

H.W. Hincke Commercial Building
14-16 South Main Street
City of Pinckneyville
Perry County
Illinois

HIBS No. PY-2020-2

PHOTOGRAPHS

WRITTEN HISTORICAL AND DESCRIPTIVE DATA

Historic Illinois Building Survey
State Historic Preservation Office
Springfield, Illinois

Prepared by the Illinois State Archaeological Survey
On behalf of the Illinois Department of Transportation

August 2022

HISTORIC ILLINOIS BUILDING SURVEY

H.W. HINCKE COMMERCIAL BUILDING

- Location: 14-16 South Main Street
City of Pinckneyville, Perry County, Illinois
- USGS Quadrangle: USGS Pinckneyville, 7.5 minute, Illinois
Latitude 38° 4' 47" Longitude 089° 22' 54"
- Universal Transverse Mercator Coordinates:
Zone 16 291099 Easting 4217119 Northing
- Present Owner: Illinois Department of Transportation
- Present Use: Vacant
- Significance: This two-story, brick building was constructed in 1898. It is an example of a small, vernacular, commercial structure erected in Pinckneyville, the Perry County seat, that thrived on serving area farmers, folks associated with the surrounding coal mining industry, and those connected with the local government. The building was handsomely embellished with a pressed tin, Mesker storefront. Its first floor initially accommodated a general store, drug store and tavern, while the second floor welcomed the Knights of Pythias, a fraternal organization, in addition to small professional offices, a dentist for instance. The mix of tenants evolved overtime and offices, as opposed to retailers, became more prominent in the building. The fabrication was a good example of a small, commercial building-type with a stylish Mesker façade. It helped merchants and other tenants to meet for more than one hundred-twenty years the demands and needs of those who lived in and around the town.

PART 1: HISTORICAL INFORMATION

- A. Physical History¹
1. Date of Erection: 1898
 2. Architect: Unknown

¹ See pages 7-15 for more information and citations.

3. Original and subsequent owners:

Herman W. & George Hincke	ca. 1898 – ca.1930
J.M. Pillers (?)	ca. 1930 – unknown date
Mary Lou Hammack	unknown date – 2021
Illinois Department of Transportation	2021 – 2023

4. Builder or contractor: Unknown

5. Alterations and additions: Exterior alterations appear to include changes to the storefronts and their windows, as well as the reduction in size of most other windows around the building. Regarding the interior, the second floor has been significantly subdivided with the construction of several apartments.

B. Historical Context

Perry County: Establishment, Agriculture & Coal

Perry County was created in January 1827 and consisted of 451 square miles or 288,640 acres. It was largely flat and lacked notable waterways, the largest being Beaucoup Creek and its tributaries which flowed north-to-south and was located in the middle of the county. The vicinity was said in 1837 to have “good soil” that supported growing corn and tobacco as well as the production of beef and pork. Agriculture was actually one of two primary ways to earn a living in the county, especially in its early years. Coal mining was the second.²

Farmers were already working much of its land when Perry County was organized. By 1861 the county produced annually almost 1.2 million bushels of corn and 241,752 bushels of wheat. Additionally did farms claim 13,837 swine, 10,368 cattle and 4,485 horses at the time. By 1880, agriculture accounted for 185,940 acres of the county, 122,818 acres of which were improved and 63,122 of which were not. There were 1,734 farms then, the average size being 107 acres. The vast majority of farms were twenty acres or larger – some much larger. Horses, swine and milk cows were prominent among the animals found on those farms. Twenty years later, in 1900, Perry County had 1,962 farms, the average size of which was 115.4 acres. The county claimed 1,744 farms on 204,833 acres in 1930 with an average size of 117.45 acres per farm. More specifically

² George Washington Smith, *A History of Southern Illinois: A Narrative Account of its Historical Progress, Its People, and Its Principal Interests* (Chicago, IL: Lewis Publishing Company, 1912): 513; J.M. Peck, *A Gazetteer of Illinois, in Three Parts* (Philadelphia, PA: Grigg & Elliot, 1837): 11; *Illinois State Gazetteer and Business Directory for the Years 1864-5* (Chicago, IL: J.C.W. Bailey, 1864): 85.

did the Pinckneyville Precinct then claim 444 farms on 55,725 acres. Clearly, farming was a significant economic endeavour for both the county and precinct.³

Coal mining did not start to establish itself as an economic driver in the county until about 1860 when it was noted that the pursuit had "...just begun to assume importance." A major asset for the area's coal fields was the accessibility of the coal itself. The first layer of the resource was only about fifty feet below ground and did not require extensive (or expensive) tunnels. It could be reached simply by removing the layers of soil and clay that covered it. Some thought the Illinois coal field contained as much as 1,277,500,000,000 tons of the material. Regarding the Pinckneyville area specifically, it was reported that "there are inexhaustible coal fields, the whole country surrounding the town, and the town itself, being underlaid with a strata of from six to seven feet of the best coal, from 10 to 40 feet below the surface..."⁴

Over 100 years later, farming and coal mining were still driving the economy of both Perry County and the city of Pinckneyville. As for the later, it was reported in 1969 that "three companies are in heavy [coal] production." Additionally did Pinckneyville offer shopping options for both farmers and miners.⁵

The City of Pinckneyville

The community began its evolution along with that of the county. The town site was established in the wake of the county being formed and its development started quickly. The town was platted and lots offered for sale by auction, five dollars being the starting price per lot. Twenty-four lots were sold and \$1,223.28 raised. The first courthouse, a frame structure, was completed in 1829. Eight years later, in 1837, Pinckneyville's population consisted of between fifteen and twenty families. Businesses included one tavern, one grocery and four stores, all supporting "...a large settlement of industrious farmers" in the immediate area. Also in that year was a new, brick courthouse built followed thirteen years later by the third courthouse.⁶

³ *Illinois State Gazetteer and Business Directory for the Years 1858-1859* (Chicago, IL: George W. Hawes, 1858): 168; *Illinois State Gazetteer, 1864-5*: 85; United States Census Office, *Report of the Production of Agriculture as Returned at the Tenth Census*. (Washington, D.C.: Government Printing Office, 1883): 80, 184; William R. Merriam, Director, *Twelfth Census of the United States Taken in the Year 1900: Agriculture Part 1, Farm, Live Stock and Animal Products* (Washington, D.C.: United States Census Office, 1902): 74; *Fifteenth Census of the United States: 1930-Agriculture Volume 1, Farm Acreage and Farm Values* (Washington, D.C.: Bureau of the Census. Library, 1931): 159. All census data accessed on 14 June 2022 at <https://agcensus.library.cornell.edu>.

⁴ *Illinois State Gazetteer, 1864-5*: 36, 515.

⁵ *Illinois: Guide and Gazetteer* (Chicago, IL: Rand McNally & Company, 1969): 426-427.

⁶ Smith, *Southern Illinois*: 514; Peck, *A Gazetteer of Illinois* (1837): 272.

Despite having been platted almost thirty years earlier, Pinckneyville was incorporated in 1857. Prior to that a steam mill costing \$20,000 was erected between 1854 and 1856 by the Pinckneyville Mill Company. By 1864 Pinckneyville businesses included four physicians, three general stores, two wagonmakers, two shoe-makers, one grocer and others including lawyers, a milliner, harness maker, saloon and a hotel – the “Sullivan House.”⁷

The city continued to grow. Its population in 1880 was about 1500 residents. Merchants and service providers included eight saloons, four general stores, three grocers, three hotels, five lawyers and seven physicians as well as a druggist, milliner, jeweler, meat market, hardware store and others. Shipped from the town at that time were coal, flour, wheat and fruit. Significantly were a variety of industries also operating in Pinckneyville in the early 1880s. For instance the Pinckneyville Coal Mining Company, established in 1874 and capitalized at \$15,000, mined coal with twenty miners. A plow factory with four forges that employed ten men was established in 1868. The City Flouring Mills started business in 1871 in a three story building with a 60 horsepower engine that ran four burrs and produced about 125 barrels of flour a day – much of which was sold in St. Louis or New Orleans. Two other businesses, both dating to 1874, were the “OK” Mill and Fallon Mills. Pinckneyville’s industrial efforts were driven by the county’s primary economic interests, farming and the mining of coal. Those efforts and the city’s growth were enhanced by the railroads that served the community, including the Wabash, Chester and Western Railroad (later the Missouri Pacific) and the Belleville and Southern Illinois Railroad (later the Illinois Central). Then, starting in 1882, the St. Louis Central Railroad was built from Carbondale, through Pinckneyville to St. Louis.⁸

Whether it be World Wars or the Depression, the country continued to need farm products and coal. Consequently did Pinckneyville survive the worldwide challenges of the first half of the twentieth century. Both endeavours continued after World War II, though farming, while still considered the area’s leading industry, and the support of farming families, seems not to have engendered much attention. It was different for industrial development. Coal continued to be harvested through the efforts of the Pyramid Coal Company while other industries were sought. Attracted to town in the years after the war were the Forest City Manufacturing Company, which produced

⁷ *Illinois State Gazetteer*, 1864-5: 515, 516; *Combined History of Randolph, Monroe and Perry Counties, Illinois* (Philadelphia, PA: J.L. McDonough & Co., 1883): 338.

⁸ *Illinois State Gazetteer and Business Directory, 1880* (Detroit, MI: R.L. Polk & Co., 1880): 909-910; *Combined History: 338-339*; Perry County Historical Society, *General History of Perry County, 1827-1988* (Pinckneyville, IL[?]: Perry County Historical Society, 1988): 16; *Illinois State Gazetteer and Business Directory, 1882* (Chicago, IL: R.L. Polk & Co., 1882): 1101.

resses, in addition to Decca Records in the late 1950s and Perry Metals in the early 1960s, the latter drawn in part by loans and donations offered.⁹ Pinckneyville continues as a farming support community, as well as the seat of government for Perry County.

The Knights of Pythias:

The secret societies of the nineteenth and twentieth centuries in the United States were myriad as likely were the reasons that drove men to join them. Encouraging membership in those organizations, it can be simplistically rationalized, was the impersonal nature of industrialization, the growth of the working class, and the desire of individuals to retain some sense of control in their personal lives.

One such group was the Knights of Pythias. It was established in Washington, D.C., in 1864 for the purpose of promoting Friendship, Charity and Benevolence, as well as to encourage its members to support each other for their collective “betterment [and that] of mankind.” Indeed, members were told to be at all times to be “...prepared to do unto others as they would that others should do unto them.” The organization had a hierarchical structure, the foundation of which was the Subordinate Lodge in which members had to be in good standing. Were they not, whatever other veneration or titles they might have earned as a Knight over time were lost. The Subordinate Lodge was led by the Chancellor Commander who, at the conclusion of his term, became the Past Chancellor. Next was the Grand Lodge. It consisted only of Past Chancellors and was led by the Past Grand Chancellor. The final lodge, the Supreme Lodge, had only Past Grand Chancellors. Grand Lodges met annually while the Supreme Lodge met biennially. The following summarizes the sense of order and perfection required of Pythians: “As the ideal Knight of olden times was the personification of all the highest and noblest attributes of man’s nature, the candidate for [Pythian] Knighthood had to prove himself worthy of acceptance by those who valued friendship, bravery, honor, justice and loyalty.” A much desired benefit offered by the organization was the insurance made available to its members. The Knights claimed almost 500,000 participants by 1901.¹⁰

The Knights were a tightly organized group that offered members structure, friendship, discipline and insurance – in other words, stability – in a rapidly changing world over which those members had no real command.

⁹ Perry County, *General History*: 18.

¹⁰ Arthur Preuss, *A Dictionary of Secret and Other Societies* (St. Louis, MO: B. Herder Book Co., 1924): 221-224; Capt. Hugh Goold Webb, *A History of the Knights of Pythias and Its Branches and Auxiliary* (Anaheim, CA: 1910): 4-8; “News Items,” *The Pinckneyville (IL) Advocate*, 28 June 1901: 8.

Mesker Brothers Storefronts and Architectural Details:

Mesker Brothers (a.k.a., Mesker Brothers Iron Works) storefronts were produced and installed on a significant number of buildings across the United States in the latter years of the nineteenth and early years of the twentieth century. Originally known as Mesker & Brother, the company was owned by Bernard and Frank Mesker. Brother George, in contrast, owned George L. Mesker & Company. Their father, John, immigrated from Germany in the early 1840s, learned the tin trade upon his arrival in the United States, and settled in Evansville, Indiana. He subsequently built stoves before entering the building trades in the last quarter of the nineteenth century as a producer of galvanized iron used in construction. Three of John's sons learned from their father and went into the building trades as well. They produced in their factories storefronts and individual storefront architectural elements that could be shipped virtually anywhere. The key to shipping was that all elements were of pressed tin and quite light compared to components of iron. Additionally could their storefronts be assembled in a matter of days – not weeks. Bernard and Frank operated their company in St. Louis, Missouri, as did George in Evansville. Competition between the two firms was said to be strong though the brothers remained close and communicated regularly.¹¹

An early Mesker Brothers project (as opposed to a George L. Mesker effort) dated to 1879, though it was not until four years later that the firm gained some public awareness. That came in 1883 when it secured a contract associated with the construction of the St. Louis Exposition and Music Hall. Thereafter did business build. Bernard and Frank discovered that their products were well suited to sale through mail-order catalogues. Starting with 1,500 publications in the mid-1880s, the number of catalogues they produced annually jumped to 5,000, then to 50,000, and then to 500,000. A key sales point, according to Mesker historian Darius Bryjka, was that Mesker building fronts "...alleviated the need for an architect, designer, or skilled craftsman, since the only aesthetic decision a building owner needed to make involved selecting an engraving from the catalogue." And the suitability for small building and store owners was further enhanced by the facts that tin was inexpensive to ship, weighing perhaps a fifth of what did iron, and it did not require construction professionals for installation. A building owner could do it. For the Meskers it was an ideal opportunity. They manufactured, sold and shipped the product, after which it became the owner's responsibility for construction and/or application.¹²

¹¹ Darius Bryjka, "Sibling Rivalry Good for Illinois Architecture: The Meskers' Sheet Metal Business," *Historic Illinois*, v. 26/no. 6 (April 2006): 3-4, 6-9; Darius Bryjka, "The Three Meskers," *Historic Illinois*, v. 26/no. 6 (April 2006): 5.

¹² Bryjka, "Sibling Rivalry," *Historic Illinois*: 6-9. Pinckneyville had no George L. Mesker & Company buildings.

The appeal of Mesker storefronts to building owners across the country is apparent by looking at the Illinois experience. As of 05 May 2022, identified in the state were 988 buildings in 351 communities that were attributable to the collective three brothers. Bernard and Frank and the Mesker Brother Iron Works accounted for 487 of those buildings, 142 of which are no longer extant. Pinckneyville reportedly had four Mesker Brothers structures, two with an identified address, including 14-16 S. Main Street, though all four were thought to remain in 2022.¹³

14-16 South Main Street:

The nature of business in growing communities was transitory. A specific store might have occupied a building for years, while in other instances a retailer may have lasted only a few months, after which a new venture moved in. It was similar with the buildings themselves. Some survived and served a town for extended periods of time, especially those constructed of brick or stone. Others were lost to fire or various catastrophic events. They were often rebuilt, though sometimes not. And so it was in Pinckneyville. The building at 14-16 S. Main Street was among those constructed of brick that actively served the community for over 120 years.

A two story, frame building known as the Broadway House, perhaps a rooming accommodation, was located in the northeast corner of the South Main Street/Mulberry Street intersection, one block south of the county courthouse. It was erected prior to 1886 and remained in 1894 when it was identified as a dwelling and an adjacent office, both of which were gone by 1898 to accommodate the subject structure then under construction. To be known as the “Hincke Building,” its foundation was constructed in the summer of 1898. Soon thereafter the brick edifice rose. A new, fire-proof, 4,000 pound safe was installed in April 1899. Two months later a new, eight-foot wide sidewalk was laid in front of the building which, in 1900, was painted. The structure was one of four buildings in Pinckneyville that had a Mesker Brothers storefront, embellished as it was with characteristics and ornamental artifacts associated with the company (see Figure 9, page 31).¹⁴

¹³ “List of Identified Facades and Building Components Manufactured by Mesker Brothers Iron Works and George L. Mesker & Company,” Viewed at https://www.dropbox.com/s/x8lvqfpao0vey12/illinois_building_list.pdf?dl=0 on 20 June 2022.

¹⁴ *Sanborn Fire Insurance Maps – Pinckneyville* (New York, NY: Sanborn Map Company, 1886, 1894, 1900, 1910, 1927, 1937); “Local Items,” *Perry County Advocate* (Pinckneyville, IL), 10 June 1898: 1; “We Look Back Forty-Two Years,” *Perry County Advocate* (Pinckneyville, IL), 01 May 1941, 1; “We Look Back Forty-Two Years,” *Perry County Advocate* (Pinckneyville, IL), 08 May 1941, 1; “Local News,” *Perry County Advocate* (Pinckneyville, IL), 16 March 1900, 8; “List of Identified Facades and Building Components,” Viewed on 20 June 2022.

The structure was owned, and its principal business operated, by Herman W. Hincke and his brother George. Prior to opening their general store in 1899, known as H.W. Hincke & Bro., Herman had worked in the shoe business with Henry Gieser while George was employed by the Pinckneyville Milling Company as a salesman. The store was staffed in 1904 by the two brothers in addition to Gieser who was engaged as the senior salesman and was "...too well known to the majority of Perry County people to need more than mere mention." Also working in the store were Nellie Rule and A.W. McCants, both well regarded sales professionals. Together they all sold dry goods, groceries, shoes and "everything needed about the home" (see Figure 1, page 8).¹⁵



Figure 1: The Hincke Brothers placed this advertisement for their business in the *Perry County Advocate* in May, 1901 ("Advertisement," *Perry County Advocate* [Pinckneyville, IL], 31 May 1901: 5).

The new building welcomed another business about the same time the Hincke's store opened. John Marley, an Englishman who was a saloon keeper and had a business previously in Pinckneyville, reportedly on 26 May 1899 agreed to open a new saloon there. About a month later it was observed that Marley should be able to open on or about 01 July. The local newspaper explained that "he desires to thank his many customers of the past for their patronage and assure them of courteous treatment in the future. A first class stock of fine whiskies, wines, cigars, etc., will be kept in stock as before. Fresh, cold beer will always be found on tap" (see Figure 2, page 9). Marley operated his saloon until June 1904, at which time he sold it to P. Gustat and John Rolando, two local men who ran the business to at least 30 March 1906. Thereafter did the business's advertisements disappear, a fact suggesting it may have closed.¹⁶

Joining the Hinckes and Mr. Marley as an early occupant of the building was the City Drug Store, also known as J.M. Pillers & Sons. The Pillers had acquired the business,

¹⁵ *Pinckneyville Democrat's Anniversary Edition: Pinckneyville, ILL., March 18 1904* (Pinckneyville, IL: Perry County Historical Society, reprinted 2005): 12.

¹⁶ "Local Items," *Perry County Advocate* (Pinckneyville, IL), 26 May 1899: 1; "Personal," *Perry County Advocate* (Pinckneyville, IL), 23 June 1899: 4; "Saloon Changes Hands," *Perry County Advocate* (Pinckneyville, IL), 23 June 1904: 1; "Advertisement," *Perry County Advocate* (Pinckneyville, IL), 30 March 1906: 2.

owned previously by T.S. Campbell, in 1902 and were in the Hincke Building by 1904 when it was reported in the *Pinckneyville Democrat* that “the store is located in the Hincke building on the south side of the square.” The report in the *Perry County Advocate* was less specific, noting that the store “...is located on the south side of the public square, in a large and beautiful room which has been recently painted and arranged in a highly artistic manner” (see Figure 3, page 10). There was no reference to the Hincke Building in the latter account, a fact thought attributable to an omission of detail, though both pieces concur that the firm was on the south side of the square. The length of time the Pillers store was in the Hincke building is undetermined. But it is likely that a significant connection between the two families had been established since, starting in the late 1920s or early 1930s, the Hincke structure is referred to as the “Hincke-Pillers” building.¹⁷



Figure 2: John Marley frequently used the *Perry County Advocate* to advertise his business (“Advertisement,” *Perry County Advocate* [Pinckneyville, IL], 07 May 1903: 5).

It is probable that the Hincke, Marley and Pillers businesses were located on the Hincke Building’s first floor, though in what configuration is unknown since all three were retail endeavours that accommodated or depended on foot-traffic. But the structure also had a second floor, the first occupant of which was the Knights of Pythias organization that moved in there January 1900 from a building on Walnut Street. The Knights met in the building on a weekly basis, though it is uncertain if they had their own dedicated space

¹⁷ *Pinckneyville Democrat’s Anniversary Edition*: 13; “J. M. Pillers & Sons,” *Perry County Advocate* (Pinckneyville, IL), 25 February 1904: 7; “Dorothy’s Beauty Shoppe to Move,” *Perry County Advocate* (Pinckneyville, IL), 20 March 1931: 1.

or simply used an otherwise publicly available room. The length of time the Pythians met in the Hincke Building is questionable. The organization's occupancy did continue for more than fifteen if not twenty years (see Figure 4, page 11). The group continued to meet in Pinckneyville into the 1930s. Unknown is where they met since local newspaper references had stopped mentioning the Hincke Building as its meeting place.¹⁸

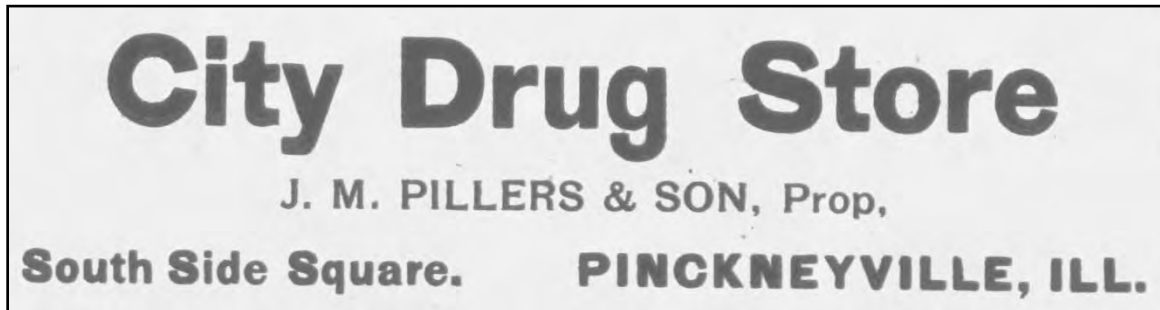


Figure 3: This advertisement for the Pillers recently acquired drug store is from December 1903 (“Advertisement,” *Perry County Advocate* [Pinckneyville, IL], 10 December 1903: 3).

At least one other business was on the second floor by the middle of July 1908. And that was Dr. E. Peyton, a “reliable dentist with a brand new outfit of all the latest instruments and appliances for doing dental work by the most approved methods.”¹⁹

Exactly how long the Hincke Brother’s operated their store in the Hincke Building is uncertain. By 1920 it was apparent that each had made a significant change in their professional lives. Herman was then involved with farming, farmland management, and farmland sales. George, on the other hand, was then president of a milling company, possibly the Pinckneyville Milling Company for which he had been a salesman prior to joining his brother at the store. Predicated on a new firm, Sawyer Bros., moving into the building, it is thought probable that the Hincke business closed sometime in 1915 or 1916.²⁰

The Sawyer Brothers moved into the Hincke Building in September 1917. The *Advocate* observed that Charles H. and Edward G. Sawyer had a store in the small Washington County village of Beaucoup, about twenty-five miles north of Pinckneyville, prior to opening “...up their big new store in the old Hincke corner...” It is apparent that the

¹⁸ “Local News,” *Perry County Advocate* (Pinckneyville, IL), 12 January 1900: 1; “K. of P. Installation Last Monday Evening,” *Perry County Advocate* (Pinckneyville, IL), 20 February 1931: 8.

¹⁹ “Advertisement,” *Perry County Advocate* (Pinckneyville, IL), 31 July 1908: 5.

²⁰ U.S. Census (1910, 1920), Accessed on 06 August 2024 at www.ancestry.com; “Sawyer Brothers Can be Found on Old Hincke Corner,” *Perry County Advocate* (Pinckneyville, IL), 21 September 1917: 1.

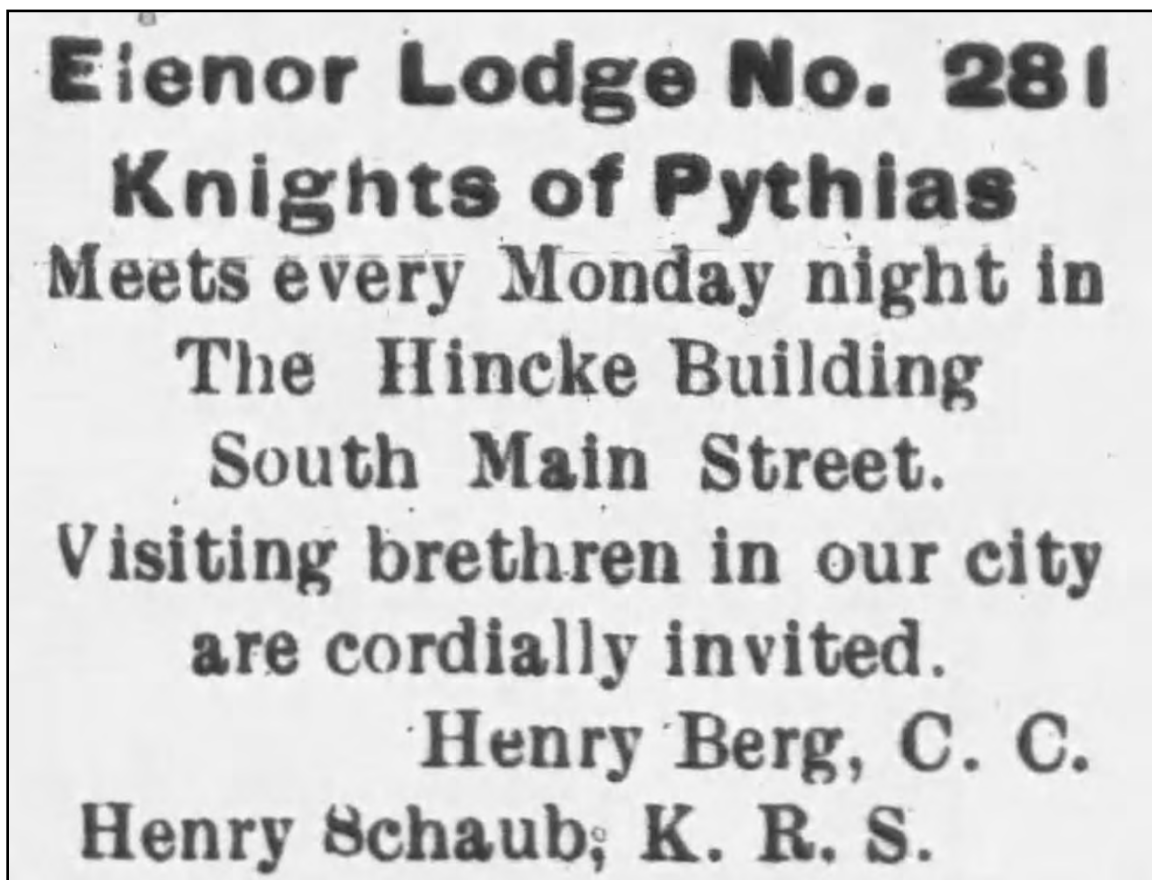


Figure 4: The Knights of Pythias Lodge No. 281 met on the second floor of the Hincke Building for more than twenty years starting in 1900 (“Elenor Lodge No. 281,” *Perry County Advocate* [Pinckneyville, IL], 26 March 1915: 6).

Sawyers wanted to make an impression on Pinckneyville when they opened since, only months before Christmas, they even operated on the building’s second floor a Christmas department with a variety of toys and household goods (see Figure 5, page 12).²¹

The Sawyer firm remained in business for about seven years. Barely a year after it opened, Charles sold his interest in the store to Edward who apparently operated it into 1923 when he sold it to his brother, William, who lived in Nashville (IL) about eighteen miles directly north of Pinckneyville. William died in 1927, at which time it is presumed the business ceased.²²

²¹ “Sawyer Brothers Can be Found,” *Advocate*: 1; “Xmas Goods,” *Perry County Advocate* (Pinckneyville, IL), 30 November 1917: 4.

²² “Sawyer Firm Changes,” *Perry County Advocate* (Pinckneyville, IL), 23 August 1918: 4; “To My Friends and Patrons,” *Perry County Advocate* (Pinckneyville, IL), 06 April 1923; “Brother of C.H. Sawyer Dies in Nashville,” *Perry County Advocate* (Pinckneyville, IL), 28 January 1927: 1.

NEW STORE--NEW FIRM

Sawyer Bros.

Located in Hincke Building on Corner
.. South of Court House ..

**Dry Goods, Groceries,
Notions and Shoes**

We want your produce. For poultry
and eggs trade what you want out and
We will Pay You Cash
for the balance less 10 per cent.
Bring us your produce and we will
pay you highest market prices.

Eggs 37c., Hens and Springs 18c., Butter 40c.

SAWYER BROS.

Figure 5: This was an early advertisement for Sawyer Brother (“New Store—New Firm,” *Perry County Advocate* [Pinckneyville, IL], 21 September 1917: 5).

This discussion of the building and its occupants has been relatively general. Major tenants from 1899 to the late 1920s, including the Hincke’s store which was operated by

the structure's original owners, have been identified. It is unclear when after their store closed the Hincke family sold the building, though it may not have been until circa 1930. Recall that Piller's City Drugs was a Hincke tenant starting in 1904. When that store left the Hincke structure is unknown, but it is clear that by 1917 the drug store was immediately next door to the north of the Hincke Building (see Figure 6, page 13). That fact is certain given a newspaper article in March 1917 that referenced the "...Hincke Building next to the Pillers Drug store..." Similarly did a September 1917 article reference the Hincke Building "...along side of the City Drug store." The drug store notwithstanding for a moment, 1920 saw a change in the type of tenant the Hincke Building attracted when the Collier and Ritchey coal companies opened offices in the structure – as opposed to stores or retail outlets. Ten years later Miners Local No. 575 relocated to the Hincke's S. Main Street edifice.²³

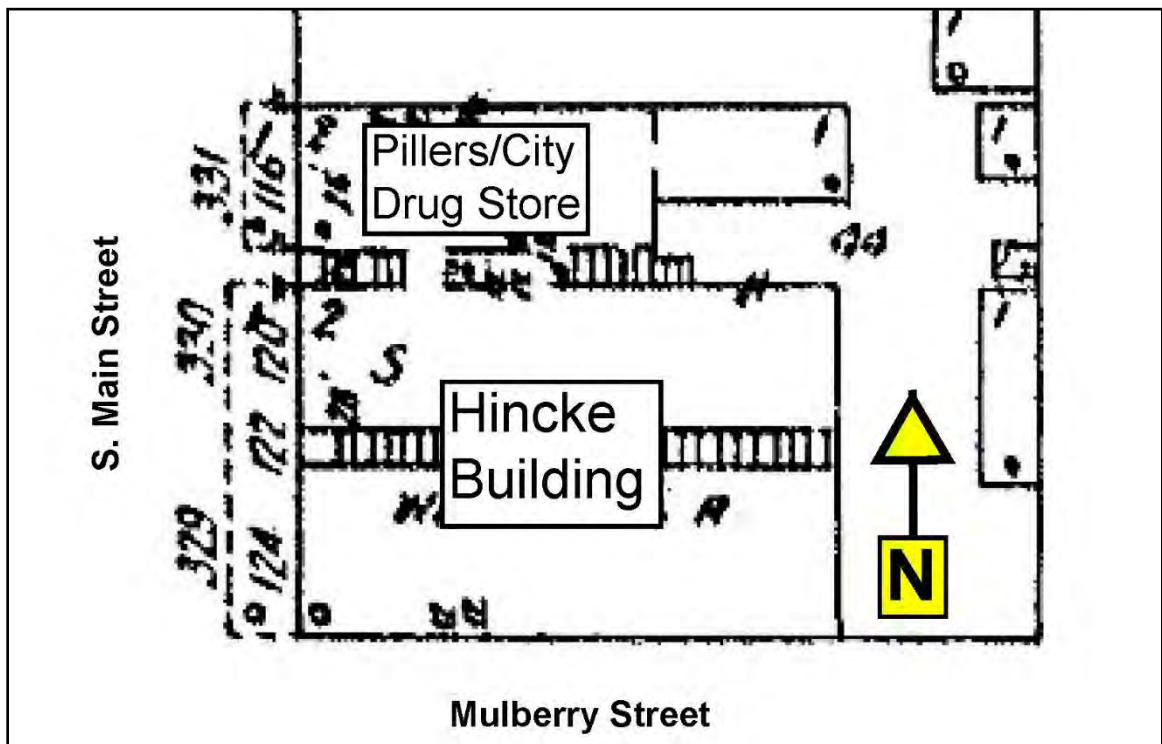


Figure 6: Identified here is the Hincke Building in the immediate northeast corner of S. Main and Mulberry streets intersection and the Piller's Building directly next door (adapted from: *Sanborn Fire Insurance Maps – Pinckneyville* [New York, NY: Sanborn Map Company, 1927]: map).

Given the proximity of the Pillers store to the Hincke Building, the evolving nature of the latter's ownership became even more apparent in 1930 when it was reported that

²³ "Easter Bakery," *Perry County Advocate* (Pinckneyville, IL), 30 March 1917: 1; "Sawyer Brothers Can be Found," *Advocate*: 1; "Annual Meeting of the Ritchey Coal Co.," *Perry County Advocate* (Pinckneyville, IL), 26 March 1920: 4; "Those Who Moved," *Perry County Advocate* (Pinckneyville, IL), 10 January 1930: 8.

“J.M. Pillers is having the interior of the [Hincke] building remodeled, located next door to the Pillers Drugs Store....” The work was done to accommodate a new office for the Illinois Light & Power Company. The fact that Pillers was coordinating the work suggests it had by then an interest in the building, if not outright ownership. Another reference that acknowledges Pillers involvement with the Hincke property has to do with what the building was called. A beauty salon that moved in 1931 into a room on the second floor was reported to be in the “Hincke-Pillers” Building. Similarly did the Perry County Emergency Relief Commission move in late 1933 from the court house to the Hincke-Pillers building and into a three room office on the second floor, immediately above the Illinois Power and Light Corporation offices below. But the situation was transient and the Relief Commission moved to another building in March 1934.²⁴

The 1930s progressed and the building endured, though it is uncertain how full it may or may not have been at various times. Little appears to have been said in the *Advocate* about the Hincke-Pillers, or in some cases still just the Hincke Building. It was noted in 1939 that the director of the Pinckneyville City Band had rented a room there in which to give band instrument lessons. And at some point likely in the late 1930s or very early 1940s, Dr. Charles H. Roe had his dental practice in the building. He died in 1943. It was his space on the second floor into which a new Perry County veterans assistance program moved in 1945. It was under the direction of Theodore J. Catanzaro who remained with the office at least into 1947 when the building was called the “Pillers-Hincke” structure. Additionally was the Cowens Relief Corps located in the building in February 1942. And the Miner’s Local Union No. 8021 was there in 1943.²⁵

Thereafter occasional newspaper references mentioned new tenants in the building. Everett Rice had a liquor store there in the early 1950s. And the law firm of Hohlt, House, DeMoss & Johnson had offices in the structure in the mid-1960s, for example.²⁶

²⁴ “Illinois Light & Power Company to Move Office to Public Square,” *Perry County Advocate* (Pinckneyville, IL), 27 June 1930: 1; “Beauty Shoppe to Move,” *Advocate*, 1; “Emergency Relief CWA Offices Move From Court House,” *Perry County Advocate* (Pinckneyville, IL), 14 December 1933: 1; “Emergency Relief Offices Moved to Hirsch Building,” *Perry County Advocate* (Pinckneyville, IL), 22 March 1934: 1.

²⁵ “City Band Employes Danks of St. Louis As Director,” *Perry County Advocate* (Pinckneyville, IL), 12 October 1939: 1; “New Perry County Veterans Service Office is Opened,” *Perry County Advocate* (Pinckneyville, IL), 23 August 1945: 1; “Passing of Dr. C.H. Roe Life Long Resident Here,” *Perry County Advocate* (Pinckneyville, IL), 17 June 1943: 1; “Division Service Officers for Vets’ Illinois Commission,” *Perry County Advocate* (Pinckneyville, IL), 30 August 1945: 5; “Perry Co. Vets Avail Selves of State Program,” *Perry County Advocate* (Pinckneyville, IL), 29 November 1945: 1; “Would Contact Kin Illinois Soldiers Who Died in Late War,” *Perry County Advocate* (Pinckneyville, IL), 30 January 1947: 1; “Local Items,” *Perry County Advocate* (Pinckneyville, IL), 12 February 1942: 5; “Miner’s Local Elect Officers For Year,” *Perry County Advocate* (Pinckneyville, IL), 01 July 1943: 1.

²⁶ “Everett Rice Erecting New Bldg. on S. Main Street,” *Perry County Advocate* (Pinckneyville, IL), 11 September 1952: 1; “In the Circuit Court,” *Southern Illinoisian* (Carbondale, IL), 18 October 1967: 21.

At some point in the last sixty years of its existence the second floor of the historic-period Hincke Building was converted into apartments, which was how the structure's upstairs was last used. Prior to its demolition the north half of the first floor of the structure was occupied in February 2022 by Studio 127: Art Space & Boutique. The south half appeared to most recently have been used nominally as an apartment and/or a storage facility. The building and its notable, Mesker-produced storefront actively served the community for about 120 years.

PART II: ARCHITECTURAL INFORMATION

A. General Statement

1. Architectural Character: The structure was constructed in 1898. Oriented on an east/west axis, the building's architecture embodies an Italianate influence and is a modest, two-story, brick fabrication. Its most prominent feature is the Mesker Brothers façade that, while painted many times and notably obscured as a result (see Figure 9, page 31), defines the character of the storefront, in particular, and west-facing elevation, in general.
2. Condition of Fabric: The overall form of the building's exterior is fair, most changes being minor matters that simply occurred over time as opposed to specific additions or significant modifications having been made. Perhaps the most impactful change to the exterior is that the storefront's display windows were significantly downsized, as were other windows around the structure. The doors around the building were also replaced. As for the interior, the greatest change is that the second floor has been subdivided into five apartments and a large storage room.

B. Exterior Description:

1. General Description: This two-story, brick, commercial structure is oriented on east/west axis and located on the southwest corner of the block directly across the street from the Perry County Courthouse.

The entrance to the second floor is centered in the building front (the west-facing façade), above which is a large, single pane, glass transom. Flanking the door and transom are columns with cast-iron, Mesker ornaments to either side of which are storefronts defined by recessed entryways centered in each. Picture windows flank each storefront entrance and extend for the depth of the recess, at an approximate 75° angle, from the door to the front of the structure where, after turning a corner, a larger picture windows flanks each side of each stores'

entryway – the inside two windows extending from the recess to the centered, second floor doorway and the two outer extending from the recess to the outer columns that define the corners of the building. The large windows rise from 1' bulkheads and likely replace historic-period display windows that extended from the sidewalk to a continuous beam 13' above. The beam extends the width of the building and separates the first floor from the second. Much of that original window area is now infilled by vertically-placed, wood paneling.

The second floor of the west façade is notable for its seven, symmetrically placed windows, all defined by gabled window hoods with Mesker ornamentation as well as stone sills. All seven windows have been significantly infilled, each now with a modest, one-light-over-one-light, double-hung sash. A Mesker cornice crowns the building and is framed by ornaments emblazoned with a Fleur-de-lis, between which is a frieze with pressed-tin swags, modillions and fascia.

The building is crowned on its north and south sides by a modest, five-step cornice. The south side claims three, small, well-elevated, symmetrically-placed, first floor windows, to the right (east) of which is a doorway at the east end of the wall. All have a two-course, segmentally arched window head and stone sills. They are boarded over with the exception of the middle window which claims an air conditioner. There are six, symmetrically-placed, second floor windows on the south side, all with segmentally arched heads and stone sills. Each is partially infilled and claims a replacement, smaller double-hung sash. Four wall chimneys rise from the five-step cornice and further highlight the south sidewall. The north sidewall has no first floor windows, though there are four, symmetrically placed windows on the second floor, all with segmentally arched heads. The two to the east are partially infilled and have smaller, double-hung-sash inserts. The two to the west are fully infilled though one does claim an air conditioner.

The back of the building, its east endwall, is defined on the first floor by three, symmetrically placed, replacement doorways, each of which historically had transom lights. Flanking the doorways were four, tall windows, all with segmentally arched heads and stone sills. The south two windows are boarded over while the northern two windows have been bricked in. The center doorway is the only one with transom lights that remain. The second floor claims five, symmetrically-placed windows, again, all with two-course, segmentally arched window heads. All have been partially infilled while the two windows to the south have shorter, full-width, double-hung sashes. The two to the north are shorter and narrower, double-hung sashes. The historic-period window in the middle has a small, single, one-pane sash.

2. Overall Dimensions. The building faces, but is perpendicular to, South Main Street (north/south). It is parallel to East Mulberry Street on the south (east/west). The structure is 70'-3" long by 48'-1½" wide.
3. Foundation: A small basement is underneath the store occupying the north half of the first floor. It is 30' long by 19' wide and constructed of stone and mortar.²⁷
4. Walls: Brick on the building's primary façade, its west exposure, was laid in a Running Bond. That on the other three sides used a Common Bond, seven rows of stretchers for every one row of headers. Red brick was used. It was historically 8¼" long by 2¼" deep by 4" wide. Joints between the bricks vary nominally but are generally ¼" wide. There are some additional variances with brick infills.
5. Doorways: Six doorways permit access to the building. Two specifically access the stairway to the second floor and are centered on both the west and east sides of the building. That to the west is in a 4' wide frame. Specifically is the door 34½" wide and 6'-9½" high. The east door to the second floor is in a 3'-5" wide frame while the door itself is 35½" wide by 6'-8" high.

The doorways to the two stores flank the centered door to the second floor in the west endwall. Each is recessed and located approximately 3'-9" behind the endwall. The door frames are 7'-9½" high by 3'-5" wide. The doors themselves are 6'-9" high by 3' wide.

The final two doors flank the east endwall, centered stairway to the second floor. They are in frames that are 9'-1" high by 3'-3" wide. Each had a 3' high transom light that has been removed and boarded over. The doors themselves are 6'-8½" high by 31½" wide.

6. Windows:²⁸ It is uncertain if a bulkhead was originally utilized on the building's front (the west endwall), thus anchoring the original display windows about a foot above ground. No evidence was found to suggest that such bulkheads existed, thus is it thought likely that the windows extended from the ground to the continuous beam 13' above. Accordingly were the two windows flanking the

²⁷ Three segmentally arched windows, all now infilled and each with one course of brick headers, are apparent just above ground, one on the east end of the south side wall and two on the east end wall. The windows are generally covered now as the ground around the structure has been built up over time. No evidence of the windows was observed when in the basement.

²⁸ Due to equipment-related restraints, and corresponding safety issues, elevated and second floor exterior windows were not measured. This includes second floor windows on the west and east endwalls, as well as those on the north and south sidewalls.

recessed entryway for each storefront 12' high by 7' wide. The windows angling back from the front to the entryway at approximately 75° were then 12' high by 3'-9" wide. Assuming transom lights were situated over the doorways, they were approximately 4'-4" high by about 3'-5" wide, or about the same size as the transom light over the centered, west entrance to the second floor stairway.

Two of four window openings remain on the first floor of the east endwall. They are on the left side (south) of the wall and have an overall height of 7'-11" and width of 3'-½". The two similar windows on the north half of the east endwall have been infilled. A two-light transom window does remain over the centered doorway used to access the second floor.

Considering all the presently extant openings (windows and doorways) on the first floor of the east endwall, and moving from the south sidewall to the north sidewall, the first window is 3'-2" north of the south sidewall. That window is 3' wide after which is there 3'-6" of wall, a 35" wide door frame, a 3'-3½" section of wall, a 3'-½" wide window, a 3' section of wall, a 3'-5" wide doorway leading to the second floor, a 9'-6" section of wall that includes a no longer extant window, a 35" wide door frame and a 9'-8" wall that includes another no longer extant window extending to the north sidewall.

C. Interior Description:

1. General Description: The building's interior generally lacks historical or architectural distinction, the exception being the original ceiling and its height in the first floor, north side commercial space as well as in the storage room in the northeast corner of the second floor. The basement is beneath the north store space and oriented on an east/west axis. It is 30' long and 19' wide. The first floor was devoted to the structure's two commercial spaces. That to the north, which was most recently used as a store, was open and not subdivided by fixed walls though some blankets or sheets were hung to suggest a nominal arrangement of space. That to the south was subdivided by fixed walls and appears most recently to have been used, at least in part, as an apartment. The second floor area, which was accessed by both front and back stairways centered in the west and east endwalls, was originally used as the meeting room for the Pinckneyville Chapter of the Knights of Pythias. It also provided space for small professional offices. At some point thereafter the second floor was subdivided into five apartments and one storage space situated in the northeast corner of the building.
2. Walls: The interior of the exterior walls associated with the first floor, north store are likely plastered. Most other first and second floor walls appear to be drywall,

whether they are the interior of exterior walls or simply interior walls. In some cases unique wall coverings have been used. The back (east) wall in the north store is covered with a stucco-like substance while an interior wall in the south store has a covering of wood laid on a 45° angle. And walls of the store room in the northeast corner of the second floor are simply brick – there is no wall covering.

3. First Floor: The north store is one large room 64'-2" deep by 20'-2" wide. The ceiling is 12'-8" high. The south store is subdivided, the primary room being that into which one enters through the front (west) door. It is 38'-5" long and 19'-7" wide, though there is a wall that breaks the length approximately in half. Behind those two rooms is another that is 18' long and 19'-7" wide. Into the southeast corner of that room was built an 8'-9" long, 11'-7" wide lavatory. The easternmost space in the apartment is a 19'-7" wide, 10'-6" bedroom into which the apartment door in the building's east end wall opens. The ceiling is dropped throughout this entire unit.

Stairway: The second floor is approached by stairways centered in the building's west and east endwalls. Each is 3'-10" wide with 22 steps, each with a 9" rise.

Second Floor: This is the space that had initially accommodated the Knights of Pythias meeting room and other professional offices. The date of conversion to apartments is uncertain, though it is thought likely to have happened in the last fifty or sixty years of the building's life. The structure claimed in 2022 five units and one storage area. Three apartments were arbitrarily selected for recordation – all on the south side.

The first apartment is that in the building's southwest corner. Entering the unit at the north end of its east wall, and after a quick left and right turn, a hall leads past a 10'-3" long by 9'-6" wide bedroom on the left (south) and a 6'-3" long by 6'-6" wide lavatory on the right (north). The hallway then enters the 13' long by 12'-9" wide living room in the southwest corner of the building, immediately to the north of which is the dining room and a kitchen nominally to the dining area's east. The width of the living room/dining room combination is 19'-7". Immediately to the east, and centered between that apartment to the southwest and the apartment to the southeast, is a smaller unit, the entrance to which is at the east end of its north wall. First encountered is the 16'-5" wide living room, at the south end of which and to the west is the kitchen. The south wall is common to both the living room and kitchen and is 18'-7" long. The kitchen is 5'-1" wide. North of the kitchen, and accessed through the living room immediately before entering the kitchen, is the 10'-11" wide bedroom, directly northeast of which is a

6'-7" long, 6'-6" wide bathroom. The third apartment is in the southeast corner of the structure. Entering it at the north end of the unit's west wall, one immediately encounters an 18'-8" long by 10'-4" wide living room/kitchen, southeast of which is an 11'-3" long by 8'-9" wide bedroom. The bathroom is 5'-7" long by 5'-1" wide. And finally is the storage room in the building's northeast corner 20'-6" long and 21'-10" wide with a 10'-8" floor-to-ceiling height.

4. Windows: Given the nature of the windows themselves, those associated with the storefronts are generally consistent exterior-to-interior. As for second floor windows, specifically those the exteriors of which could not be measured (see Footnote #28, there were fourteen that could be measured from the inside. Between the three apartments studied and the storage room, fourteen windows were sized up. Thirteen of the windows, three on the south half of the second floor's west endwall,²⁹ six on the south's sidewall and four on the east's endwall, were originally the same -- 7'-6" high and 3'-1" wide. Those three on the south half of the west endwall and the two on the north half of the east endwall have now been reduced to a height of 4'-1" and a width of 2'-6" (see Figures 14 & 15, pages 36 & 37, the windows identified as "D"), while those on the south sidewall and the two on the south half of the east endwall have been reduced to a height of 5'-5" and a width of 3' (see Figures 14 & 15, pages 36 & 37, the windows identified as "E"). All are double-hung sashes.

- D. Setting: The Perry County Courthouse is situated in the heart of, and surrounded by, the city's primary downtown business district. The subject building is located in the northeast corner of the South Main Street/East Mulberry Street intersection, across the street and at the south end of the block immediately south of the courthouse. Historic buildings in the Courthouse Square area have been lost to time. That fact notwithstanding, many historic-period buildings around the courthouse remained in 2022 – including that which, in circa 1900, served as home to a variety of merchants and small professional offices, as well as the early twentieth century meeting hall for the local Knights of Pythias chapter.

PART III: SOURCES OF INFORMATION

- A. Primary and Unpublished Sources:

“Advertisement.” *Perry County Advocate* (Pinckneyville, IL), 30 March 1906.

²⁹ With the three windows on the south half of the west endwall and their size, specifically when compared to the four remaining second floor/west façade windows to the north, it is quite likely that a total of seventeen windows shared the original 7'-6" high by 3'-1" wide measurement.

- “Advertisement.” *Perry County Advocate* (Pinckneyville, IL), 31 July 1908.
- “Annual Meeting of the Ritchey Coal Co., *Perry County Advocate* (Pinckneyville, IL), 26 March 1920.
- “Brother of C.H. Sawyer Dies in Nashville.” *Perry County Advocate* (Pinckneyville, IL), 28 January 1927.
- “City Band Employes Danks of St. Louis as Director.” *Perry County Advocate* (Pinckneyville, IL), 12 October 1939.
- “Division Service Officers for Vets’ Illinois Commission.” *Perry County Advocate* (Pinckneyville, IL), 30 August 1945.
- “Dorothy’s Beauty Shoppe to Move.” *Perry County Advocate* (Pinckneyville, IL), 20 March 1931.
- “Easter Bakery.” *Perry County Advocate* (Pinckneyville, IL), 30 March 1917.
- “Emergency Relief CWA Offices Move from Court House.” *Perry County Advocate* (Pinckneyville, IL), 14 December 1933.
- “Emergency Relief Offices Moved to Hirsch Building.” *Perry County Advocate* (Pinckneyville, IL), 22 March 1934.
- “Everett Rice Erecting New Bldg. on S. Main Street.” *Perry County Advocate* (Pinckneyville, IL), 11 September 1952.
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“J.M. Pillers & Sons.” *Perry County Advocate* (Pinckneyville, IL), 25 February 1904.

“K. of P. Installation Last Monday Evening.” *Perry County Advocate* (Pinckneyville, IL), 20 February 1931.

“Local Items.” *Perry County Advocate* (Pinckneyville, IL), 10 June 1898.

“Local Items.” *Perry County Advocate* (Pinckneyville, IL), 26 May 1899.

“Local Items.” *Perry County Advocate* (Pinckneyville, IL), 12 February 1942.

“Local News.” *Perry County Advocate* (Pinckneyville, IL), 12 January 1900.

“Local News.” *Perry County Advocate* (Pinckneyville, IL), 16 March 1900.

Merriam, William R., Director. *Twelfth Census of the United States Taken in the Year 1900: Agriculture Part 1, Farm Live Stock and Animal Products*. Washington, D.C.: U.S. Census Office, 1902. Viewed at <https://agcensus.library.cornell.edu> in May 2022.

“Miner’s Local Elect Officers For Year.” *Perry County Advocate* (Pinckneyville, IL), 01 July 1943.

“New Perry County Veterans Service Office is Opened.” *Perry County Advocate* (Pinckneyville, IL), 23 August 1945.

“New Store–New Firm.” *Perry County Advocate* (Pinckneyville, IL), 21 September 1917.

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“Sawyer Brothers Can be Found on Old Hincke Corner.” *Perry County Advocate* (Pinckneyville, IL), 21 September 1917.

“Sawyer Firm Changes.” *Perry County Advocate* (Pinckneyville, IL), 23 August 1918.

“Those Who Moved.” *Perry County Advocate* (Pinckneyville, IL), 10 January 1930.

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“Would Contact Kin Illinois Soldiers Who Died in Late War.” *Perry County Advocate* (Pinckneyville, IL), 30 January 1947.

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B. Secondary and Published Sources:

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PART IV: METHODOLOGY OF RESEARCH

A. Research Strategy:

Research objectives were to record the building in its historic and operational contexts. A strategy was developed to accomplish those goals by investigating local, regional and statewide documentary sources. On-site observation and study of the building, including photographing and measuring the structure, were also part of the research plan.

B. Research Process:

1. Visited Pinckneyville and the subject building in February and March 2022 to study, photograph, and measure the resource.
2. Reviewed resources available at the Wisconsin Historical Society located at the University of Wisconsin, Madison (i.e., Perry County history and Illinois State Gazetteer and Business Directories), as well as at the University of Illinois Library, Urbana (Sanborn Fire Insurance Maps and Illinois State Gazetteer and Business Directories), and the Pinckneyville Public Library. Digital sources consulted include those available online through the Pinckneyville Public Library, HathiTrust Digital Library, Library of Congress (Sanborn Fire Insurance Maps), historicmapworks.com (Perry County maps), newspapers.com (the *Perry County Advocate*), all for data relating to the development and evolution of Pinckneyville, in general, and the building in question, in particular.
3. Completed research and prepared report draft.
4. Document draft internally reviewed.
5. Document draft reviewed by IDOT and SHPO.
6. Completed all revisions and submitted to IDOT and SHPO.

C. Archives and Repositories Used/Consulted:

•Libraries and/or Other Repositories visited/consulted:

Pinckneyville Public Library
312 S. Walnut Street
Pinckneyville, IL
(Local History Information)

Wisconsin Historical Society
816 State Street
Madison, WI
(Perry County History & Illinois State Gazetteer and Business Directories)

University of Illinois Library
1408 W. Gregory Drive
Urbana, IL
(Sanborn Fire Insurance Maps, Illinois State Gazetteer and Business Directories)

•On-Line Sources:

HathiTrust Digital Library
(Digitized Books, Gazetteers & Business Directories, Magazines/Journals and Other Resources)

newspapers.com
(Historic-period newspapers)

historicmapworks.com
(Historic-period county plat maps)

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PART V: PROJECT INFORMATION

This HIBS archival documentation is submitted in compliance with a stipulation of the Memorandum of Agreement (MOA) between the Federal Highway Administration, Illinois Division, and the Illinois State Preservation Officer, with final signature on 25 June 2020. The MOA was executed in compliance with CFR 36 800.6(b)(1)(iv) of the National Historic Preservation Act of 1966, as amended.

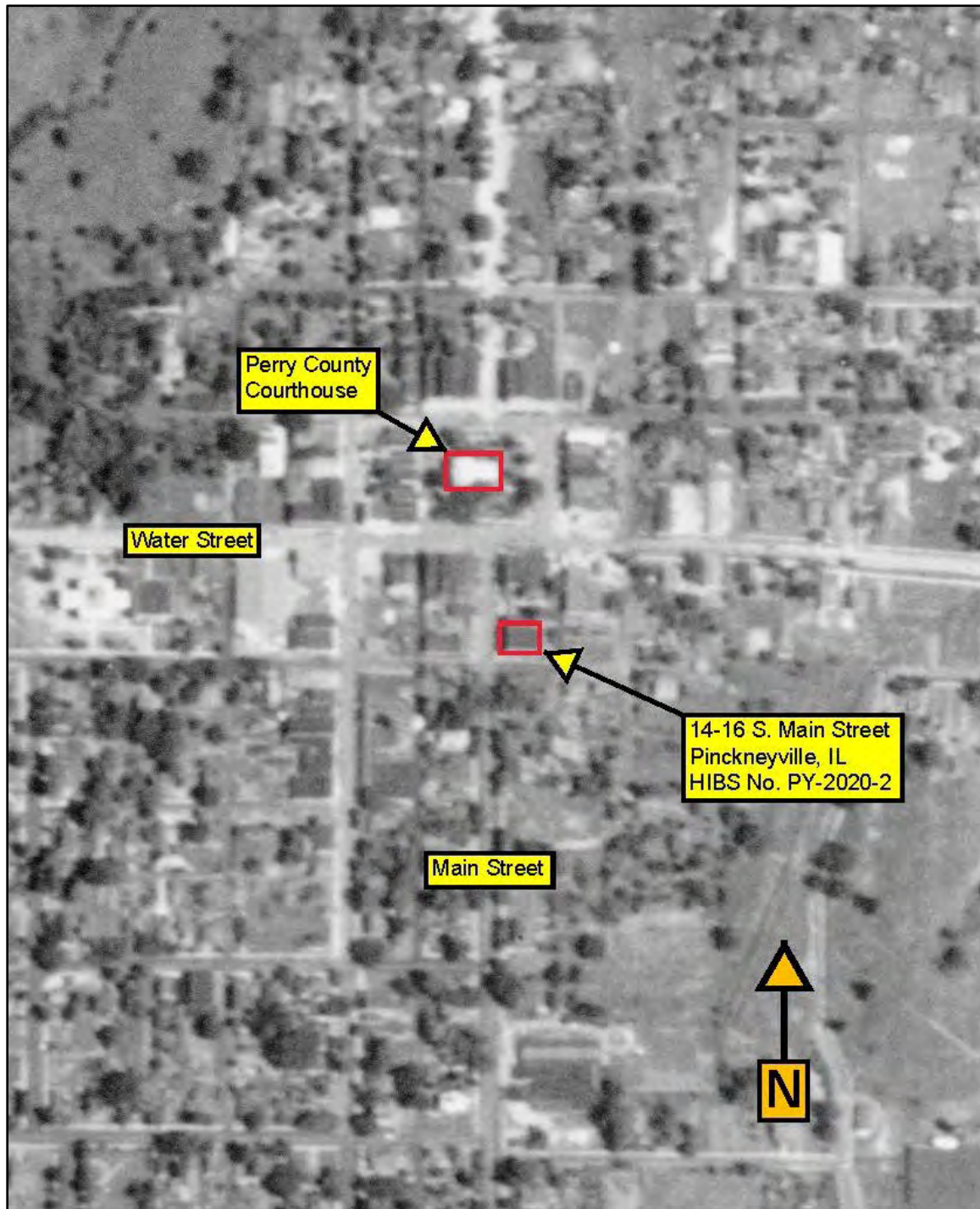


Figure 7: This aerial image shows downtown Pinckneyville in 1938. Note the county courthouse as well as the subject building at 14-16 S. Main Street immediately to the south southeast (Illinois Historical Aerial Photography: 1937-1947, Image BGY-1-72, 06 August 1938, Viewed at <http://maps.isgs.illinois.edu/ilhap/> on 20 August 2024).

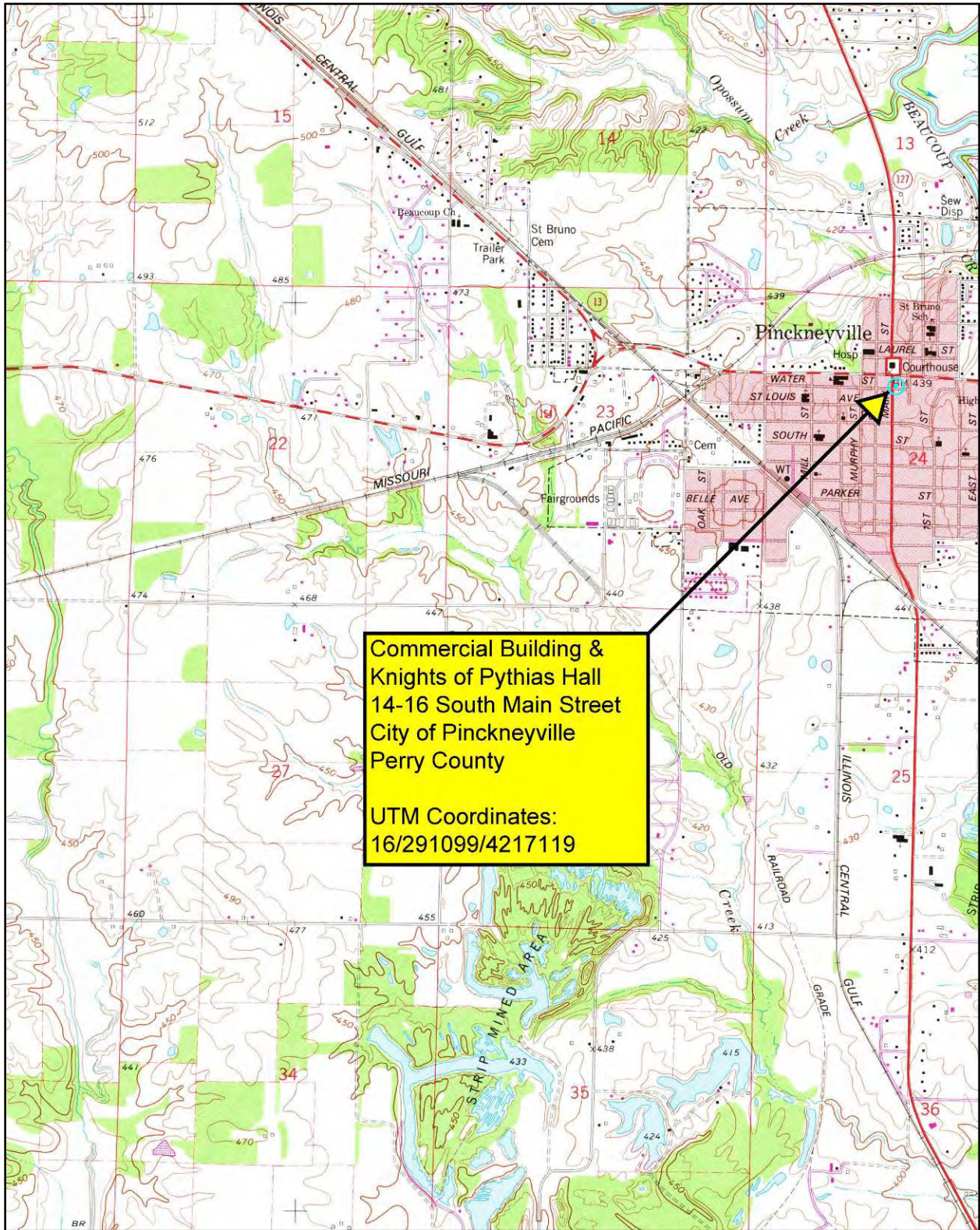


Figure 8: U.S. Geological Survey, *Pinckneyville Quadrangle* [map], 1:24000, 7.5 Minute Series (Reston, VA: United States Department of the Interior, USGS, 1974; Revised, 1982).



Figure 9: Illustrated in these images are Mesker Brothers ornamentation examples as illustrated in a “got mesker” publication on the left, and the comparable images found in February 2022 on the 14-16 S. Main Street building in Pinckneyville (“got mesker? Identification Guide to Sheet-Metal Facades and Building Components Manufactured by Mesker Brothers Iron Works & George L. Mesker & Company,” Viewed at https://www2.illinois.gov/dnrhistoric/Preserve/Documents/Mesker_identification_guide.pdf in June 2022).

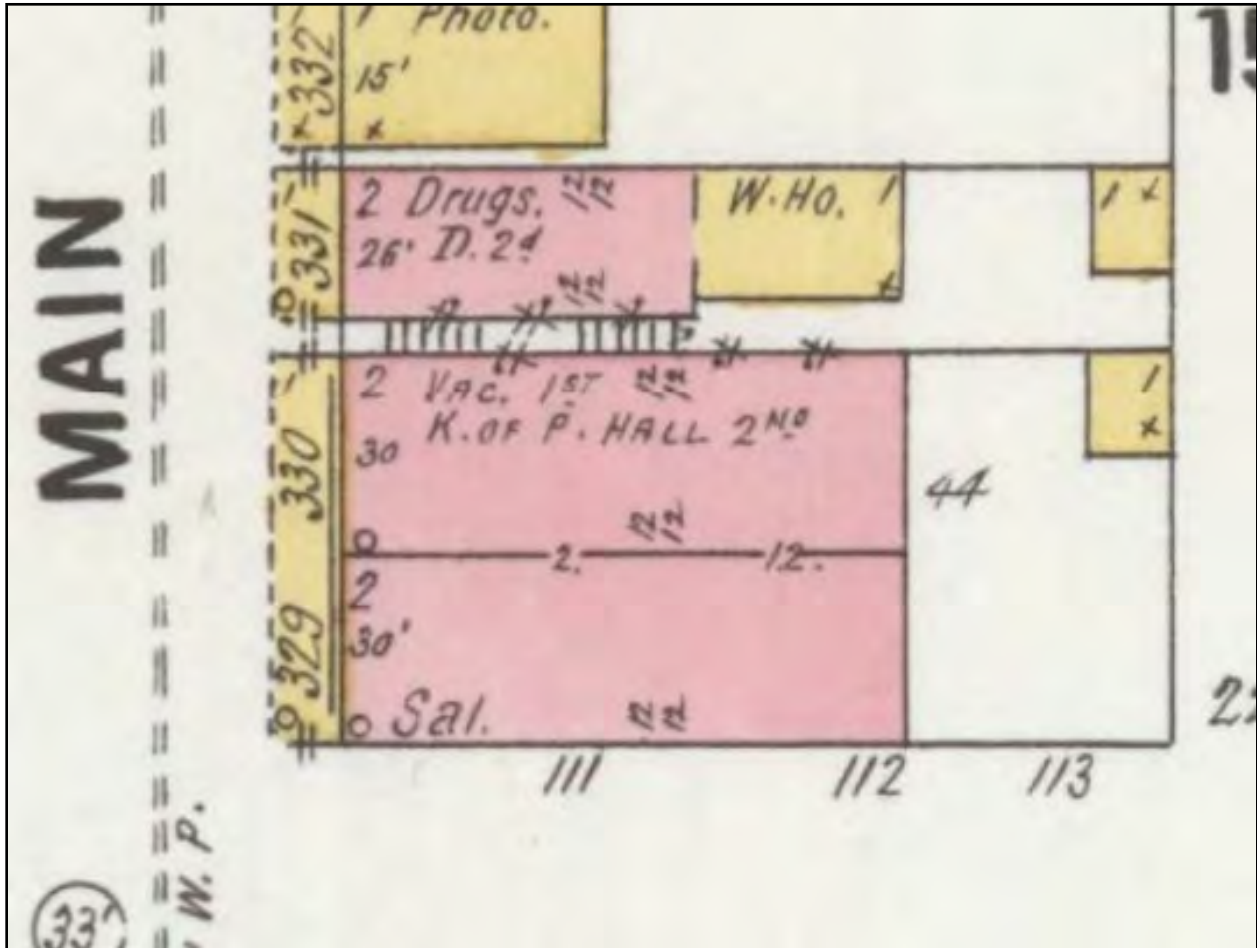


Figure 10: This image is from a 1900 Sanborn Fire Insurance Map. It identifies the subject building (noted as 330 and 329 at the time) used then by a saloon on the first floor, south storefront. The north storefront was vacant at the time according to the map, though the H.W. Hincke store was reportedly there at the time. The second floor was devoted at the time to the Knights of Pythias Hall. Note the yellow awning that shelters the centered entrance to the second floor as well as the storefronts to either side. Sanborn Maps, *Pinckneyville* (1900).

Transcribed Field Notes/Drawings – 1:

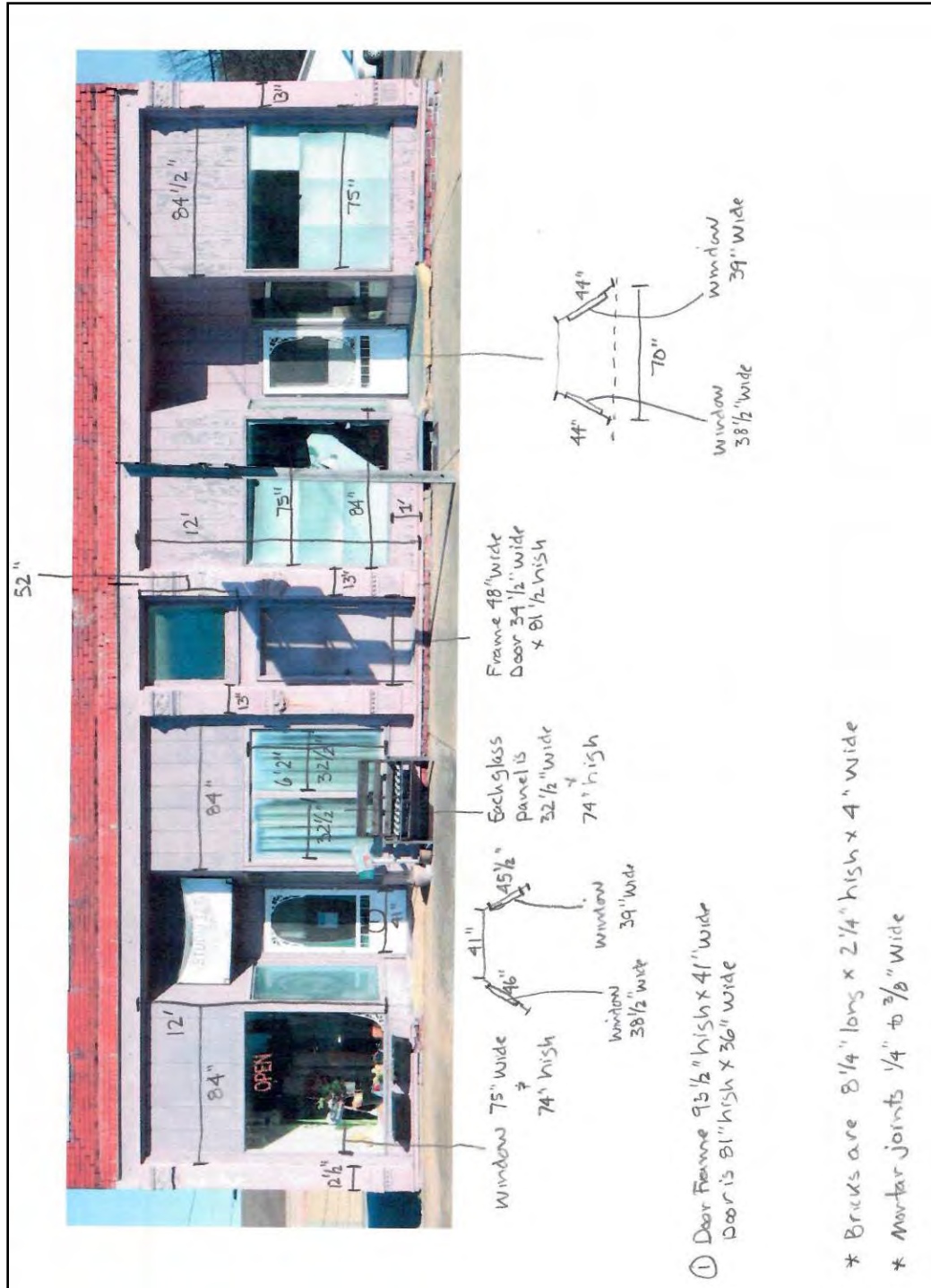


Figure II: Two storefronts and the center door to the second floor, west endwall, 14-16 South Main Street.

Transcribed Field Notes/Drawings – 2:

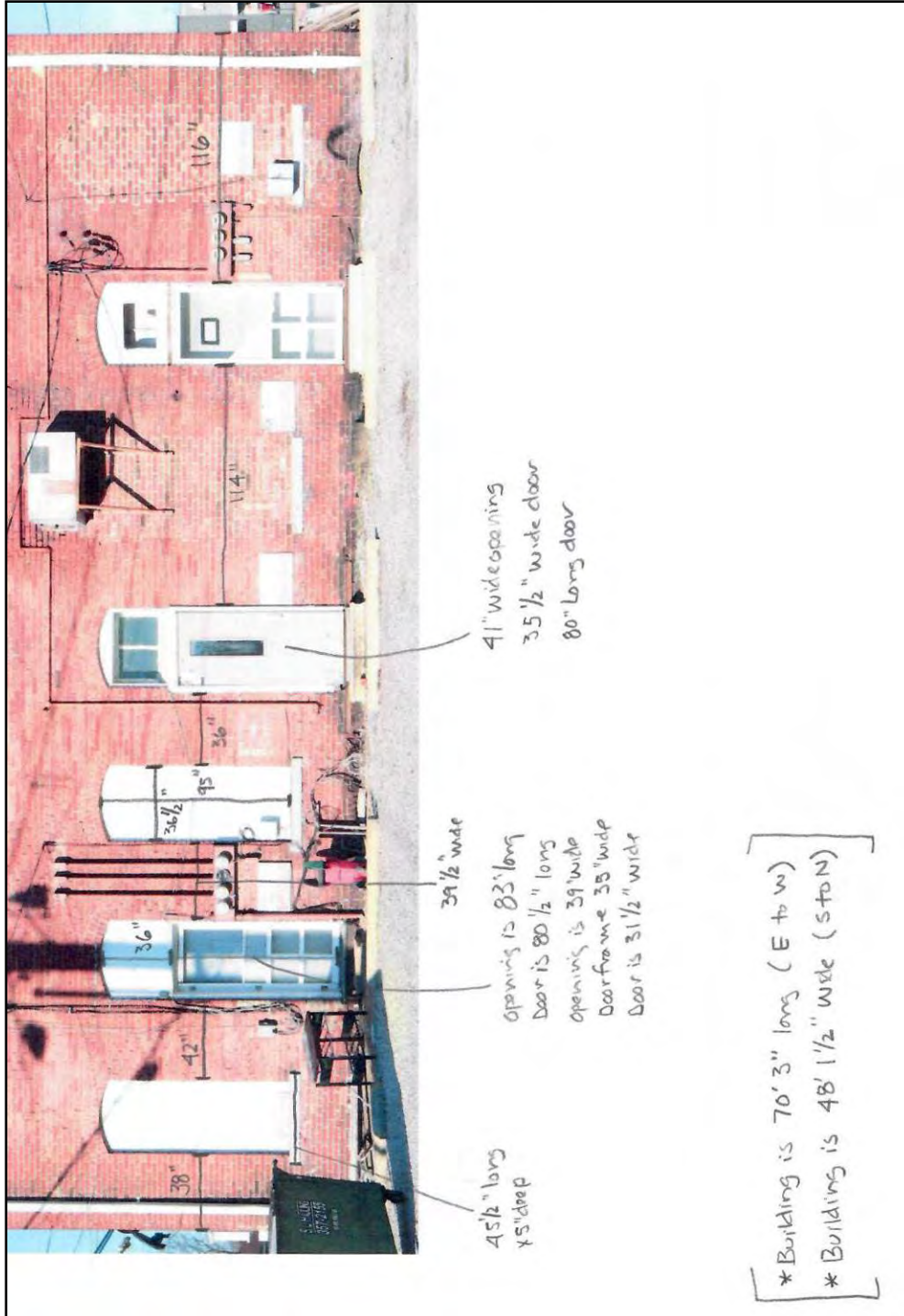


Figure 12: East endwall of 14-16 South Main Street.

Transcribed Field Notes/Drawings – 3:

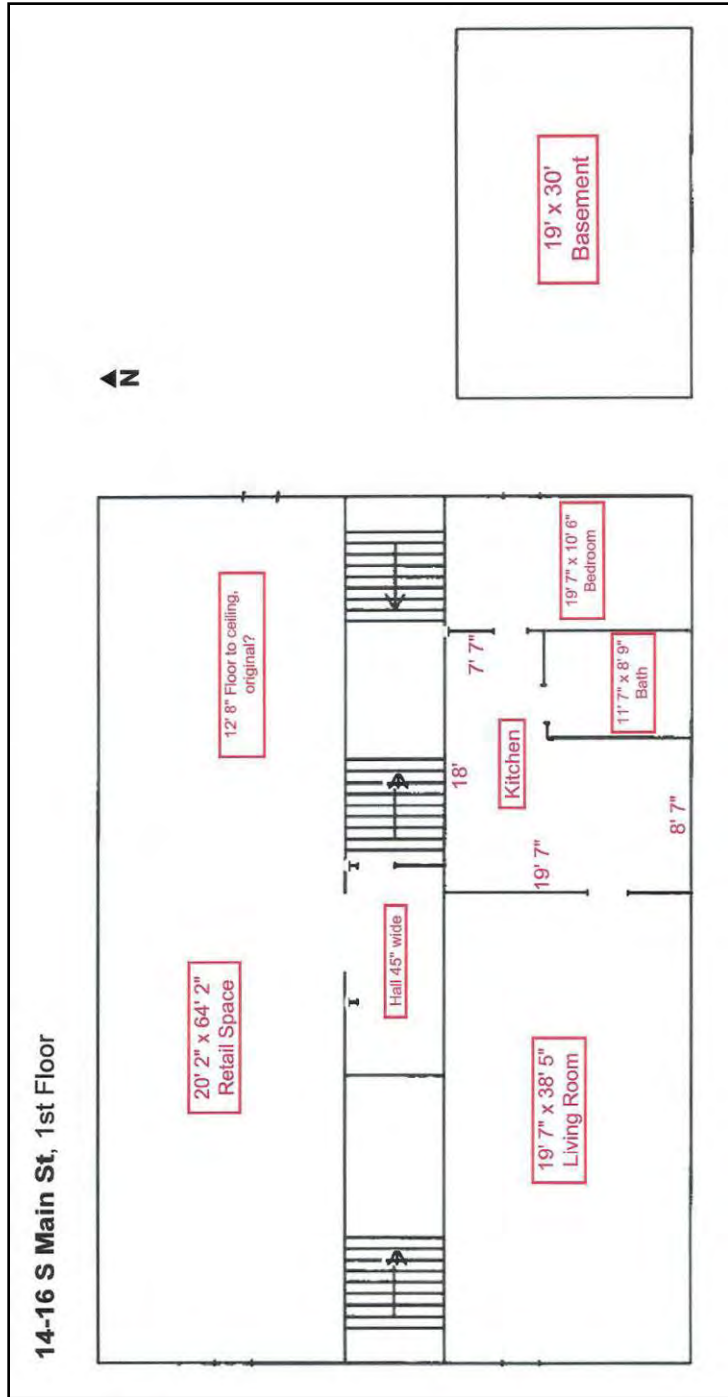


Figure 13: Basement and first floor plans for 14-16 South Main Street. Note that the building's perimeter and floor plans are generally scaled but not exact. Interior measurements identifying room and window sizes are exact.

Transcribed Field Notes/Drawings – 4:

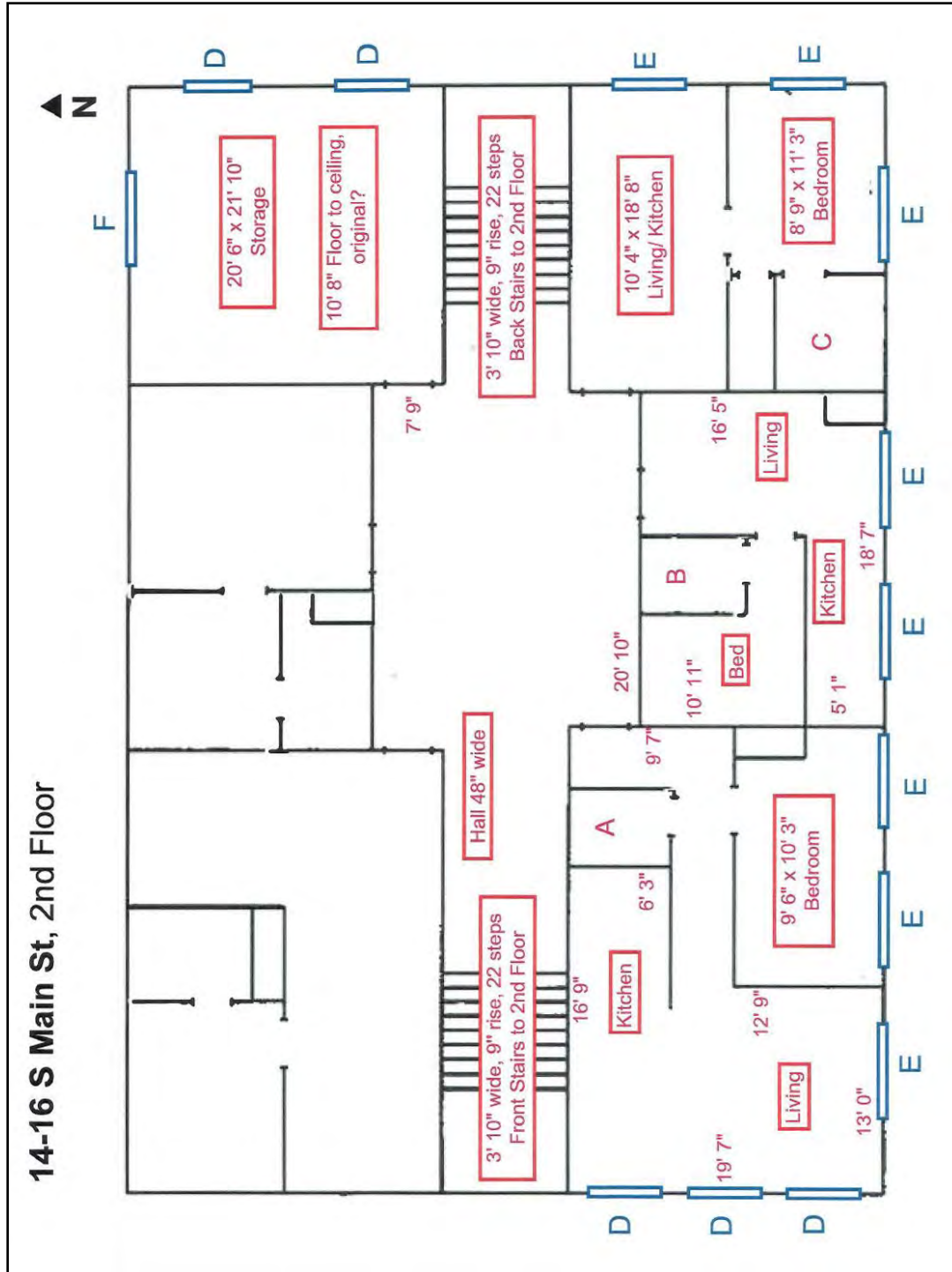


Figure 14: Second floor plans for several apartment units and the northeast storeroom, 14-16 South Main Street. Note that the building's perimeter and floor plans are generally scaled but not exact. Interior measurements identifying room and window sizes are exact.

Transcribed Field Notes/Drawings – 5:

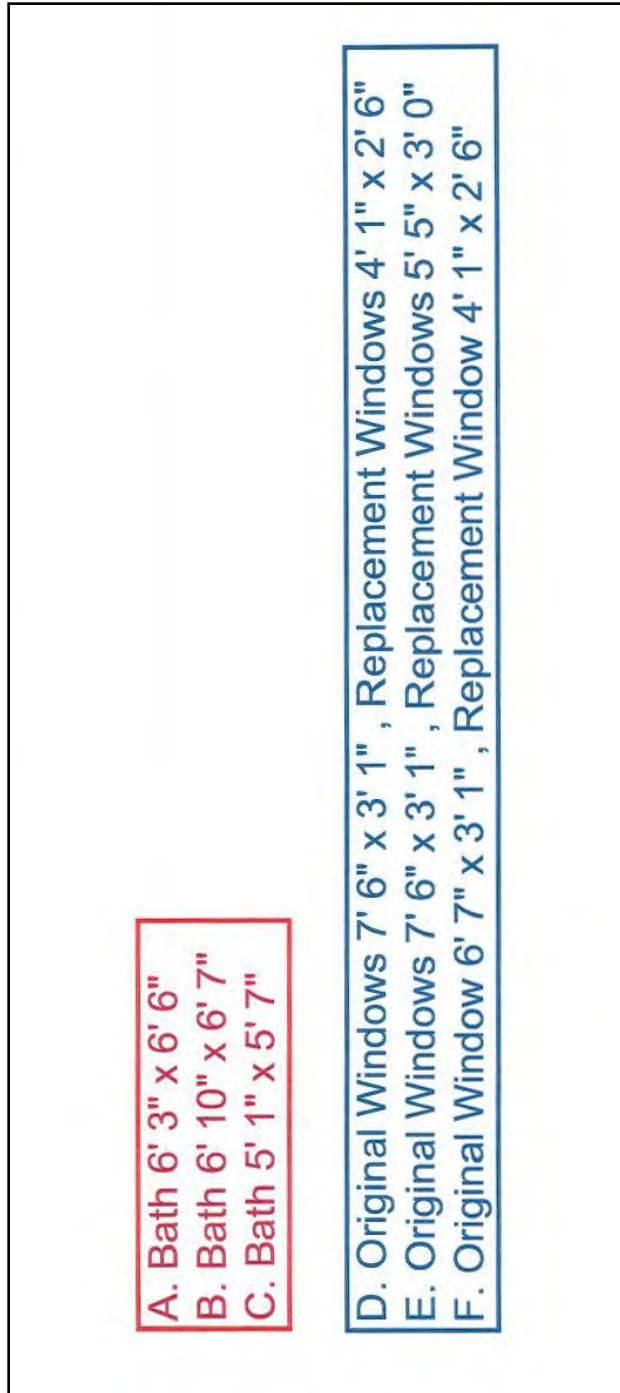


Figure 15: Window and bathroom measurements for the second floor, 14-16 South Main Street.

HISTORIC ILLINOIS BUILDING SURVEY

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H.W. Hincke Commercial Building
14-16 South Main Street
City of Pinckneyville
Perry County
Illinois

HIBS No. PY-2020-2

Documentation: 14 Exterior Photographs (2022)
16 Interior Photographs (2022)
35 Data Pages
01 7.5 Minute USGS Map
01 Aerial Image, 1938

John N. Vogel, Ph.D., Associate Degree: Professional Photography, Photographer

HIER No. PY-2020-2.1	GENERAL VIEW TO NORTHEAST.
HIER No. PY-2020-2.2	VIEW TO EAST.
HIER No. PY-2020-2.3	VIEW TO EAST NORTHEAST.
HIER No. PY-2020-2.4	VIEW TO NORTH.
HIER No. PY-2020-2.5	VIEW TO NORTHWEST.
HIER No. PY-2020-2.6	VIEW TO WEST.
HIER No. PY-2020-2.7	VIEW TO SOUTHWEST.
HIER No. PY-2020-2.8	VIEW TO SOUTH SOUTHEAST.
HIER No. PY-2020-2.9	VIEW TO EAST SOUTHEAST.
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HIER No. PY-2020-2.24	VIEW TO NORTHWEST. SECOND FLOOR. NORTHWEST APARTMENT WINDOWS.
HIER No. PY-2020-2.25	VIEW TO NORTH. SECOND FLOOR. NORTHWEST APARTMENT DINING ROOM/KITCHEN.
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