATEMENT OF SIGNICANCE

Seed Warehouse No. 5, which was built in 1948 in Scott, Arkansas, is being nominated to the National Register of Historic Places under **Criterion C** with **local significance** for its reflection of mid-twentieth century cotton seed warehouse design. The warehouse, with its sloped walls, auger system, and improved ventilation, represents a good example of a mid-twentieth century seed warehouse. Seed Warehouse No. 5 is also being submitted under **Criterion A** with **local significance** for its role in the history of cotton production in Pulaski County. The nomination for Seed Warehouse No. 5 is being submitted under the multiple-property listing "Get Down the Shovel and the Hoe: Cotton and Rice Farm History and Architecture in the Arkansas Delta, 1900-1955."

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<sup>6</sup> Holly Hope. "Get Down the Shovel and the Hoe: Cotton and Rice Farm History and Architecture in the Arkansas Delta, 1900-1955." *Arkansas Historic Preservation Program* available online at <http://www.arkansaspreservation.org/publications/> accessed 9 June 2009.

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### BIBLIOGRAPHY

*The Goodspeed Biographical and Historical Memoirs of Central Arkansas*. (Chicago: The Goodspeed Publishing Company, 1889; reprint Easley, SC: The Southern Historical Press, 1978).

Holly Hope. "Get Down the Shovel and the Hoe: Cotton and Rice Farm History and Architecture in the Arkansas Delta, 1900-1955." *Arkansas Historic Preservation Program* available online at <http://www.arkansaspreservation.org/publications/> accessed 9 June 2009.

Jack Doss. "National Register of Historic Places Inventory – Nomination Form for the Dortch Plantation." In the files of the Arkansas Historic Preservation Program, 1979.

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Staff of the Arkansas Department of Parks and Tourism, "Plantation Agricultural Museum," *The Encyclopedia of Arkansas History and Culture* available online at <http://www.encyclopediaofarkansas.net/> accessed 3 June 2009.

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### **VERBAL BOUNDARY DESCRIPTION**

From UTM point 15/582706E/3839850N, proceed southeasterly along the south edge of US 165 and southwest edge of AR 161 to UTM point 15/582747E/3839711N; thence proceed northwesterly parallel to Seed Warehouse No. 5 to UTM point 15/582660E/3839821N, thence proceed northeasterly along the tree line to the point of beginning.

### **BOUNDARY JUSTIFICATION**

This includes Seed Warehouse No. 5 and its immediate surroundings.