

# YOUNG WOMEN'S CHRISTIAN ASSOCIATION

20-30 Howard Street

*built:*  
1907

*architect:*  
Eugene  
Gardner

*style:*  
Renaissance  
Revival



The YWCA has played an important role in the social welfare of the community since organized in 1875 as the Women's Christian Association, an auxiliary of the YMCA. Its initial goal was to provide room and board to women entering the work force. Later it expanded its activities to include nursery care, lectures, and classes.



*Ham House*

Important Springfield architect Eugene Gardner loosely modeled the building after Ham House, an important 17<sup>th</sup> century English country manor.

MGM will demolish the building. The Historical Commission has asked that its façade be incorporated into the south wall of the development.



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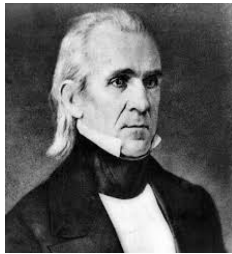
# UNION HOUSE

1132-1142 Main Street

*built:*  
1846

*architect:*  
Henry  
Sykes

*style:*  
Italianate



*President James Polk*

Union House is the third oldest commercial building left in Downtown. It was designed by regional architect Henry Sykes, who also designed the Mills-Stebbins Villa in Springfield and the Amherst College observatory. For many years, it was Springfield's finest hotel. In 1847, it hosted President James Polk during a trip through the Northeast. In his entourage were Attorney General Nathan Clifford and Secretary of State James Buchanan. The building continued as a hotel until the Great Depression and has been used for retail since then.

MGM will demolish this four-story building and replace it with a new four-story building with retail and restaurants on the ground floor and apartments above. The Historical Commission has asked that the building be adaptively reused for the same uses.



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# STATE ARMORY

29 Howard Street

*built:*

1895

*architect:*

Robert Wait &  
Amos Cutting

*style:*

Romanesque  
Revival



This imposing castle-like structure was built to house the state militia. It was designed in the Romanesque Revival style by Boston architects Robert Wait and Amos Cutting and supervised by local architect Eugene Gardner. Its large drill shed was severely damaged by the 2011 tornado and was demolished due to public safety concerns.

MGM will demolish the back half of the building and reuse the front half as a restaurant. The Historical Commission has asked that its back half also be retained.



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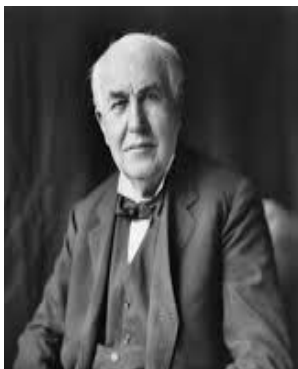
# EDISONIA THEATRE BLOCK

1156-1178 Main Street

*built:*  
1913

*architect:*  
Eugene &  
George  
Gardner

*style:*  
Classical  
Revival



This building was designed by father and son architectural firm of Eugene and George Gardner. Besides stores and offices, the structure housed one of Springfield's earliest motion picture theaters, named in tribute to Thomas Edison.

MGM will demolish this building and replace it with a new four-story building with retail and restaurants on the ground floor and apartments above. The Historical Commission has asked that the new building incorporate the façade of the Edisonia Theatre with its stucco and glazed terra cotta details.

*The Edisonia Theatre was named after Thomas Edison*



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# UNITED ELECTRIC COMPANY

73 State Street

*built:*

1910

*architect:*

Thomas M.  
James

*style:*

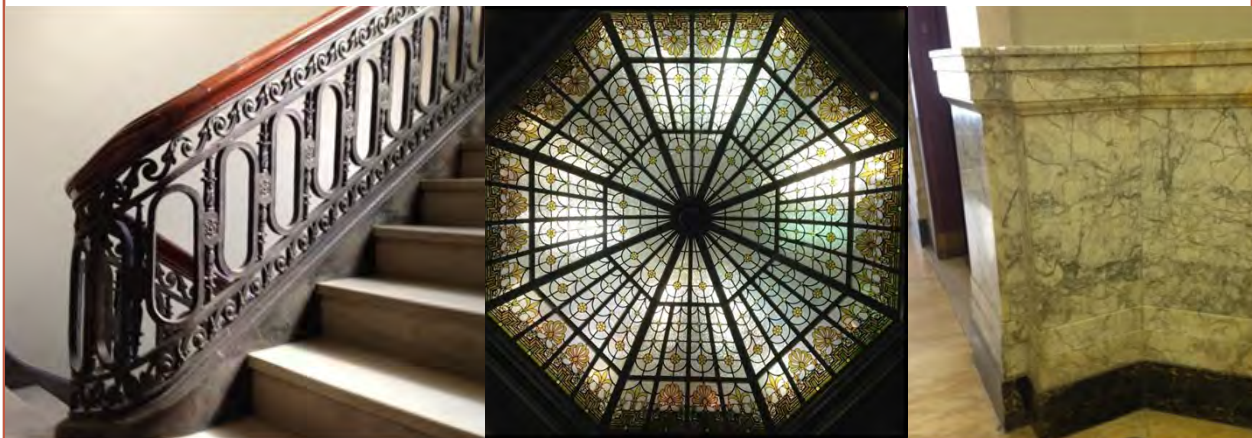
Beaux Arts



This building was constructed for the offices of the United Electric Company, which played a major role in providing electricity to Springfield. Electricity was first introduced in Springfield in 1881. The United Electric Company was founded in 1887. It operated until 1943 when it was consolidated into the Western Massachusetts Electric Company.

The building was designed in the Beaux Arts style by Thomas M James, a Boston architect who designed many eastern Massachusetts structures, including the Shubert Theatre.

MGM will demolish the building but retain the façade for its hotel. The Historical Commission has asked that its ornate lobby also be incorporated into the project.



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# TURNVEREIN BUILDING

79-83 State Street

*built:*  
c. 1888

*architect:*  
Unknown

*style:*  
Classical  
Revival



The Turnverein Society was a German-American social organization dedicated to promoting physical activity. The Springfield branch was established in 1855. After the group relocated, the building was used as offices and a new Classical Revival style façade was added in the late 1920s. The Historical Commission has asked that the facade be incorporated into the development.

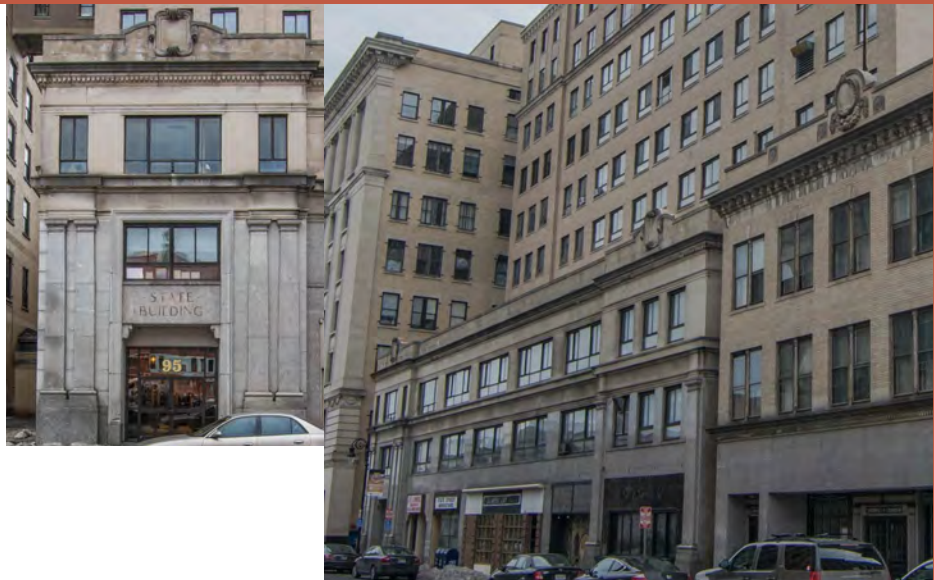
# STATE BUILDING

85-95 State Street

*built:*  
1929

*architect:*  
Burton  
Geckler

*style:*  
Classical  
Revival



The State Building was designed in the Classical Revival style by Burton Geckler as an annex to 1200 Main Street, the large office building next door. MGM will demolish the eleven-story building for its casino. The Historical Commission has asked that the façade of the first three stories be incorporated into the development.

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