

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 National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any 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.

1. Name of Property

Historic name: Merchant Street Commercial and Civic Historic District (Amended)

Other names/site number: NRHP Reference Number 73000661

SHPD Historic Site Number 80-14-9905

Name of related multiple property listing:

N/A

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

2. Location

Street & number: Three blocks of Merchant Street, as well as parcels fronting Nu'uauu Avenue, Bethel and Bishop Streets (Individual addresses noted on boundary map)

City or town: Honolulu State: HI County: Honolulu

Not For Publication: Vicinity:

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 forth 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 at the following level(s) of significance:

national statewide local

Applicable National Register Criteria:

A B C D

<p>_____ Signature of certifying official/Title:</p>	<p>_____ Date</p>
<p>_____ State or Federal agency/bureau or Tribal Government</p>	

Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

In my opinion, the property meets does not meet the National Register criteria.

Signature of commenting official:

Date

Title : State or Federal agency/bureau
or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:) _____

Signature of the Keeper

Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

- Private:
- Public – Local
- Public – State
- Public – Federal

Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

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 the count)

Contributing	Noncontributing	
<u>2</u>	<u> </u>	buildings
<u>1</u>	<u> </u>	sites
<u> </u>	<u> </u>	structures
<u>4</u>	<u> </u>	objects
<u>7</u>	<u> </u>	Total

* Noncontributing to this historic district but possibly individually eligible for NR (see Section 7)
Number of contributing resources previously listed in the National Register 13

6. Function or Use

Historic Functions

(Enter categories from instructions.)

- GOVERNMENT/post office
- GOVERNMENT/correctional facility/police station
- COMMERCE/financial institution/bank
- COMMERCE/restaurant/bar, tavern
- COMMERCE/business/office building
- INDUSTRY/communications facility/printing plant
- INDUSTRY/industrial storage/warehouse

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Current Functions

(Enter categories from instructions.)

COMMERCE/restaurant/bar, tavern

GOVERNMENT/government office/municipal building

COMMERCE/store

EDUCATION/schools/academy

COMMERCE/business/office building

RECREATION AND CULTURE/theater/playhouse

7. Description

Architectural Classification

(Enter categories from instructions.)

Late 19th Century Commercial

Classical Revival

Beaux Arts Classicism

Italianate

Spanish Eclectic

Richardsonian Romanesque

Renaissance Revival/Hawaiian Gothic

Mediterranean Revival

Materials: (enter categories from instructions.)

Principal exterior materials of the property:

Stucco

Brick

Lava rock

Coral block

Terra cotta

Reinforced concrete

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Introduction and Summary Paragraphs

This amended National Register of Historic Places (NRHP) form was prepared as mitigation for the Honolulu Rail Transit Project (HRTTP) and part of the work to fulfill the terms of the Programmatic Agreement (PA) for the Honolulu Authority for Rapid Transportation (HART) rail project. The original NRHP nomination form for the Merchant Street Historic District was submitted in 1973 followed by a letter from the State Historic Preservation Division to the Keeper of the National Register of Historic Places, dated April 12, 1976, that clarified the district boundaries. Within and between those documents there is contradiction and confusion about what is and what is not included in the district. This amended NRHP form provides long needed clarification, along with expanded description and significance sections. The amended Statement of Significance details the district's history as well as its architectural character. The amended NRHP form adds two buildings to the Merchant Street Historic District: the Honolulu Star-Bulletin Building and the Alexander & Baldwin (A&B) Building. Since these are already listed on the NRHP, they are included in the "Number of contributing resources previously listed in the National Register" on page 3. The other new resources added to this district nomination are the site of the original Honolulu Hale and four objects: granite curbs and sidewalks, lava rock curbs, cannons, and a remnant of a cast-iron storefront. Additionally, this amended nomination includes a name change for the district to distinguish it from the previous nomination.

The Merchant Street Commercial and Civic Historic District is located in downtown Honolulu, Hawai'i. Merchant Street's alignment is slightly curved and runs north-northwest to southeast along the makai (southwestern) end of downtown. The entire street is six blocks long, extending from Nu'uaniu Avenue on the north end to Mililani Street at the south end. The Merchant Street Commercial and Civic Historic District occupies the three northernmost blocks of the street (between Nu'uaniu Avenue and Bishop Street) and includes three buildings that front intersecting streets. The original 1973 NRHP form for the Merchant Street Historic District described 11 contributing buildings: the T.R. Foster Building parcel (which included the small brick warehouse behind it), the Old Honolulu Police Station, the Royal Saloon Building, the Waterhouse Building, the Yokohama Specie Bank, The Friend Building, the McCandless Building, the Kamehameha V Post Office, the Melchers Building, the Bishop Bank Building, and the Bishop Estate Building. While the McCandless Building was included in the description section, the sketch map attached to the 1973 NRHP form did not show this building. The reason for its absence on the map is not known. Two buildings on Merchant Street, south of Fort Street, were sketched and labeled on the 1973 map, but not described – "Federal Savings and Loan" (historic name: Judd Block) and the Stangenwald Building. Apparently, there was a decision to leave these two buildings out of the nomination form, perhaps because of the intervening modern buildings on the other three corners at the intersection of Fort and Merchant Streets.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

The boundary description in the 1973 form clearly stated the limits of the district as “Nu’uanu Avenue, King Street, Fort Street, and Queen Street (extended in a straight line to intersect with Nu’uanu Avenue).”

The April 1976 clarification letter from the Hawai’i State Historic Preservation Division to the Keeper of the National Register of Historic Places included a map and a list of the buildings in the Merchant Street Historic District. This list added the Judd Block and the Stangenwald Building to the resources noted above; however, it did not include the McCandless Building.¹ Since the list separately counted the “Old Brick Warehouse” in the rear of the T.R. Foster Building, there were 13 buildings on the 1976 list. The map attached to the 1976 letter created another point of confusion regarding the brick warehouse adjacent to the T.R. Foster building. Although they are located on the same parcel (TMK 1-7-002-035), the adjacent parcel number was noted for the brick warehouse on the list and the map showed the boundaries of the historic district as including TMK 1-7-002-036. The inclusion of that parcel was clearly a mistake and since that parcel now has a modern concrete parking garage on it, it is not part of the current historic district.

All fifteen buildings in the amended Merchant Street Commercial and Civic Historic District (see Table 1 at end of Section 7) were constructed between 1854 and 1931 as low- and mid-rise buildings of two to six stories. The materials are typical of the period and include brick, terra cotta, coral block, reinforced concrete, and lava rock.

The Merchant Street Commercial and Civic Historic District maintains significant historic integrity. Integrity of location is high, as none of the extant buildings within the district have been moved. Most of the building façades within the district are remarkably unchanged from the period of significance, conveying a high level of integrity of design and workmanship. Integrity of materials is only moderately affected by some changes in window and door materials on a small number of buildings within the district. Integrity of feeling and association, though impacted by surrounding high-rise buildings, are moderate to high. The Merchant Street Commercial and Civic Historic District maintains its period appearance and proximity to the sights and sounds of Honolulu Harbor. The district also remains an active, business-oriented section of downtown Honolulu as it was during the period of significance. The fifteen historic buildings and five other resources that comprise the Merchant Street Commercial and Civic Historic District are not entirely contiguous due to the construction of several mid-20th century buildings at the intersection of Fort and Merchant Streets. These Mid-century modern buildings along with other downtown high-rise buildings visible from the district reduce integrity of setting.

¹ The McCandless Building (1906), as well as the Wing Wo Tai & Co. Building (1916) and the Nippu Jiji/Irwin Block Building (1897) were considered for inclusion in the Merchant Street District, but these buildings are already part of the Chinatown Historic District and so were not added.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

The boundaries for this updated nomination include all 13 buildings listed in the 1976 SHPD correspondence plus two others that are currently listed on the NRHP and adjoin the southernmost building on the list, for a total of fifteen buildings and five additional resources. The northernmost buildings are the two on east side of the Nu'uaniu Avenue / Marin Street intersection, all four buildings on the Merchant Street block between Nu'uaniu Avenue and Bethel Street, and The Friend Building on Bethel Street. In the middle block of the Merchant Street Commercial and Civic Historic District, between Bethel Street and Fort Street Mall, there are four contributing buildings; the Kamehameha V Post Office and three buildings on the harbor side of the street. The four southernmost buildings in the district are on the harbor side of Merchant Street in the block from the Fort Street Mall to Bishop Street. These boundaries were chosen because they contain a nearly contiguous line of low- and mid-rise commercial and civic buildings typical of the period from the late monarchy through the early territorial years. Buildings from this era are rare in downtown Honolulu today.

The Oceanit Building, which is over 50 years old and could possibly be added to the National Register in the future, is located on Merchant Street at the Fort Street Mall intersection. The scale and proportion of its design are respectful to the neighboring historic buildings. It is not considered a contributing resource to the Merchant Street Commercial and Civic Historic District due to its construction falling well outside the district's period of significance.

Narrative Description

The Merchant Street Commercial and Civic Historic District is a three-block long section of Merchant Street in downtown Honolulu, an approximate 3.5 acre section of the wider urban area adjacent to Honolulu Harbor on the south shore of the island of Oahu. The city of Honolulu developed to support the shipping activities that took place at Honolulu Harbor. Its earliest streets were built close to the shoreline: Fort Street and Nu'uaniu Avenue (then called Fid Street) lead to the harbor from the inland areas; Queen Street and Merchant Street were roughly parallel to the uneven shoreline. The area's historic resources, particularly those within the Merchant Street Commercial and Civic Historic District, reflect its evolution from a shipping stopover to an urban city center. Downtown Honolulu is laid out in an irregular grid pattern running southwest to northeast and northwest to southeast with city blocks that vary in size and dimensions. None of the city blocks included in the Merchant Street Commercial and Civic Historic District are the same size or shape and all of the buildings are sited directly along the street.

Table 1 is a list of the fifteen historic buildings, one site and four objects within the historic district. A short description of each resource is provided below, starting with the northernmost part of the district, at the inland, or *mauka*, corner of Nu'uaniu Avenue and Marin Street and moving to the south end of the district, the ocean-side, or *makai*, corner of Merchant and Bishop Streets.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Buildings

T.R. Foster Building (1891)

The T.R. Foster Building is located on the northwest corner of Nu'uaniu Avenue and Marin Street.² Though technically not on Merchant Street, the T. R. Foster Building is part of the Merchant Street corridor and is representative of both the period and the style of buildings within the Merchant Street Commercial and Civic Historic District. It is a two-story, six-bay, Italianate building with a ground-floor storefront typical of the late 19th century. Large plate glass windows with fixed transoms are separated by round and square engaged columns. A recessed entryway leads to a simple double door with two fixed transoms above. The upper façade is clad in exposed red brick with stucco-covered pilasters dividing the six bays. Each bay contains one segmental-arched, double-hung window, capped with a decorative window hood. The building is topped by a stepped parapet roof with an elaborate cornice. The outer two pilasters are capped at the parapet with globe finials. Centered on the parapet facade is a two-bay, cupola-topped, pediment that reads "T. R. FOSTER 1891." The 1973 Merchant Street Historic District nomination form mentions removal of the building's stucco exterior at an indeterminate date before September 1972.

Brick Warehouse (construction date unknown)

Behind the T. R. Foster Building and facing Marin Street is a simple, single-story, red-brick storage building. On the front façade it has two recessed segmental arch windows. The twelve light wood windows sit atop a solid wood panel that reaches the ground. The openings may have originally been doors. The building has a decorative brick parapet with a simple brick cornice and pediment along the front facade. A single-story connector is located at the end of a potentially historic brick walkway between the buildings. Currently the warehouse entry door is along this walkway space between the warehouse and the T.R. Foster Building. The small warehouse is part of the same parcel as the T. R. Foster Building's, but it has been counted as a separate building. Both these buildings are within both the Chinatown Historic District and the Merchant Street Commercial and Civic Historic District.³

The Royal Saloon (1890)

The Royal Saloon was erected shortly after the widening of Merchant Street in 1889. It is a single-story, Italianate brick building with Victorian Gothic decorative elements. The Royal Saloon is on the northeast corner of Nu'uaniu and Merchant Streets with a clipped corner entrance facing that intersection diagonally. The building has five bays fronting Nu'uaniu Avenue, the easternmost two of which are part of an addition built between 1914 and 1925. There are three bays along the Merchant Street facade. All the bays are separated by plain rectangular pilasters that extend to the cornice. Most of the original bays feature a recessed, replacement, two-over-two double-hung segmental-arched window. Alternating brick and concrete keystone and voussoir cap the windows. The southernmost bay on the Merchant

² Merchant Street ends at Nu'uaniu Avenue, where it met the old Honolulu Ironworks block (1860s until its relocation to Kakaako in 1900). Marin Street runs parallel to Merchant Street, just a slight jog to the northeast, and is one block long.

³ The Chinatown Historic District nomination is also being revised as part of the mitigation for the H RTP. Nu'uaniu Avenue was the southern boundary of the Chinatown Historic District in the 1972 NRHP nomination form and will likely remain so.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Street façade is wider and has two narrower windows flanking a recessed entry. A cornice featuring large dentils is topped by a solid roofline balustrade with engaged balusters. Decorative triangular blocks top the pilasters and pyramidal finals top the square balustrade posts. The corner entryway is surmounted by a simple pediment atop the balustrade that reads "ROYAL 1890." Historical photos indicate that the façade was once either plastered or painted. That covering has since been removed to expose the brick. The two-bay addition on Nu'uuanu Avenue has a smooth concrete façade with large, square three-over-three windows and an additional entrance. The elaborate cornice and parapet are absent at the addition.

J. T. Waterhouse Building

The J. T. Waterhouse Building is located at 16 Merchant Street, next to the Royal Saloon. It is a two-story, Mission Revival style building erected in 1870 and remodeled ca. 1911-1914. The stucco-covered brick façade features a centered entry with recessed door beyond. The entry has a fixed glass, segmental-arch transom above. Flanking the entry are multi-light windows. The left window is fixed with a fixed, segmental-arch transom above. The right ten-light paired casement window is wide, also with a fixed glass, segmental-arch transom above. The second story is defined by two parallel belt courses between which are two, evenly spaced, ten-light paired casement windows with no transoms. Above the second belt course is a mission style parapet with a central, louvered oculus vent and simple coping.

Yokohama Specie Bank Building (1908)

The Yokohama Specie Bank Building, at the northwest corner of Merchant and Bethel Streets, is an ornate, two-story, Beaux Arts Style building constructed ca. 1908. The fireproof brick and steel building, which features many terra cotta decorative elements, is one of the more elaborate buildings in the Merchant Street Commercial and Civic Historic District. The building has a tall concrete water table articulated with square pilaster bases. There are three entrances: one on each street side, and a main entrance on the clipped corner facing the intersection. The main entrance is six steps above the street level, of which the bottom four steps splay and curve back to the water table. The full-light double doors and half-round transom are surrounded by an ornately embellished and coved arch supported by double Corinthian engaged columns. The Merchant Street entrance is seven steps above street level and inset from the façade. A round arched opening supported by Corinthian columns is flush with the façade and a second arch with pilasters surrounds the ornate wooden door, which features full lights and a round arched transom above. The Bethel Street entrance is only three steps above street level due to the rising slope of the street as it leads away from the ocean harbor. This door is flush with the façade and features a rounded arch with Corinthian pilasters surrounding full-light double wood doors with decorative metal bands and a half-round transom above. Windows and doors throughout the exterior were clad in copper as a fireproofing measure following the Chinatown fire of 1900. Neither façade is dominant, and both have four bays that are not symmetrical. Windows are rectangular, triple-hung at the first level and double-hung at the second. The building's exuberant exterior features Corinthian pilasters, porthole windows, corbels, swags, wreaths, modillions, an overhanging bracketed cornice, and a roofline balustrade surmounted at the clipped corner by a large medallion supported by scrolls.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

The Friend Building (1887)

The Friend Building is a two-story, brick and stucco, commercial building constructed in 1887 and located next to the Yokohama Specie Building on Bethel Street. The street-facing façade is stucco-covered brick with symmetrical fenestration. The two floors are separated by a metal shed awning. The ground floor appears to have been modified from its original design. The ground floor features an arched door framed by post-modern pilasters and flanked by fixed sidelights. Four large, nearly-square, fixed-glass windows fill most of the remaining first floor. The second-floor façade has six, evenly spaced segmental arch openings. Four stacked awning windows are inset within each opening. Above the windows is a stepped dentil cornice and a dual pediment with simple coping. The right (northeast) pediment reads "THE FRIEND 1887;" while the left pediment is unadorned.

Old Honolulu Police Station (1931)

The Old Honolulu Police Station, now called the Walter Murray Gibson Building, was erected in 1931 to replace an earlier police station building that had been demolished for the extension of Bethel Street. The building occupies the entire block along Merchant Street from Nu'uauu Avenue to Bethel Street. It is three and four stories tall and built of concrete covered in stucco with a barrel tile roof. Built in the Spanish Eclectic style, the irregularly shaped building features a prominent round tower with exterior wrapping staircase on the Merchant/Bethel corner. Along Merchant Street the building is first three-stories and rises to four stories mid-block. The ground floor features square breis block openings, while the second and third floor have inset six-over-six paired casements, each with a four-light transom. Near the center of the Merchant Street façade, a solid paneled door with solid-paneled surround is further decorated with an ornate terra cotta surround featuring large scrolls and an elaborate entablature topped by a small window surmounted by a broken pediment. At the corner of Merchant and Bethel Streets is the main entry. The matching, dual-corner entryways have large, intricately carved wooden paneled double doors with a solid paneled surround. The grand terra cotta surround, also the same on both elevations, reaches to the fourth floor and features large pilasters, an entablature with a double frieze, and is topped by a small third story window surrounded by scrolling and surmounted by a broken pediment. Along the Bethel Street façade at the ground floor are two half-round recessed openings (one of which has been infilled), and a third small entry (also infilled) with a terra cotta surround topped by plaque, surrounded by scrolling, that says '1930.' The features of the Bethel Street upper stories include a corbeled balcony with perforated concrete railing, breis block filled openings, and balconies at both the second and fourth floors. The second-floor balcony has its own barrel tile shed roof and has long been enclosed with fixed and awning metal windows.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Melchers Building (1854)

The Melchers Building is the oldest extant building within the Merchant Street Commercial and Civic Historic District as well as the oldest extant commercial building in Honolulu; it was completed in 1854. It is also the only building within the District constructed of coral block. The Melchers Building was originally Classical Revival in style, but the coral texture and many of the design details have been obscured by multiple layers of paint and stucco. The original structure was three-by-four-bay building with the longer façade fronting Merchant Street. Many changes were made to the interior and exterior of the building over time, the most significant of which was a 1937-38 addition that increased the building's size by approximately 75%.⁴ The Melchers Building has a rectangular footprint and very simple design elements including a belt course separating the first and second floors and a cornice that defines the parapet roof. The building also has a basement, which was then uncommon in buildings so close to the harbor. The entry door is recessed, faces Merchant Street, and is framed by simple pilasters capped with a cornice. The door materials and design are not historic. First-floor windows along Merchant Street are casements; those along Bethel Street are fixed windows placed high for privacy. Second-floor windows on both facades are six-over-six double hung. All windows on both facades have prominent aprons.

King Kamehameha V Post Office (1871)

The King Kamehameha V Post Office is the second oldest building in the District and the first in Honolulu to be built entirely of precast concrete. It was built ca. 1871 using precast concrete blocks reinforced with iron rods, a construction method imported from Europe that was very new at the time. The Neoclassical building occupies the mauka/Diamondhead (northeast) corner of Merchant and Bethel Streets. Its main façade fronts Merchant Street and features a deep, rounded portico set on a podium and encircled with a short concrete balustrade with multiple openings leading onto the platform. The portico is supported by Tuscan columns above which is a simple entablature and a taller, matching, balustrade that encircles a second-floor balcony. The second-floor balcony is mostly covered by a deep awning with a decorative bargeboard that cantilevers from the building face. The exterior walls of the building are rusticated to appear to be cut stone. The first-floor main façade has been altered and features six bays where there were originally seven. The leftmost (west) bay is the only one that retains its original arched shape and currently contains a single door that acts as the building's main entry. The remaining five bays have solid in-fill lower halves with fixed windows in the upper halves. Originally all the bays had fanlight tops, with the western four bays containing mailboxes. The fifth bay was a walk-up window, and the remaining two were large, multi-light windows. The second-floor façade is historic and features six bays, each with a single segmental arch, double-hung window

⁴ Robert C. Giebner for the National Park Service, "Historic American Building Survey No. HI-34: Merchant and Nu'uuanu Streets -- Melchers Building," Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0033/data/hi0033data.pdf>, 1.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

capped by a simple, corniced window hood. The flat roof is defined by a bracketed cornice and small balustrade with a central date stone that reads "MDCCCLXX" (1870). The Bethel Street façade is simpler, with evenly spaced windows and doors on each floor. The ground floor has two entries and five windows, while the second floor has seven windows. All openings are segmental arches with cornice hoods. The current footprint is larger than the original and includes a ca.1900 brick rear addition with cement plaster detailing to match the cut stone finish of the original and therefore is not readily discernible from the exterior.

Bishop Bank Building (1878)

The Bishop Bank Building, renamed the Harriet Bouslog Building, was originally located at the corner of Merchant and Ka'ahumanu Streets. Ka'ahumanu Street was converted to a pedestrian walkway in 1931 when the city extended Bethel Street from Merchant to Queen Street. Built in 1878, the two-story Bishop Bank Building was originally a mix of Renaissance Revival, Italianate, and Second Empire styles. It featured a mansard roof and delicate, roofline cresting. True to the original design, it features a clipped corner entrance with double doors topped by a large, fixed glass, shouldered arch transom. There are six bays on the Merchant Street façade, and three on the former Ka'ahumanu Street façade. The first- and second-floor facades are separated by a string course. Each bay, on both facades, is delineated by prominent banded pilasters. Windows and doors do not appear to be historic, but all openings are historically accurate in size, shape, and location. Windows on both facades are one-over-one, semi-arched and fixed-glass, giving the appearance of being double-hung. Each window is topped by a decorative keystone. A paired arch, one-over-one fixed-glass window is located on the second floor above the main entrance. The Merchant Street and Ka'ahumanu Street facades each feature secondary, single wooden door, entrances. The building cornice has been changed from double corbels alternating with medallioned panels to a denticulated cornice. The original mansard roof has been removed and replaced by a flat roof with a parapet set back from the cornice. At the clipped corner, the parapet is interrupted by an arched pediment with "1877" in bold numbers on the tympanum. This date block is not original and was likely part of the 2010 renovation. The original block read "BISHOP & CO" and was within a similar but much more ornate corner pediment (that included spire finials) that was part of the mansard roof.

Bishop Estate Building (1896)

The Bishop Estate Building is directly adjacent to the Bishop Bank Building and not only had interior connections at the time of construction, it also had no side walls of its own, sharing walls with the Bishop Bank Building and the Campbell Building. Built in 1896, the small, two-story building is the only one within the Merchant Street Commercial and Civic Historic District with a basalt (lava rock) façade. The Richardsonian Romanesque style building has a symmetrical façade. At the center of the ground floor is a large three-part window with a divided lunette above a stone lintel. The window is flanked by two paired, glass-paneled doors with fanlight transoms above a stone lintel. The second-floor façade features four one-over-one, double hung windows with a relieving arch above the central, paired windows. The upper façade is divided into three bays by four rusticated, engaged shafts with rounded bottoms and tops that extend through the parapet. The face of the upper façade has smaller square cut stones that create an articulated checkerboard pattern. The building is capped by a pedimented parapet with smooth, rounded modillion at the cornice.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Judd Block (1899)

The Judd Block was built in 1899 on the prominent corner of Merchant and Fort Streets. The refined Beaux Arts building is five stories tall and rectangular in form with a clipped corner along the intersection of Merchant and Fort Streets. The ground floor facades have been significantly altered from the original design, including a smooth concrete plaster finish that covers the local bluestone, which is no longer visible.⁵ The Merchant Street ground floor originally featured six bays containing two entrances and five large rectangular windows separated by engaged piers on plinths. The Fort Street side had three of the same windows with an entry to the lobby and upper floors in the third of four bays; the entrance was flanked by Ionic columns. The ground floor now has five large, arched, fixed-glass windows and a single recessed service door at the northeast end of the building along Merchant Street. Along Fort Street there are now four arched, fixed-glass windows and a large double glass door entry with an arched canopy at the southwestern corner of the building; the lobby entrance having been moved to the end of that facade. The clipped corner of the building holds a double glass door entry at the ground floor where there was originally a rectangular opening with double doors and a large transom. The second and third floor facades are detailed identically and feature twenty-light, fixed-glass windows with an operable awning sash above. The windows have projecting aprons and flush window hoods with a decorative corbel. The fourth-floor façade is the most decorative with arched windows, bands of rusticated brick, and a window hood and cornice band with wreaths, swags and corbels. Unique, stylized quoins are present on the four main corners of the building and run from just above the first-floor windows to just below the fourth floor's decorative band. A fifth floor was added to the Judd Building between 1914 and 1927.⁶ In the 1970s the fifth floor was converted into a solarium and today features a wraparound band of tinted windows that sit flush with the projecting cornice.

Stangenwald Building (1901)

The Stangenwald Building is directly adjacent to the Judd Building. It was built in 1901 and features a steel frame with masonry bearing walls and a concrete foundation. The six-story Renaissance Revival office building with Italianate detailing is one of the larger buildings in the Merchant Street Commercial and Civic Historic District. The Stangenwald Building was considered Hawaii's first skyscraper and was the tallest office building in the Hawaiian Territory until the 1950s. It was also considered downtown Honolulu's first "fireproof" building. The façade is divided into five vertical bays and four distinct horizontal bands that are separated by prominent cornices. Façade materials include brick, stone, concrete, terra cotta, wrought iron, wood, and glass. The ground floor features heavy rustication, large picture windows, and a center entrance. The second floor, which is also rusticated, has inset double-hung windows, some separated by full-height scroll pilasters. The third through fifth floors represent the third band and display greater emphasis on the vertical bays. The central three bays have stacked, tripartite windows, each of which are arched at the fifth floor. The central window of the third

⁵ In Hawaii, bluestone is a type of basalt, or lava rock, that is more dense, smooth, and less porous than other types of basalt rock. It is usually found in shades of dark blue, grey, and green.

⁶ Robert C. Giebner for the National Park Service, "Historic American Building Survey No. HI-55 G: Merchant and Nu'uuanu Streets—Judd Building," Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0073/data/hi0073data.pdf>, 3.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

floor accesses a small, ornate, wrought iron balcony. The sixth floor originally had a wrought iron balcony that cantilevered from the face of the façade where it transitioned to a partially open (extant but narrower) space. Twin pediments at the outer bays and a combination solid and balustraded pediment have also been removed from building. Additional decorative elements of the Stangenwald Building façade include quoins, Corinthian columns, cartouches, cornices, and ornate terracotta bulkheads.

Honolulu Star-Bulletin Building (1910/11)

The small, two-story Honolulu Star-Bulletin Building has been significantly altered from its original 1910 design. At the time of construction, the building was a blend of Beaux Arts and Italian Renaissance architecture. Currently, the façade blends design elements from various revival styles. Windows and doors are not original, and a small overhanging cornice has been removed. The three bay, six opening rhythm remains but the size of all the openings have been reduced, which is especially evident at the second floor. The building does convey the size and scale that was common in the Merchant Street Commercial and Civic Historic District during the period of significance.

Alexander & Baldwin Building (1929)

The 1929 Alexander & Baldwin Building is one of the grandest buildings within the Merchant Street Commercial and Civic Historic District. Fronting Bishop Street, with minor facades on both Merchant and Queen Streets, the Alexander & Baldwin Building marks the southern boundary of the historic district. The four-story, reinforced concrete building was designed by C. W. Dickey in partnership with Hart Wood and is the only building in the Merchant Street Commercial and Civic Historic District to have a gable on hip “Hawaiian Style” roof, which has become synonymous with Dickey’s work. Stylistically, the Alexander & Baldwin Building is a unique blend of Chinese and Western elements with Asian-influenced Hawaiian motifs and adaptations to the Hawaiian climate.⁷ Exterior walls are sheathed in terra cotta veneer manufactured by Gladding McBean that resemble stone blocks. Decorative terra cotta details include water buffalo mascarons, Chinese good luck medallions, long life signs on the column capitals, bronze grills and fretwork, as well as interpretations of more Western motifs, such as egg and dart, lamb’s tongue, and rosettes. Centered on the Bishop Street façade is a two-story grand portico supported by four freestanding and two engaged piers. Both the pier capitals and the entablature feature Chinese motifs. Within the portico, the three entrances are filled with large paired bronze doors with travertine surrounds and surmounted by tripartite windows with Chinese window lattice. The walls of portico feature four large tile mosaics with underwater themes. The remainder of the front façade is symmetrical, with inset windows that are the Hawai’i version of a Chicago tripartite window.⁸ These windows assemblies are in stacked pairs at the first and second floors of all three facades. The third floor of the three street-facing facades features an uninterrupted line of inset double casement windows, which creates a colonnaded rhythm. The tops of these windows die into the bottom of the projecting fourth floor

⁷ “The Beautiful Alexander & Baldwin Building.” *The Honolulu Star-Bulletin*, September 30, 1929, p.9.

⁸ The “Chicago” window, popular in early 20th century commercial architecture, was most commonly a larger fixed center window flanked by narrower operable windows. The A&B version has center paired casements flanked by single casements and topped with an operable, integral transom to facilitate the natural ventilation of the building.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

loggia that wraps around three sides of the building. The loggia features a punctuated stone railing and round columns with alternating wide rectangular columns that accept the decorative scupper from the roof's downspout. The steel and concrete roof is covered in a red and green barrel tiles and has wide overhanging eaves with exposed rafters. The Merchant Street and Queen Street entrances are simpler than the main façade but still employ the same travertine and terra cotta finishes and myriad decorative details.

Site

Honolulu Hale site

Adjacent to the Kamehameha V Post Office is a small park that is the site of the original Honolulu Hale. Commissioned by King Kamehameha III in 1836, it was a two-story, Monterey Style coral block building with a two-story covered veranda and four rooms on each floor.⁹ The building was leased for government use in 1843 to the customs office. It also became home to the Treasury Department, the Department of the Interior, the Department of Foreign Affairs, and the Post Office. Construction of the adjacent Kamehameha V Post Office (1871) and the planned construction of the much larger Honolulu Hale on King Street (1928) led to the building's abandonment and eventual sale and demolition in 1917. By 1920, the now empty lot was placed up for sale again by the Territory of Hawai'i – but no bidders came forward. It appears from historic photos and maps that the site has remained an open space since the district's period of significance.¹⁰ In 1976 plans got underway to turn the lot into a park. The Outdoor Circle and the Garden Club of Honolulu began beautification efforts, spurred by a large anonymous donation in honor of Alan S. Davis.^{11,12} Today, the site is a commemorative space with three dedication plaques. One is atop a large concrete sculpture and reads: "Kamehameha V Post Office Alan Sanford Davis Park." Two others are on a smaller concrete marker. The top plaque identifies the park as the site of the first customs office in Hawai'i; the second reads "IN LOVING MEMORY of GEORGE ROBERTS August 31, 1997 SERVICE WITH HONOR, U.S. Customs Service Honolulu, Hawaii." The site has a deep setback from the street with a wide sidewalk. A small lawn is centered in the space and is framed on three sides by low, stepped hardscaping that creates a walkway to the post office on the left, a parking structure in the back, and a seating area on the right. The hardscaping is planted with trees on all three sides. Within the lawn are six coconut palms, the commemorative plaque, and the sculpture. The site shares a property boundary (Tax Map Key) with the Kamehameha V Post Office and is unlikely to be developed.

⁹ "Lot on Which First Advertiser Office Was Located to be Sold," *The Honolulu Advertiser*, July 9, 1920, 7.

¹⁰ Nirestein's National Realty Map, Co., "City of Honolulu," 1950.

¹¹ "Downtown Oasis," *The Honolulu Advertiser*, October 8, 1976, p15.

¹² Alan S. Davis (1873-1975) was a kamaaina (local) businessman who held executive and trustee positions at many prominent Hawaii businesses. (Oral history project, The Watumull Foundation, 1979)

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Objects

Lava rock curbs

Lava rock curbs are prevalent throughout the Merchant Street Commercial and Civic Historic District. "The curbs were first installed (in Honolulu) in the early-1890s and continued to be installed into the 1960s. The curbs have exposed surfaces with a typical width and height of 6" and a buried depth of 1'-6" or more."¹³ Many lava rock curbs within the district have been painted red or yellow to mark fire lanes and no-parking zones, but others have been left in their natural and unpainted state. Lava rock curbs were crafted from an abundant local resource and are an extremely distinctive feature of late-19th to mid-20th century urban Honolulu.¹⁴ The locations of extant lava rock curbs are noted on Sketch Map 2.

Granite curbs and sidewalks

Granite curbs and sidewalks are less prevalent than lava rock curbs within the district, but also serve to link the area to its late-19th to early 20th century origins. Granite is not a native stone and would have been prohibitively expensive to ship to the island for use as a paving material. Rather, the stone was likely brought to the islands as the ships' ballast from Europe and Asia. Lightly loaded ships would fill their ballast with granite stones, which were unloaded at port in Honolulu when the ships were filled with more valuable cargo such as sandalwood. Those ballast stones were then cut and used to pave sidewalks and to create curbs in areas close to the harbor. Within the Merchant Street Commercial and Civic Historic District, the granite for curbs was cut to similar sizes as the lava rock curbs, also used in downtown Honolulu. As a sidewalk paving material, the granite was cut in roughly 18" by 18" faced blocks of unknown depth and cemented in place with mortar. Like some of the district's lava rock curbs, some granite curbs have been painted to mark no-parking zones while others are left in their natural state. The locations of granite curbs and sidewalks are noted on Sketch Map 2.

Cannons

Two historic 24-pounder cast iron cannons are located within the Merchant Street Commercial and Civic Historic District. Positioned on the Merchant and Bethel Street sides of the Kamehameha V Post Office, the two cannons rest vertically in the poured concrete sidewalks and flank the pedestrian access ramp at the intersection of the two streets. Both cannons taper from 16 inches in diameter at the base to 12-1/2 inches in diameter at the top. The cannon along Merchant Street is 4'-3" in height and the cannon along Bethel Street is 3'-10"; both are filled with concrete. The most common heavy caliber gun in the 19th century, 24-pounder cannons ranged from six to ten feet in length. It is unknown how far the cannons extend below the sidewalk level. The cannons are not painted or coated with protective material and both show signs of rust and corrosion where they contact the sidewalk.

¹³ Polly Tice for MASON, "Draft National Register Nomination Form: Lava Rock Curbs," April 2018, 4.

¹⁴ Lava rock curbs are individually eligible for listing on the National Register of Historic Places, and as of the writing of this amended nomination for the Merchant Street Commercial and Civic Historic District, a draft nomination for the curbs has been submitted to HART.

Merchant Street Commercial and Civic Historic
 District (Amended)

Honolulu, HI

Name of Property

County and State

Campbell Block remnant (1898)

Located between the Bishop Estate Building and the Oceanit Building on Merchant Street is the remnant of a cast iron-fronted brick building built in 1898. The 19-inch wide, two-story strip is all that remains of the Campbell Block, which was demolished ca. 1965 to build the Oceanit Building. That section of the Campbell Block was left in situ because it is a load-bearing wall for the adjacent Bishop Estate Building, which would have been heavily damaged by its removal. What remains is a two-story strip of a plaster-covered brick façade, of which approximately fifteen inches is a cast iron and concrete plaster pilaster. At street level, the pilaster is painted cast iron with embossed detailing. Above the cast iron section is a three-part plaster capital with Corinthian, Doric and denticulated elements capped by a small, embellished architrave which is then topped with a lunette emblem. The pilaster continues upward to a second capital that is more simplified than the first but repeats the architrave elements.

Table 1. List of Resources in District

Name of Property	Address (TMK or Location)	Date of Construction	Exterior Materials	Architect / Builder
T. R. Foster Building	902 Nu'uuanu Avenue (1-7-002-035)	1891	Brick	Unknown
Brick Warehouse	Marin Street (1-7-002-035)	Ca. 1892	Brick	Unknown
Royal Saloon	2 Merchant Street (2-1-002-035)	1890	Brick	Reported to be W. C. Peacock
J. T Waterhouse Building	14/16 Merchant Street (2-1-002-034)	1870, 1911	Brick and stucco	Unknown
Yokohama Specie Bank	908 Bethel Street (2-1-002-033)	1908	Brick and terra cotta	Harry Livingston Kerr
The Friend Building	924 Bethel Street (2-1-002-032)	1887	Brick and stucco	George Lucas, builder
Old Police Station	842 Bethel Street (2-1-002-024) AND (2-1-002-057)	1931	Reinforced concrete	Louis Davis
Melchers Building	821 Bethel Street (2-1-002-020)	1854	Coral block, stucco	Unknown
Kamehameha V Post Office	901 Bethel Street (2-1-002-012)	1871	Reinforced concrete	J. G. Osborne

Merchant Street Commercial and Civic Historic District (Amended)

Honolulu, HI

Name of Property			County and State	
Bishop Bank	63 Merchant Street (2-1-002-019)	1878	Brick and stucco	T. J. Baker
Bishop Estate Building	77 Merchant Street (2-1-002-019)	1896	Lava rock	C. W. Dickey and Clinton Briggs Ripley
Judd Block	851 Fort Street Mall (2-1-013-004)	1898	Bluestone and brick	Oliver G. Traphagen
Stangenwald Building	119 Merchant Street (2-1-013-005)	1901	Concrete, brick and stone	C. W. Dickey and Clinton Briggs Ripley
Star-Bulletin Building	121 Merchant Street (2-1-013-008)	1910/11	Reinforced concrete	Walter G. Smith?
Alexander & Baldwin Building	822 Bishop Street (2-1-013-001)	1929	Reinforced concrete, terra cotta, travertine and tile	C. W. Dickey and Hart Wood
Site of original Honolulu Hale	901 Bethel Street (2-1-002-012)	1836	N/AT.R. Foster building Honolulu	N/A
Lava rock curbs	Throughout	N/A	Lava rock	N/A
Granite curbs and sidewalks	Throughout	N/A	Granite	N/A
Cannons	Corner of Merchant and Bethel Streets	N/A	Cast iron	N/A
Remnant of Campbell Block	Merchant Street between Bishop Estate and Oceanit Buildings	1882	Brick, plaster and cast iron	Unknown

Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

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.)

- A. Owned by a religious institution or used for religious purposes
- B. Removed from its original location
- C. A birthplace or grave
- D. A cemetery
- E. A reconstructed building, object, or structure
- F. A commemorative property
- G. Less than 50 years old or achieving significance within the past 50 years

Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Areas of Significance

(Enter categories from instructions.)

Architecture
Commerce
Community Planning and Development
Social History

Period of Significance

1854-1945

Significant Dates

1854 – Oldest extant building constructed, Melchers Building
1871 – Kamehameha V Post Office constructed, first use of reinforced concrete in Hawai'i
1889 – Merchant Street widened
1901 – First "high-rise" in downtown Honolulu constructed, 6-story Stangenwald Building
1931 – Bethel Street extended to Queen Street, new Police Station constructed
1941-1945 – World War II led to the seizure of the Yokohama Specie Bank

Significant Person

(Complete only if Criterion B is marked above.)

Cultural Affiliation

Architects / Builders

T. J. Baker
Louis Davis / F.M. Dias, contractor
C. W. Dickey
Harry Livingston Kerr
George Lucas, builder
J. G. Osborne
W. C. Peacock (possibly)
C. B. Ripley
Walter G. Smith (possibly)
Oliver G. Traphagen
Hart Wood

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Merchant Street Commercial and Civic Historic District is an excellent example of an early commercial center in post-contact, pre-territorial, and territorial Hawai'i. As one of the first official streets in Hawai'i and one of the city's first economic hubs, it is significant under Criterion A for its role as 'Honolulu's Wall Street,' the location of the Honolulu Stock Exchange, banks, insurance companies, sugar factors and commission agents. Also, four out of five members of the 'Big Five' maintained their offices in buildings included within the District. Merchant Street was where the economic, political, and social power of Hawai'i came to be concentrated.

The Merchant Street Commercial and Civic Historic District is also significant under Criterion C. It retains a notable concentration of intact, historic, commercial, and municipal buildings from the mid-19th to mid-20th centuries. Architectural styles vary within the district and include simple buildings such as the Melchers Building (1854), and very ornate forms, like the Beaux Arts Style Yokohama Specie Bank Building (1908). Buildings within the Merchant Street Commercial and Civic Historic District are low- to mid-rise and convey the character of downtown Honolulu during its early years. Contrasted with the high-rise buildings found elsewhere in downtown, the Merchant Street Commercial and Civic Historic District provides a glimpse into what the city was like when Honolulu was still a small but bustling harbor town.

The Merchant Street Commercial and Civic Historic District is also eligible under Criterion D for the site of the original Honolulu Hale. The coral block building was demolished in the early 20th century, but the site has remained undeveloped and has the potential to yield important historical information from the Kingdom of Hawai'i.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Criterion A

The Merchant Street Commercial and Civic Historic District is of state significance under Criterion A for its role as 'Honolulu's Wall Street,' the location of the Honolulu Stock Exchange, banks, insurance companies, sugar factors and commission agents. Merchant Street was where the economic, political, and social power of Hawai'i came to be concentrated.

The area that began as a home to warehouses and lumberyards became the headquarters of some of Hawai'i's most powerful institutions. Four out of five members of the 'Big Five' companies maintained their offices in buildings included within the District. The street's proximity to Honolulu Harbor made it a prime location to store the goods that ships brought to the island as well as to sell goods to restock and repair visiting ships. Early Merchant Street was also home to taverns, brothels, stables, attorneys' and doctors' offices, newspapers, and a few residences. As the city developed, so did business along Merchant Street. By 1854, retailer

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Melchers & Co. had built one of Honolulu's first coral block office buildings among the neighboring wooden structures. In 1855, John Maxey opened the Royal Hotel, which would later become the Royal Saloon. Soon after, in 1857, followed the area's first sidewalk at the corner of Fort and Merchant Streets.¹⁵

The Kamehameha V post office was built in 1871, and in addition to being the first building in Hawai'i to be constructed of reinforced concrete, it was also the state's first standalone post office. After the 1851 ratification of a postal provision by the Hawaiian legislature, mail delivery was contracted to H. M. Whitney and was "tucked into a corner of the *Polynesian* (newspaper) office where he also served as editor."¹⁶ The office was in a coral block building that was later demolished to construct the Kamehameha V Post Office. In 1854, postal service moved next door to the old Honolulu Hale where Whitney had a stationery store and where the Hawaiian Gazette was published. At the time, general mail was "dumped into a central location; everyone dug through to find their own."¹⁷ Increasing mail volume made such a system unsustainable, and in 1868, the legislature appropriated funds for the erection of a dedicated Post Office building. Construction of the Kamehameha V Post Office, begun in 1870, was completed in 1871. The ground floor housed 280 lockboxes for secure mail delivery, and the second floor was rented to the *Hawaiian Gazette* as a publishing and printing office. A third floor was designed, but never built.¹⁸ When completed, "the new building... triggered other improvements in the general area." Sidewalks were laid, stone street crossings were introduced, and it was likely an impetus for the 1887 widening and paving of Merchant Street.¹⁹

The post office building was also home to two 24-pounder cannons, likely from the deconstructed Russian Fort that gave Fort Street its name. Originally the two were placed in front of the post office as hitching posts; today they are embedded vertically into the sidewalk and serve only a decorative purpose.

As Honolulu grew, so did the needs of the post office. By 1894, the *Hawaiian Gazette* no longer rented upstairs space because the postal service required the entire building. By 1900, an addition was necessary to accommodate the increasing volumes of mail.²⁰ Later that same year, the Kamehameha V Post Office became an official unit of the United States Postal Service after Hawai'i became a Territory. The United States Post Office occupied the Kamehameha V building until 1922 when postal services moved to its current location in the larger federal building at Merchant and Richards Street. From 1922 until after the period of significance, the building was used as the Territorial Tax Office. It is most recently used as live performance space.

¹⁵ *The Pacific Commercial Advertiser*, September 17, 1857, 2.

¹⁶ Frances Jackson for the National Park Service, "Historic American Building Survey No. HI-7: Old Post Office (Kamehameha V Post Office)," September 1966, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0029/data/hi0029data.pdf>, 2.

¹⁷ *Ibid.*

¹⁸ *Ibid.*

¹⁹ *Ibid.*, 5.

²⁰ Dorothy Riconda for the National Park Service, "National Register Nomination form for the Kamehameha V Post Office," November 10, 1971, 3.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

The Friend Building on Bethel Street, opposite the Kamehameha V Post Office was home to Hawai'i's oldest continuously published periodical, *The Friend of Temperance and Seamen*, founded in 1843. *The Friend* is considered "the oldest newspaper west of the Rockies" and was begun as a monthly newspaper for seamen by Reverend Samuel Damon, who was sent to Honolulu be the chaplain of the American Seamen's Friend Society chapel. After an 1886 fire destroyed the paper's first offices, the two-story Friend Building was built in 1887. In addition to *The Friend*, the building housed several other newspapers printed in both English and Hawaiian that were published by the Press Publishing Company. The newspaper has continued to the present, albeit in different formats under the auspices of various religious groups and is thus the oldest newspaper in the Pacific.²¹

The Judd Building (1898) was "one of the first turn-of-the-century office buildings constructed expressly to provide rentable office space for the burgeoning city."²² It was marketed as "thoroughly modern" with "an electric elevator, scientific lighting and ventilation, plate glass, iron columns... and 'Roman Brick'." In addition to being technologically advanced, the Judd Building signaled that Honolulu was more than a town established to serve an active port. Honolulu and Hawai'i were emerging as a center of business, and the Judd Building was home to some of the territory's most prominent companies. Early tenants included C. Brewer & Co., Bank of Hawaii, and Alexander & Baldwin.

The Stangenwald Building (1901), at six stories tall, was Hawai'i's first skyscraper and was home to the one of the territory's first electric elevators. The building's beauty, technology, and location attracted such prestigious Hawai'i companies as The Henry Waterhouse Trust Co., B. F. Dillingham Co., Castle and Cooke Co., Alexander and Baldwin, and C. Brewer and Co. to rent office space there.²³ Towards the end of the period of significance a portion of the first floor of the Stagenwald Building was the meeting place of the Honolulu Stock Exchange (est. 1898), which provided opportunity for direct investment in Hawaiian companies.

The Bishop & Co. Bank Building and Bishop Estate Building represent the history of one of the most prominent and influential couples in Hawai'i, Princess Bernice Pauahi Bishop and Charles Reed Bishop.²⁴ The buildings sit side by side and once had interior connectors, although they were built 18 years apart. The older of the two, the Bishop & Co. Bank Building, was built in 1886 and was home to the first banking establishment in Hawai'i. Charles Bishop, a capitalist and businessman of the mid-19th century, observed that "cash was in short supply" in Hawai'i and that loans were hard to get. He and his partner William Aldrich "recognized that a bank

²¹ The Friend (1843-1910). (n.d.). Retrieved February 17, 2021, from <https://hmha.missionhouses.org/collections/show/8>

²² Robert C. Giebner for the National Park Service, "Historic American Building Survey No. HI-55 G: Merchant and Nu'uuanu Streets—Judd Building," Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0073/data/hi0073data.pdf>, 1.

²³ Castle and Cooke Co., Alexander and Baldwin, and C. Brewer and Co. were members of the "Big 5" along with American Factors (Amfac) and Theo. H. Davies & Co. This group of corporations exerted tremendous economic and political power in the Territory of Hawaii in the early 20th century. Most were founded by missionaries or their descendants, had overlapping directors, and made their initial fortunes through agriculture and trade.

²⁴ Princess Bernice Pauahi Bishop (1831-1884) was the last royal descendent of the Kamehameha line, the largest private landowner in Hawaii, and a philanthropist whose legacy continues. She was heir to the Hawaiian throne but turned it down, making way for Lunalilo to become the first elected monarch of the Hawaiian Kingdom in 1872.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

based in Hawai'i would greatly benefit the business community," and in 1858 opened Bishop & Co., which would remain the only bank in Honolulu for 40 years.²⁵ After 20 years in a rented space on Queen Street, Bishop & Co. moved into the dedicated, two-story, brick and stucco building on Merchant Street, where it remained until 1925. The bank changed names and partners several times and today is known as First Hawaiian Bank, Hawai'i's largest financial institution. Today the building is owned and occupied by the Harriet Bouslog Charitable Trust. Exterior changes were made to the building over time, but it was fully renovated in 2011 and now looks much as it did in 1878.

The Bernice Pauahi Bishop Estate was created when she died in 1884. As the last royal descendent of the Kamehameha line, she was a very wealthy woman. One of her last wishes was that her estate be used to educate Native Hawaiian children. Under the guidance of Charles Bishop, the Bernice Pauahi Bishop Estate established both the Kamehameha Schools and the Bishop Museum. Following the creation of the Charles Reed Bishop Trust in 1895, the Bishop Estate Building was constructed to house the offices of both entities. The ca. 1896, lava rock building is of modest size, but the estates that were based there shaped, and continue to shape, the cultural fabric of Hawai'i. The Bishop Museum is now the largest museum in Hawai'i and houses the world's largest collection of Polynesian cultural artifacts. The Kamehameha Schools have campuses across the state of Hawai'i and have educated thousands of Hawaiian children.

The Yokohama Specie Bank was founded in Yokohama, Japan in 1880. The first Hawai'i branch was opened in Honolulu in 1892 and operated out of the Japanese consulate building on Nu'uuanu Avenue before moving to a larger location on King Street in 1896.^{26,27} As the Japanese population of Oahu grew, so did the needs of the bank, and a larger, standalone building was planned. The corner stone of the bank's new building on Merchant Street was laid in October of 1908, and the *Hawaiian Star* wrote, "Some idea of the appearance the finished building will present is afforded by the work already done. An arched doorway on the Bethel Street side is completed, and there is not a more handsome detail of architecture to be seen in Honolulu."²⁸ The bank building was completed in 1910 and served Honolulu's Japanese community until the day after the attack on Pearl Harbor.²⁹ Yokohama Specie Bank and all Japanese-owned businesses in Hawai'i were ordered closed by Governor Poindexter on December 7, 1941 "immediately following the attack on Oahu by Japanese bombers."³⁰ Japanese property throughout the territory was seized by the Alien Property Custodian and liquidated or repurposed. The Yokohama Specie Bank Building was used to store confiscated goods, and the

²⁵ Kenneth L. Ames, *On Bishop Street*, (Honolulu, HI: First Hawaiian Bank, 1996), 16.

²⁶ "Yokohama Specie Bank/Honolulu Military Police Station (detention facility)," Densho Encyclopedia, accessed February 2, 2019
[http://encyclopedia.densho.org/Yokohama%20Specie%20Bank/Honolulu%20Military%20Police%20Station%20\(detention%20facility\)/](http://encyclopedia.densho.org/Yokohama%20Specie%20Bank/Honolulu%20Military%20Police%20Station%20(detention%20facility)/).

²⁷ "Yokohama Specie Bank" *The Honolulu Advertiser*, January 17, 1896, 2.

²⁸ "Corner Stone Of Bank Laid," *The Hawaiian Star*, October 5, 1908, 8.

²⁹ "Restrictions Won't Affect Dual Citizens," *The Honolulu Advertiser*, December 10, 1941, 5.

³⁰ "Alien Banks in Honolulu to be Liquidated," *The Honolulu Advertiser*, Feb. 18, 1942, 4.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

basement was used during the war as a lockup for drunk soldiers.³¹ The Yokohama Specie Bank did not reopen in Hawai'i after the war. The building was sold in 1954 and leased to the City of Honolulu for use as the Traffic Citation Bureau.³² It was sold several times between 1968 and 2009. For a while, it was the offices of *Honolulu Magazine* and is, today, an early childhood learning center.

The *Honolulu Star-Bulletin* is the oldest continuously published daily newspaper in Hawai'i, born of the merger of the *Evening Bulletin*, first printed as the *Daily Bulletin* on February 1, 1882, and the *Hawaiian Star*, first issued March 28, 1893. The two merged on July 1, 1912 and celebrated the occasion in print with an enthusiastic description of its new offices on Merchant Street, "The Honolulu Star-Bulletin begins its career with an equipment such as no newspaper and publishing plant in this Territory ever before approached. In fact, the combined business of the Star and the Bulletin, now merged as one, is so great that two printing plants are to be operated."³³ The new physical quarters were advertised as a manifestation of the new paper's progressiveness and modernity. The Merchant Street building housed the *Honolulu Star-Bulletin* from 1911 until 1962 when production needs outgrew the small facility. Today the building is rented to multiple business as retail and office space.

The J. T. Waterhouse building was owned by a prominent importer, merchant and real estate investor in 19th century Honolulu, John Thomas Waterhouse (1816-1895). Waterhouse was born in England but moved first to Australia, then to Honolulu for his health. He soon after began his retail/import businesses that brought all manner of goods to Hawai'i from the mainland west as well as items from Europe, with Waterhouse regularly travelling to personally choose which items he believed "would go" in Hawai'i.³⁴ Waterhouse owned several downtown Honolulu properties as well as property on the US mainland and in England. Waterhouse, as a Bishop Estate trustee and instigated an archaeological survey of all Bishop Estate lands, which resulted in the documentation and preservation of many Hawaiian artifacts. His modest Merchant Street storefront was the warehouse for Hawai'i's first mail-order business.³⁵

³¹ "Yokohama Specie Bank Building," hiChinatown, accessed February 7, 2019, <http://hichinatown.com/architecture/yokohama-specie-bank>

³² Laura S. Alderman for the National Park Service, "Historic American Building Survey No. HI-55 D: Merchant and Nu'uuanu Streets – Yokohama Specie Bank Building," Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0071/data/hi0071data.pdf>, 5.

³³ "Splendidly Equipped Plant Easily Leads," *The Honolulu Star-Bulletin*, July 1, 1912, 12.

³⁴ Katherine Allen, Interviewer. "Interview with J.T. Waterhouse." The Watumull Foundation, Oral History Project, Honolulu Hawaii, 1979

³⁵ Robert C. Giebner for the National Park Service, "Historic American Building Survey No. HI-55 C: Merchant and Nu'uuanu Streets—J. T. Waterhouse Building," Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0070/data/hi0070data.pdf>, 1.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

The T. R. Foster building was commissioned by the Inter-Island Steamship Navigation Company in 1891 as a memorial to the company's founder.³⁶ Thomas R. Foster (1835-1889) came to Hawai'i from Canada with his brother in 1867 and together they opened a ship-building business at Honolulu Harbor. By 1882 the brothers had expanded into shipping and in 1883 began the Inter-Island Steamship Navigation Company, which went on to become one of the most prominent and successful steamship companies in the islands at the time. The company eventually merged with its competitor, Wilder & Co, making them the largest steamship company in the Hawai'i. As technology progressed, Inter-Island Steamship Navigation expanded into air travel and evolved into Inter-Island Airways, which is now Hawaiian Airlines. Foster's home in Nu'uauu was donated to the City of Honolulu and is now Foster Botanical Garden.³⁷

Criterion C

The Merchant Street Commercial and Civic Historic District is significant in the area of architecture because of its fifteen intact commercial and municipal buildings from the mid-19th and early- to mid-20th centuries. Many of these buildings embody distinctive characteristics of their architectural types, of downtown Honolulu's early development period, and in some cases, of distinctive or innovative methods of construction of their time. The buildings and their relationships to each other convey an evolution of design preferences as well as advances in building technology during the period of significance. The street's evolution from harbor-oriented freight conveyance and storage to more business-oriented offices and estate buildings is reflected in the size and styles of district's extant historic buildings. Building types within the Merchant Street Commercial and Civic Historic District range from a simple, single-story storefront to an early 20th century "skyscraper."

The post-contact early village of Honolulu, which today is downtown Honolulu, emerged to serve the predominantly foreign ships and sailors who began visiting Honolulu Harbor in the late 18th and early 19th centuries. Fur traders, sandalwood traders, and whalers from all over the world used Honolulu Harbor as a stopover point to rest and restock on their long voyages. The harbor's increasing commercial value prompted King Kamehameha I to move his royal residence from Waikiki to Honolulu in 1809, and in 1810 Hawaiian elites, the governor of Oahu, and the king's advisors followed suit.³⁸ According to E.B. Scott in his book *The Saga of the Sandwich Islands*, "Honolulu in the 1810s could not be considered an earthly paradise... Except for the main thoroughfare, King Street, arterials were straggling lanes or paths with trees and shrubs the exception."³⁹ By the 1820s, missionaries and business-minded immigrants came to

³⁶ Robert C. Giebner for the National Park Service, "Historic American Building Survey No. HI-55 L: Merchant and Nu'uauu Streets—T. R. Foster Building," Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0077/data/hi0077data.pdf>, 1.

³⁷ Rhonda EA Hackler, "Foster Botanic Garden, 1853-1990: Contributions of a Doctor, A Donor, a Forester, and a Park Architect," *Hawaiian Journal of History*, Volume 43, 2009.

³⁸ Lindsey Walsworth for MASON, "Draft National Register Nomination Form: Pier 10 and 11 Building," December 2018, 11.

³⁹ E.B. Scott, *The Saga of the Sandwich Islands* (Lake Tahoe, NV: Sierra Tahoe Publishing Co., 1968), 11.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Honolulu, and the area began to develop along a traditional European urban model. Merchant Street appears on maps as early as 1843, but the buildings and structures that originally lined the street, including traditional Hawaiian hales (thatched houses), have long been replaced.⁴⁰

The name "Merchant Street" indicates that it was more commercial than residential, but it appears that the name was not initially official. Scott asserts that Merchant Street was originally named "Exchange Street," but by 1846 the name "Merchant Street" was formalized.⁴¹ A newspaper article comments on the matter, "We have never noticed the names of our streets put up at the corners, as is customary in other towns, nor are we aware that the *municipal* authorities have even taken the subject into consideration; but we recently noticed in print the names of Merchant Street, Fort Street and Broadway, which would seem to indicate that names do exist either in the archives of our municipal authorities or the imagination of private individuals."⁴² Seven years after the official naming of Merchant Street, the Melchers Building (1854) was completed. The two-story, coral block building is the oldest extant building in the Merchant Street Commercial and Civic Historic District and "one of the first commercial structures in downtown Honolulu constructed in a material other than wood. Its coral stone blocks mark it as a prominent structure for the young city of the mid-nineteenth century."⁴³

As the 19th century progressed, Honolulu continued to grow. Dakin maps of the area show that development was clustered near the harbor, particularly along Fort, Queen and Merchant Streets. Traffic congestion in the area became an issue. A petition to widen Marchant Street was presented to the government in 1882, but the process of widening and paving the thoroughfare did not happen until ca. 1887-1888.^{44,45} Around that same time, tramways were constructed on many downtown streets and reached out to Waikiki, Manoa, and Nu'uau Valley.

Though the tramway lines, which were later replaced by electric streetcar lines, did not run along Merchant Street, their proximity made the street an ideal location for banks, office buildings, and business headquarters. Merchant Street attracted some of the biggest names in Hawaiian business and politics including the Bishop Estate and Bank, the Campbell Estate, and the Judd Building Company. Additionally, it was home to the first post office building in Hawai'i, the original Honolulu Hale, and Honolulu's main police station. The name "Honolulu's Wall Street" became a common appellation for the Merchant Street area.

The Merchant Street Honolulu Hale was demolished ca. 1917 as a condition of its public sale. The James Campbell building was demolished for the construction of the Oceanit Building in 1964. Other buildings in the Merchant Street Commercial and Civic Historic District remain intact and as recognizable as they would have been during the district's period of significance.

⁴⁰ Map of Honolulu, Public Record Office, London Foreign Office 115, Vol. 82.

⁴¹ Scott, 875.

⁴² *The Polynesian*, July 18, 1846, 2.

⁴³ Robert C. Giebner for the National Park Service, "Historic American Building Survey No. HI-34: Merchant and Nu'uau Streets -- Melchers Building," Library of Congress, Photos from HABS HI-34 <https://www.loc.gov/resource/hhh.hi0033.photos>, Notes Section.

⁴⁴ A. B. Lobenstein, "Map of the Lower Part of the City of Honolulu and the Harbor Front," 1893.

⁴⁵ "Marshal's Notice," *The Honolulu Advertiser*, December 18, 1882, 2

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

The proximity of Merchant Street to Honolulu Harbor coupled with its role as a business and municipal hub resulted in a street that showcases diverse architectural styles and historical significance. The 1987 HABS report on the commercial buildings of Merchant Street and Nu'uauu Avenue noted that:

The buildings of the Merchant Street Historic District “range from simple warehouse structures of the mid-nineteenth century to stylistically sophisticated examples of architecture in the early twentieth century. They exhibit characteristic materials of brick, lava stone, coral, and concrete. The building heights range from one story to a ‘skyscraper’ at six stories. The styles range from simple Classical details to an ornamental Classical Revival style, and from a heavy Romanesque style to sophisticated Spanish Mediterranean, although most buildings exhibit the mixed influences of turn-of-the-(20th) century commercial architecture. Collectively, these buildings provide a representation of Honolulu architecture from the mid-nineteenth century forward.”⁴⁶

Downtown Honolulu’s development in the 20th century inadvertently worked to preserve the small-scale nature of the Merchant Street Commercial and Civic Historic District. The creation of Bishop Street at the turn of the 20th century paired with the streetcar lines on Queen, Fort and King Street diverted consumer traffic to the city’s de facto commercial hub at the intersection of King and Fort Streets.⁴⁷ Over time, King and Bishop Streets became the most desirable business addresses in the city, and modern-day high rises replaced the smaller-scale historic buildings there. Merchant Street’s low- and mid-rise buildings remained remarkably untouched until the mid- to late-1960s. In 1964, the Campbell Block on Fort and Merchant was razed and replaced with a larger office building and parking garage that today is known as the Oceanit Building. The Oceanit is not in the style of the historic district, and its footprint is significantly larger than the historic buildings that surround it, but at only six stories tall, it is not markedly out of scale with its historic neighbors.

The creation of the Fort Street Pedestrian Mall in 1968 brought the greatest changes to the Merchant Street Commercial and Civic Historic District area. The McInerney Building on the northeast corner of Fort and Merchant Streets was demolished to widen the pedestrian mall. It was later replaced with Pioneer Plaza, a 21-story office building and parking garage. At the same time, the entire block between Merchant, Fort, King and Bishop Streets was cleared for the construction of the Financial Plaza of the Pacific, a complex of mid- and high-rise buildings that are entirely out of scale with the district. None of these newer buildings are within the district boundaries, but they are visible from the district.

⁴⁶ Laura S. Alderman for the National Park Service, “Historic American Building Survey No. HI-55: Merchant and Nu'uauu Streets – Commercial Buildings,” Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0065/data/hi0065data.pdf>, 4.

⁴⁷ Ibid, 2.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

In addition to comprising a rare, intact, and nearly contiguous line of historic resources from the early years of Honolulu's development, many of the buildings within the Merchant Street Commercial and Civic Historic District are individually, architecturally significant. The Kamehameha V Post Office (1871), which is listed on the National Register of Historic Places individually and as part of the Merchant Street Commercial and Civic Historic District, is the first building in Hawai'i built entirely of reinforced concrete.⁴⁸ At the time of its construction, wood and stone were the most prevalent building materials in the area, and many people questioned whether concrete was appropriate for Hawai'i.⁴⁹ With the notably substantial design and construction of the Kamehameha V Post Office, people began to accept concrete as a viable building material. Reinforced concrete would later come to define the architectural development of Honolulu as it became the material of choice for architects during the Territorial period and the post-statehood building boom.⁵⁰

The Stangenwald Building (1901) was Honolulu's first "skyscraper" at six stories tall, and it remained the city's tallest office building until the post-war building boom of the 1950s. The Stangenwald was marketed as a "fine fireproof building" and "modern in every respect" with construction "entirely of concrete, brick and steel (with) no woodwork whatever in the main construction material." It was home to one of the city's first elevators and had a special basement room specifically for storing bicycles.⁵¹ The Beaux Arts Style building was designed by local architect C. W. Dickey in partnership with C. B. Ripley and is an excellent example of Beaux Arts Classicism.

The Judd Building (1898) was designed by famed American architect Oliver Traphagen. When Traphagen moved to Hawai'i in October 1897, he was already an established architect with an impressive portfolio. The firm he established on Merchant Street was one of only three in the territory, and according to the 1987 HABS report, Traphagen "had the most experience and previous recognition" of the three⁵² and was immediately granted very prominent projects in Honolulu. Just months after his arrival, his proposed plans for the Judd Building were selected by the owners from those submitted for consideration. Soon after, he was contracted to design the Moana Hotel (1901) in Waikiki. During his 10 years in Hawai'i, Oliver Traphagen designed a number of significant downtown buildings including the H. H. Hackfeld Building, the Boston Block, and the Lewers & Cooke Building, among others. When the foundation for the Judd Building was laid in 1898, it was described as "the beginning of the Honolulu skyscrapers."⁵³

⁴⁸ "Kamehameha V Post Office Building," hiChinatown.com, accessed February 6, 2019, <http://hichinatown.com/architecture/kamv-postoffice>.

⁴⁹ Frances Jackson for the National Park Service, "Historic American Building Survey No. HI-7: Old Post Office (Kamehameha V Post Office)," September 1966, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0029/data/hi0029data.pdf>, 4.

⁵⁰ Fung and Associates, "Hawaii Modernism Context Study," 2011.

⁵¹ "The Stangenwald Building," *The Honolulu Advertiser*, January 1, 1900, 24.

⁵² Robert C. Giebner for the National Park Service, "Historic American Building Survey No. HI-55 G: Merchant and Nu'uuanu Streets—Judd Building," Library of Congress, <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0073/data/hi0073data.pdf>, 1.

⁵³ "Local Brevities," *The Honolulu Advertiser*, January 20, 1898, 7.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

The Yokohama Specie Bank Building (1908) is one of the finest intact examples of refined Beaux Arts Classicism in Honolulu. At the time, the Yokohama Specie Bank was the leading bank in Japan and had branches throughout the world that acted as the fiscal agent of the Japanese government.⁵⁴ When it was opened to the public, the building was declared “the finest in the Islands.” A banker from the First National Bank is quoted as saying, “The building is one that any banking institution in the United States, no matter how wealthy, might be proud of. Its fixtures would do credit to rich New York institutions and may well be regarded with local pride.”⁵⁵ Designed by Henry Livingston Kerr and completed in 1910, the Yokohama Specie Bank Building is a major, character-defining property within the Merchant Street Commercial and Civic Historic District.

The last building to be constructed during the period of significance was the Old Honolulu Police Station, currently known as the Walter Murray Gibson Building. It was built when the original police station was demolished for the Bethel Street extension project, ca. 1930-31. The Old Honolulu Police Station is one of the larger historic buildings within the Merchant Street Commercial and Civic Historic District and one of the first municipal buildings to utilize the Spanish Eclectic style that would come to define many public buildings in Honolulu during the Territorial period.

The Honolulu Star-Bulletin wrote, “Those with an eye to the esthetic should not object to being arrested after the new police station, under construction at a cost of virtually \$300,000, is opened for ‘business.’ The interior of the building... is decorated more after the fashion of a sumptuous private dwelling or an ornate hotel.”⁵⁶ The decadence of the interior, in fact, became quite controversial at the time, being luxuriously appointed with mahogany and marble. As taxes were increased across the territory, residents began to question the expense of such an extravagant building. According to Ed Towse, chairman of the county municipal affairs committee of the chamber of commerce, “the new police station was to cost \$210,000. With its \$26,000 worth of marble and tile and a lot of fancy gadgets, the bill will be upwards of, say, \$350,000. The old station could have been renovated for \$50,000.”⁵⁷ The beauty of the new police station, however, seemed to have won over most taxpayers. Shortly before the site’s official grand opening, the Honolulu Star-Bulletin wrote, “When they open the new police station, it’ll be hard to distinguish between those who are prisoners and those who are just curious.”⁵⁸

The police station was a point of pride for many residents who saw it as proof that Honolulu was as modern and cosmopolitan as any American or European city. The papers gave somewhat mixed reviews, writing, “from an architectural standpoint, the new building is a marvel of perfection, although the police are already complaining that the quarters are cramped and that

⁵⁴ “Yokohama Specie Bank, Pride of Japan,” *The Honolulu Times*, May 1, 1910, 7.

⁵⁵ “Local Japanese Bank Receives Friends in Palatial New Building,” *The Hawaiian Gazette*, April 15, 1910, 1.

⁵⁶ “Believe it or not: It’s Our New Police Station,” *Honolulu Star-Bulletin*, August 1, 1931, 1.

⁵⁷ “Instances of Municipal Extravagance Cited By Ed Towse In Talk Over Radio,” *Honolulu Star-Bulletin*, August 1, 1931, 5.

⁵⁸ “Down to Cases,” *Honolulu Star-Bulletin*, July 23, 1931, 6.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

some of the departments are without proper space in which to do their work.”⁵⁹ The police remained in the building for 36 years, after which it was dedicated entirely to District Court use. The Courts were moved in 1983, and today the building is used by the City and County of Honolulu Real Property Assessment Division. A 1986 addition along Nu’uanu Avenue is the only major exterior alteration to the building, and it is not discernible from the original form. Many of the noted interior finishes also remain.

The Alexander & Baldwin (A&B) Building (1929), which does not lie within the current Merchant Street Historic District boundaries but is included in this nomination’s expanded boundaries, is an architectural treasure. Designed by local architects, C. W. Dickey and Hart Wood, the A&B building represents the work of two Hawai’i master architects. Individually listed on the National Register of Historic Places, the A&B Building is a seamless blend of Hawaiian and Asian motifs and building practices, all topped by a classic Hawaiian Style roof. Of the building Dickey said: “My foremost thought architecturally was to produce a building suitable to the climate, environment, history, and geographical position of Hawai’i.” The building was constructed to honor the founders of Alexander and Baldwin, and it continues to be used as the company’s Honolulu office. Minor interior changes have been made to accommodate developing technology, but the exterior remains entirely intact. Large, but not tall enough to be considered a “skyscraper” at the time, the A&B Building is a perfect example of Hawai’i building practices and traditional design adaptations during the period of significance. Along with the Old Honolulu Police Station, the A&B Building acts as a lovely bookend to the Merchant Street Commercial and Civic Historic District.

Criterion D

As one of the first official streets in Honolulu, Merchant Street is likely to yield information important in the city’s history. Excavation within the Merchant Street Commercial and Civic Historic District is unlikely given the area’s density and use. However, the commemorative park adjacent to the Kamehameha V Post Office has the potential for archaeological research. It was the location of the first Honolulu Hale, and the site could contain remnants of the coral block building and/or artifacts of the activities that took place there.

⁵⁹ “New Police Station An Elaborate Building,” *The Honolulu Star-Bulletin*, September 30, 1931, 51.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

Alderman, Laura S., for the National Park Service. "Historic American Building Survey No. HI-55: Merchant and Nu'uaniu Streets – Commercial Buildings." Library of Congress. <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0065/data/hi0065data.pdf>.

----- for the National Park Service. "Historic American Building Survey No. HI-55 D: Merchant and Nu'uaniu Streets – Yokohama Specie Bank Building." Library of Congress. <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0071/data/hi0071data.pdf>.

Allen, Katherine, Interviewer. "Interview with J.T. Waterhouse." The Watumull Foundation, Oral History Project, Honolulu Hawai'i, 1979.

Ames, Kenneth L. *On Bishop Street*. Honolulu, HI: First Hawaiian Bank, 1996.

The Friend (1843-1910). (n.d.). Hawaiian Mission Houses Digital Collection. Retrieved February 17, 2021, from <https://hmha.missionhouses.org/collections/show/8>

"Yokohama Specie Bank/Honolulu Military Police Station (detention facility)," Denso Encyclopedia. Accessed February 2, 2019. [http://encyclopedia.densho.org/Yokohama%20Specie%20Bank/Honolulu%20Military%20Police%20Station%20\(detention%20facility\)/](http://encyclopedia.densho.org/Yokohama%20Specie%20Bank/Honolulu%20Military%20Police%20Station%20(detention%20facility)/).

Fox, Robert M., for the National Park Service. "Historic American Building Survey No. HI-531: Alexander and Baldwin Building." Library of Congress. [file:///C:/Users/awestfall/Downloads/Oahu_Honolulu_BishopStreet_822%20\(2\).pdf](file:///C:/Users/awestfall/Downloads/Oahu_Honolulu_BishopStreet_822%20(2).pdf)

Fung and Associates. "Hawai'i Modernism Context Study." 2011.

Giebner, Robert C., for the National Park Service. "Historic American Building Survey No. HI-55 C: Merchant and Nu'uaniu Streets—J. T. Waterhouse Building." Library of Congress. <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0070/data/hi0070data.pdf>.

----- for the National Park Service. "Historic American Building Survey No. HI-55 G: Merchant and Nu'uaniu Streets—Judd Building." Library of Congress. <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0073/data/hi0073data.pdf>.

----- for the National Park Service. "Historic American Building Survey No. HI-34: Merchant and Nu'uaniu Streets -- Melchers Building." Library of Congress. <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0033/data/hi0033data.pdf>.

----- for the National Park Service. "Historic American Building Survey No. HI-55 L: Merchant and Nu'uaniu Streets—T. R. Foster Building." Library of Congress. <https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0077/data/hi0077data.pdf>.

Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

Hackler, Rhonda E.A., Foster Botanic Garden, 1853-1990: Contributions of a Doctor, A Donor, a Forester, and a Park Architect," *Hawaiian Journal of History*, Volume 43, 2009.

"Local Japanese Bank Receives Friends in Palatial New Building." *The Hawaiian Gazette*. April 15, 1910.

"Corner Stone Of Bank Laid." *The Hawaiian Star*. October 5, 1908.

hiChinatown.com. "Kamehameha V Post Office Building." Accessed February 6, 2019.
<http://hichinatown.com/architecture/kamv-postoffice>.

-----". "Yokohama Specie Bank Building." Accessed February 7, 2019.
<http://hichinatown.com/architecture/yokohama-specie-bank>.

Hibbare, Don and Mason, Glenn, *Hart Wood: Architectural Regionalism in Hawai'i*, University of Hawai'i Press. 2010.

Historic Hawai'i Foundation. "Alexander and Baldwin Building." Accessed February 4, 2019.
<https://historichawaii.org/2014/02/19/alexander-and-baldwin-building/>.

Honolulu Advertiser.

"A City's Tribute to Civic Beauty." September 29, 1931.

"Alien Banks in Honolulu to be Liquidated." Feb. 18, 1942.

"Downtown Oasis," October 8, 1976

"Local Brevities." January 20, 1898.

"Lot on Which First Advertiser Office Was Located to be Sold." July 9, 1920.

"Marshal's Notice." December 18, 1882.

"Restrictions Won't Affect Dual Citizens." December 10, 1941.

"The Stangenwald Building." January 1, 1900

"Yokohama Specie Bank." January 17, 1896.

Honolulu Star-Bulletin.

"Believe it or not: It's Our New Police Station." August 1, 1931.

"Down to Cases." July 23, 1931.

"Instances of Municipal Extravagance Cited By Ed Towse In Talk Over Radio."
August 1, 1931.

"New Police Station An Elaborate Building. September 30, 1931.

"Splendidly Equipped Plant Easily Leads." July 1, 1912.

"The Beautiful Alexander & Baldwin Building." September 30, 1929

Honolulu Times. "Yokohama Specie Bank, Pride of Japan." May 1, 1910.

Jackson, Frances for the National Park Service. "Historic American Building Survey No. HI-7: Old Post Office (Kamehameha V Post Office)." September 1966.
<https://cdn.loc.gov/master/pnp/habshaer/hi/hi0000/hi0029/data/hi0029data.pdf>.

Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Lobenstein, A.B. "Map of the Lower Part of the City of Honolulu and the Harbor Front." 1893.

Mair, Lynda, Interviewer. "Interview with Alan S. Davis." The Watumull Foundation, Oral History Project, Honolulu Hawai'i, 1979.

Map of Honolulu, Public Record Office, London Foreign Office 115, Vol. 82.

Nirestein's National Realty Map Co. "City of Honolulu" 1950.
<https://digicoll.manoa.hawaii.edu/savedmaps/Pages/viewtext.php?tid=72&route=browseby.php&start=56&by=year>

The Pacific Commercial Advertiser. September 17, 1857.

The Polynesian, July 18, 1846.

Riconda, Dorothy for the National Park Service. "National Register Nomination form for the Kamehameha V Post Office." November 10, 1971.

Scott, E. B., *The Saga of the Sandwich Islands*. Lake Tahoe, NV: Sierra Tahoe Publishing Co., 1968.

Tice, Polly for MASON, "Draft National Register Nomination Form: Lava Rock Curbs," April 2018.

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 # No. HI-55, HI-7, HI-34
 recorded by Historic American Engineering Record # _____
 recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
 Other State agency
 Federal agency
 Local government
 University
 Other

Name of repository: Library of Congress

Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreage of Property ~3.5 acres

Use either the UTM system or latitude/longitude coordinates

UTM References

Datum (indicated on USGS map):

AD 1927 or NAD 1983

The northern area of Merchant Street Commercial and Civic Historic District is defined by points 1-18.

The southern area of Merchant Street Commercial and Civic Historic District is defined by points 19-24.

1.	Zone 4	Easting: 617851.00	Northing: 2356940.00
2.	Zone 4	Easting: 617865.00	Northing: 2356948.00
3.	Zone 4	Easting: 617902.00	Northing: 2356888.00
4.	Zone 4	Easting: 617912.00	Northing: 2356892.00
5.	Zone 4	Easting: 617916.00	Northing: 2356884.00
6.	Zone 4	Easting: 617923.00	Northing: 2356887.00
7.	Zone 4	Easting: 617933.00	Northing: 2356869.00
8.	Zone 4	Easting: 617918.00	Northing: 2356863.00
9.	Zone 4	Easting: 617946.00	Northing: 2356816.00
10.	Zone 4	Easting: 617919.00	Northing: 2356801.00
11.	Zone 4	Easting: 617925.00	Northing: 2356790.00
12.	Zone 4	Easting: 617904.00	Northing: 2356780.00
13.	Zone 4	Easting: 617871.00	Northing: 2356830.00
14.	Zone 4	Easting: 617848.00	Northing: 2356836.00
15.	Zone 4	Easting: 617842.00	Northing: 2356859.00
16.	Zone 4	Easting: 617851.00	Northing: 2356864.00
17.	Zone 4	Easting: 617838.00	Northing: 2356885.00
18.	Zone 4	Easting: 617868.00	Northing: 2356905.00
19.	Zone 4	Easting: 617917.00	Northing: 2356733.00
20.	Zone 4	Easting: 617960.00	Northing: 2356675.00
21.	Zone 4	Easting: 617929.00	Northing: 2356652.00
22.	Zone 4	Easting: 617947.00	Northing: 2356634.00
23.	Zone 4	Easting: 618003.00	Northing: 2356673.00
24.	Zone 4	Easting: 617943.00	Northing: 2356749.00

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Verbal Boundary Description (Describe the boundaries of the property.)

The Merchant Street Commercial and Civic Historic District boundaries vary slightly from the original 1973 Merchant Street Historic District boundaries. For this amended nomination, the district occupies most of the three northernmost blocks of Merchant Street (between Nu'uaniu Avenue and Bishop Street) and includes three buildings that front intersecting streets. The original 1973 NRHP form for the Merchant Street Historic District described eleven contributing buildings: the T.R. Foster Building parcel (which included the small brick warehouse behind it), the Old Honolulu Police Station, the Royal Saloon Building, the Waterhouse Building, the Yokohama Specie Bank, the Friend Building, the McCandless Building, the Kamehameha V Post Office, the Melchers Building, the Bishop Bank Building, and the Bishop Estate Building. While the McCandless Building was included in the description section, the sketch map attached to the 1973 NRHP form did not show this building. The reason for its absence from the map is not known.

Two buildings on Merchant Street, south of Fort Street, were sketched and labeled on the 1973 map, but not described – “Federal Savings and Loan” (Judd Block) and the Stangenwald Building. Apparently, there was a decision to leave these two buildings out of the nomination form, perhaps because of the intervening modern buildings on the other three corners at the intersection of Fort and Merchant Streets. The boundary description in the 1973 form clearly stated the limits of the district as “Nu'uaniu Avenue, King Street, Fort Street, and Queen Street (extended in a straight line to intersect with Nu'uaniu Avenue).”

A clarification letter from the State Historic Preservation Division to the Keeper of the National Register of Historic Places, dated April 12, 1976, contained a map and a list of the buildings included in the Merchant Street Historic District. This list added the Judd Block and the Stangenwald Building to the resources noted above; however, it did not include the McCandless Building. Because the list separately counted the “Old Brick Warehouse” in the rear of the T.R. Foster Building, there were 13 buildings on the 1976 list.

The map attached to the 1976 letter created another point of confusion, however, about the brick warehouse adjacent to the T.R. Foster building. Although they are located on the same parcel (TMK 1-7-002-035), the adjacent parcel number was noted for brick warehouse on the list and the map showed the boundaries of the historic district as including TMK 1-7-002-036. The inclusion of that parcel was clearly an error and because that parcel now has a modern concrete parking garage on it, it is not part of the current historic district.

The Merchant Street Commercial and Civic Historic District is discontinuous. It begins at the intersection of Nu'uaniu Avenue and Marin Street with the T. R. Foster Building and the small, brick warehouse just behind it and extends along Merchant Street to include the Royal Saloon, J. T. Waterhouse Building, the Yokohama Specie Bank Building, the Friend Building (fronting Bethel Street) the Old Honolulu Police Station, the Melchers Building, the Bishop Bank Building, the Bishop Estate Building, the Kamehameha V Post Office, and the site of the original Honolulu Hale, which is now a commemorative park. The district continues south of Fort Street and includes only buildings on the makai (southwestern) side of Merchant Street: the Judd Block,

Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

the Stangenwald Building, the Honolulu Star-Bulletin Building, and the Alexander & Baldwin Building (fronting Bishop Street with a minor façade on Queen Street). The district boundaries exclude the Oceanit Building, Pioneer Plaza, American Savings Bank, and the Bank of Hawaii Building.

Boundary Justification (Explain why the boundaries were selected.)

These boundaries were selected to follow and expand upon the original 1973, clarify 1976 boundaries, and include a nearly contiguous grouping of historic low- to mid-rise buildings that convey a sense of the early years of downtown Honolulu. The more modern Oceanit Building, Pioneer Plaza and the Financial Plaza of the Pacific located at the intersection of Fort and Merchant Streets are not within the district boundaries. The amended boundary extends beyond Fort Street to include the makai side of Merchant Street from Fort Street to Bishop Street because the four buildings that occupy that section of the street are significant to the historical character and history of the district.

11. Form Prepared By

name/title: Lindsey Walsworth, edited by Angie Westfall / Architectural Historians
organization: Mason Architects, Inc.
street & number: 119 Merchant Street, Suite 501
city or town: Honolulu state: Hawai'i zip code: 96813
e-mail: aw@masonarch.com
telephone: 808-536-0556
date: March 20, 2021

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

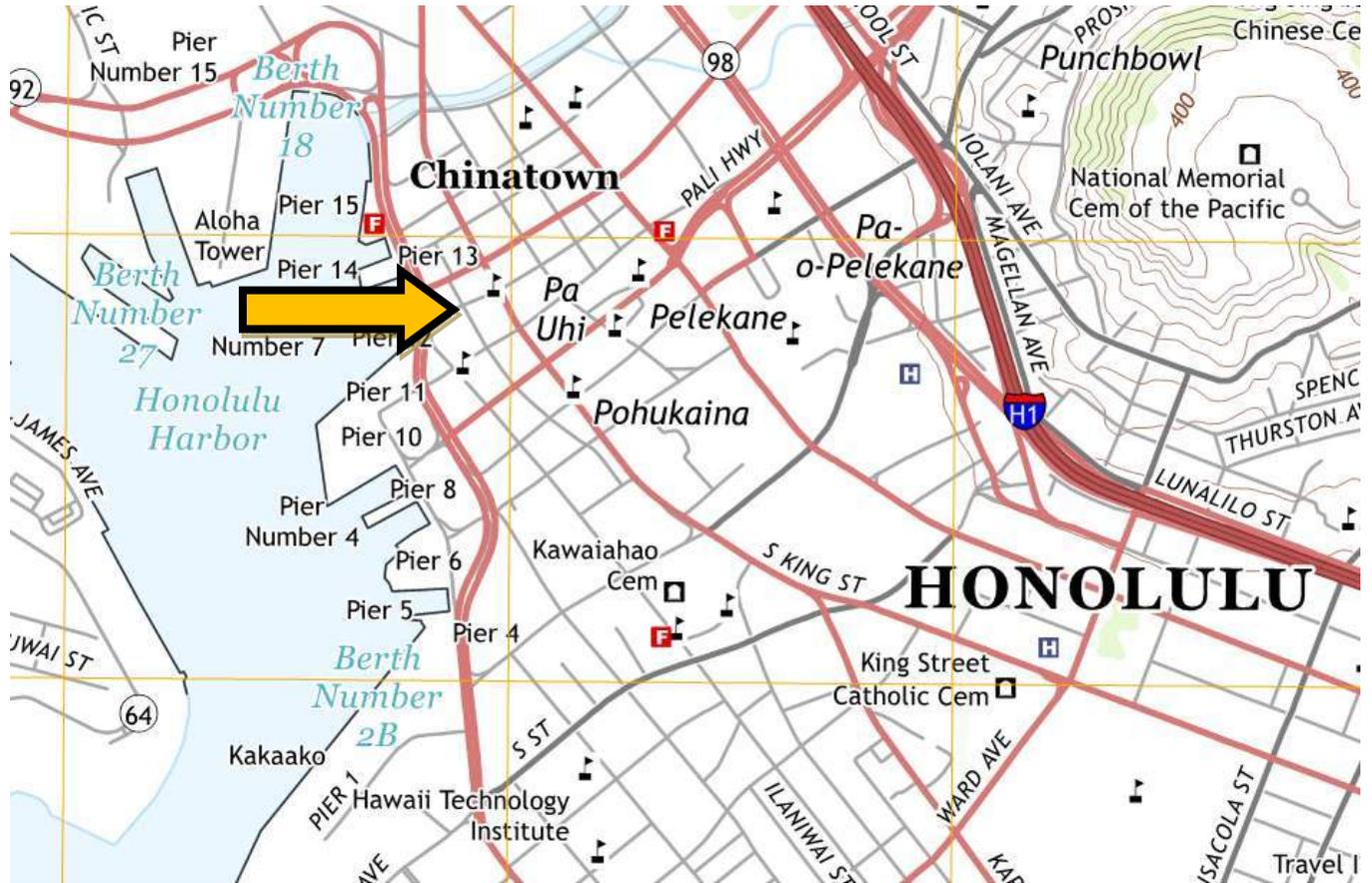
Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

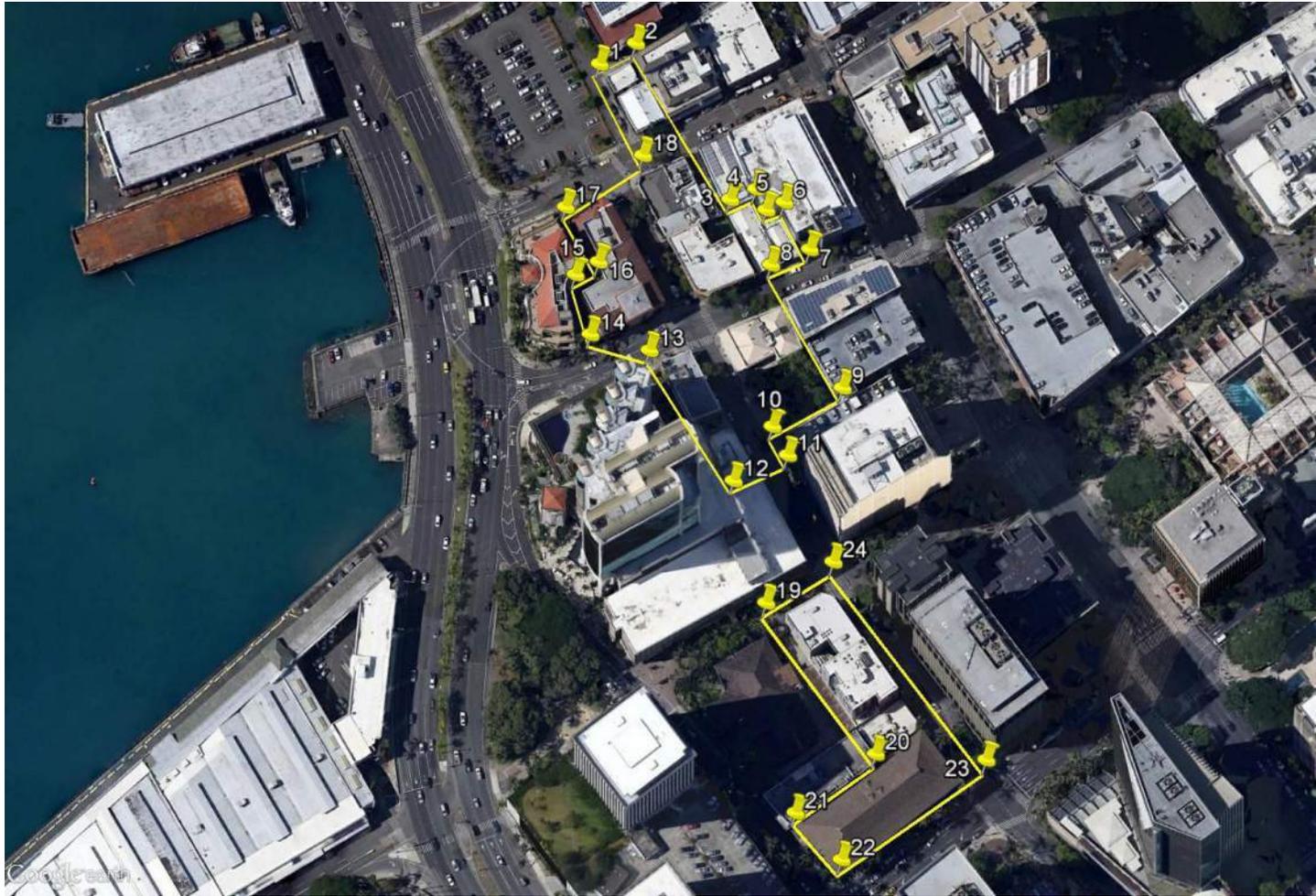
USGS 7.5 minute map of Honolulu with arrow added to show location of the Merchant Street Commercial and Civic Historic District.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Boundary Map 1: Boundaries for Merchant Street Commercial and Civic Historic District



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Boundary Map 2: Lava rock curbs and granite curbs and sidewalks. Lava rock curbs are indicated in blue. Granite curbs and sidewalks are indicated in green. Boundaries are indicated in yellow.



Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Merchant Street Commercial and Civic Historic District (Amended)

City or Vicinity: Honolulu

County: Honolulu

State: Hawai'i

Photographer: Lindsey Walsworth

Date Photographed: March 26, 2019

Description of Photograph(s) and number, include description of view indicating direction of camera:

1 of 28: Small brick warehouse and rear of T.R. Foster Building (fronting Marin Street). Camera facing southeast.

2 of 28: Front façade of T.R. Foster Building (fronting Nu'uuanu Avenue) with small brick warehouse (fronting Marin Street) at rear. Camera facing northeast.

3 of 28: Royal Saloon Building (fronting intersection of Nu'uuanu Avenue and Merchant Street). Camera facing southeast.

4 of 28: J. T. Waterhouse Building (Merchant Street). Camera facing east-northeast.

5 of 28: Yokohama Specie Bank Building (fronting intersection of Bethel and Merchant Streets) with Friend Building (fronting Bethel Street) in background. Camera facing northeast.

6 of 28: Old Honolulu Police Station Building (fronting intersection of Bethel and Merchant Streets). Camera facing northwest.

7 of 28: The Friend Building (Bethel Street). Camera facing northeast.

Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

8 of 28: View of Honolulu Harbor from intersection of Merchant and Bethel Streets. Old Honolulu Police Station Building and Melchers Building visible. Camera facing west-southwest.

9 of 28: Kamehameha V Post Office Building (fronting Merchant Street, minor façade on Bethel Street). Camera facing east.

10 of 28: Kamehameha V Post Office with the Yokohama Specie Bank Building in background. Camera facing north.

11 of 28: Site of original Honolulu Hale building, now called the "Kamehameha V Post Office Alan Sanford Davis Park." Southeastern façade of Kamehameha V Post Office Building visible in left background. Camera facing north-northeast.

12 of 28: Melchers Building (fronting Merchant Street between Bethel Street and former Ka'ahumanu Street). Camera facing northwest.

13 of 28: Melchers Building, former Kaahumau Street façade. Granite block sidewalks visible on right. Camera facing northwest.

14 of 28: Rear façade of Melchers Building showing exposed coral block construction. Camera facing northeast.

15 of 28: Bishop Bank Building (fronting intersection of Merchant Street and former Ka'ahumanu Street). Bishop Estate Building (left) is visible in the background. Camera facing southwest.

16 of 28: Historic intersection of Merchant and Ka'ahumanu Streets showing a portion of the Melchers Building (right), the Bishop Bank Building (center), and the Bishop Estate Building (left). Camera facing south.

17 of 28: Bishop Estate Building (Merchant Street). A portion of the Bishop Bank Building (right) and the vertical building strip from the demolished Campbell Block (left) are visible. Camera facing west-southwest.

18 of 28: Judd Block Building (fronting intersection of Merchant and Fort Streets). Camera facing south-southwest.

19 of 28: Stangenwald Building (Merchant Street). Camera facing south.

20 of 28: Honolulu Star-Bulletin Building (Merchant Street) with portion of Alexander & Baldwin Building visible (left). Camera facing southwest.

21 of 28: Merchant Street façade of Alexander & Baldwin Building. Camera facing southwest.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

22 of 28: Cannon in front of Merchant Street side of Kamehameha V Post Office Building. Camera facing north-northwest.

23 of 28: Cannon in front of Bethel Street side of Kamehameha V Post Office Building. Camera facing northwest.

24 of 28: Granite block sidewalk adjacent to the Melchers Building along Merchant Street. Camera facing north-northwest.

25 of 28: Granite block sidewalk adjacent to the Royal Saloon Building along Nu'uauu Avenue. Camera facing east-northeast.

26 of 28: Remnant of Campbell Block Building (Merchant Street) located between the Bishop Estate Building (right) and the Oceanit Building (left). Camera facing west.

27 of 28: Section of lava rock curb on Merchant Street. Camera facing downward.

28 of 28: Section of granite curb on Merchant Street. Camera facing downward.

Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Photo 1 of 28: Small brick warehouse and rear of T.R. Foster Building (fronting Marin Street).
Camera facing southeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 2 of 28: Front façade of T.R. Foster Building (fronting Nu'uauu Avenue) with small brick warehouse (fronting Marin Street) at rear. Camera facing northeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 3 of 28: Royal Saloon Building (fronting intersection of Nu'uanu Avenue and Merchant Street). Camera facing southeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 4 of 28: J. T. Waterhouse Building (Merchant Street). Camera facing east-northeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 5 of 28: Yokohama Specie Bank Building (fronting intersection of Bethel and Merchant Streets) with Friend Building (fronting Bethel Street) in background. Camera facing northeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 6 of 28: Old Honolulu Police Station Building (fronting intersection of Bethel and Merchant Streets). Camera facing northwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 7 of 28: The Friend Building (Bethel Street). Camera facing northeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 8 of 28: View of Honolulu Harbor from intersection of Merchant and Bethel Streets. Old Honolulu Police Station Building and Melchers Building visible. Camera facing west-southwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 9 of 28: Kamehameha V Post Office Building (fronting Merchant Street, minor façade on Bethel Street). Merchant Street cannon is visible in front. Camera facing east.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 10 of 28: Kamehameha V Post Office with the Yokohama Specie Bank Building in background. Camera facing north.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 11 of 28: Site of original Honolulu Hale building, now called the “Kamehameha V Post Office Alan Sanford Davis Park.” Southeastern façade of Kamehameha V Post Office Building visible in left background. Camera facing north-northeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 12 of 28: Melchers Building (fronting Merchant Street between Bethel Street and the former Ka'ahumanu Street). Camera facing northwest.



Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Photo 13 of 28: Melchers Building, former Kaahumau Street façade. Granite block sidewalks visible on right. Camera facing northwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 14 of 28: Rear façade of Melchers Building showing exposed coral block construction. Camera facing northeast.



Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Photo 15 of 28: Bishop Bank Building (fronting intersection of Merchant Street and the former Ka'ahumanu Street). Bishop Estate Building (left) is visible in the background. Camera facing southwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 16 of 28: Historic intersection of Merchant and Ka'ahumanu Streets showing a portion of the Melchers Building (right), the Bishop Bank Building (center), and the Bishop Estate Building (left). Camera facing south.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 17 of 28: Bishop Estate Building (Merchant Street). A portion of the Bishop Bank Building (right) and the vertical building strip from the demolished Campbell Block (left) are visible. Camera facing west-southwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 18 of 28: Judd Block Building (fronting intersection of Merchant and Fort Streets).
Camera facing south-southwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 19 of 28: Stangenwald Building (Merchant Street). Camera facing south.



Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Photo 20 of 28: Honolulu Star-Bulletin Building (Merchant Street) with portion of Alexander & Baldwin Building visible (left). Camera facing southwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 21 of 28: Merchant Street façade of Alexander & Baldwin Building. Camera facing southwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 22 of 28: Cannon in front of Merchant Street side of Kamehameha V Post Office Building.
Camera facing north-northwest.

Photo 23 of 28: Cannon in front of Bethel Street side of Kamehameha V Post Office Building.
Camera facing northwest.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 24 of 28: Granite block sidewalk adjacent to the Melchers Building along Merchant Street. Camera facing north-northwest.

Photo 25 of 28: Granite block sidewalk adjacent to the Royal Saloon Building along Nu'uanu Avenue. Camera facing east-northeast.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 26 of 28: Remnant of Campbell Block Building (Merchant Street) located between the Bishop Estate Building (right) and the Oceanit Building (left). Camera facing west.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Photo 27 of 28: Section of lava rock curb on Merchant Street. Camera facing downward.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

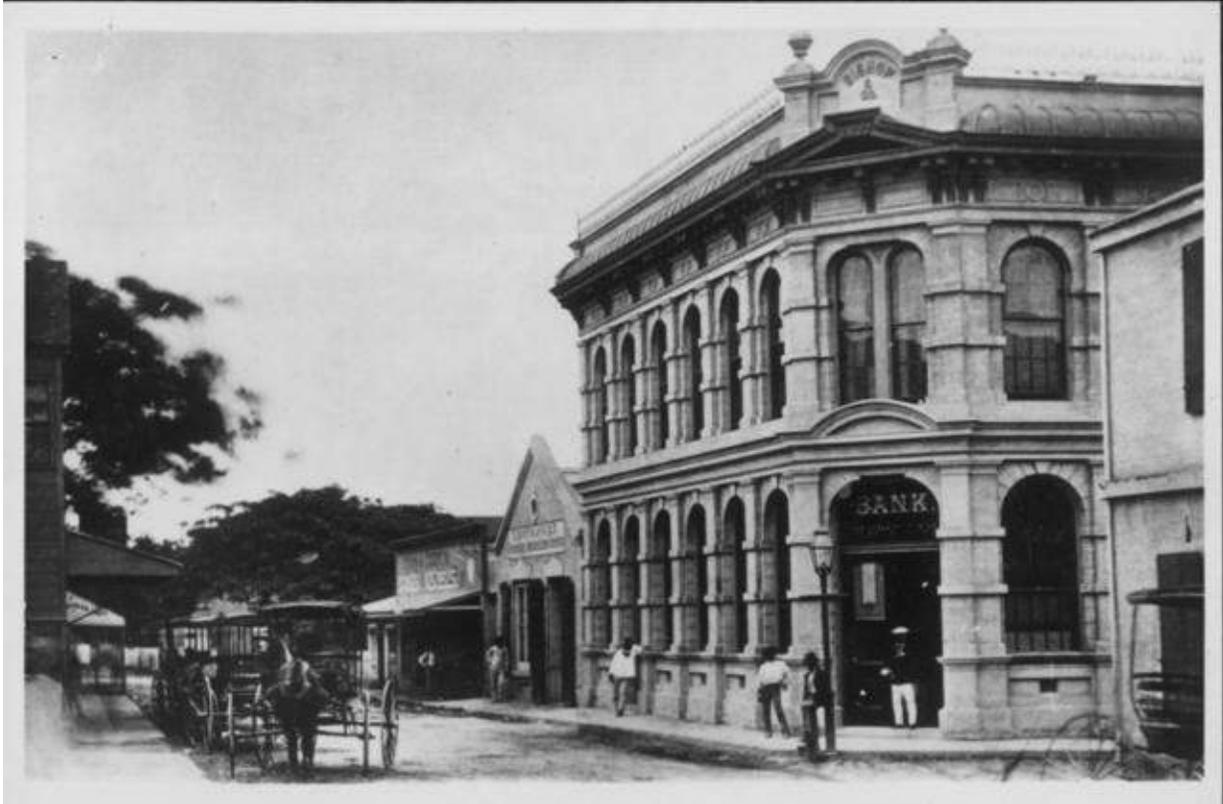
Photo 28 of 28: Section of granite curb on Merchant Street. Camera facing downward.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 1: 1879 photo of the Bishop Bank Building before construction of the Bishop Estate Building. A section of the Melchers Building is visible in the right foreground. Image courtesy of the Hawaii State Archives, PP-38-3-015.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 2: Bishop Bank Building in foreground with Bishop Estate Building in background left, photo undated. Image courtesy of the Hawaii State Archives, PP-6-3-009.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 3: Judd Building before construction of Stangenwald Building next door. Image courtesy of the Hawaii State Archives, PP-6-3-017



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 4: Undated photo of the Judd Block (right) and Stangenwald Building (left). Image courtesy of the Hawaii State Archives, PP-6-3-015.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 5: Photo of Stangenwald Building (center) with Honolulu Star-Bulletin Building (left) and portion of Judd Block (right) Photo by Ray Jerome Baker, ca. 1912. Courtesy of the Hawaii State Archives, PP-38-8-005.



Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Figure 6: Ca. 1911 photo taken on Merchant Street near Bethel Street facing south-southeast with a section of the Yokohama Specie Bank in the left foreground and the Kamehameha V Post Office Building in the left background. Buildings in the right foreground were demolished to build the Old Honolulu Police Station (1931). The Judd Block and Stangenwald Building are visible in the distance. Image courtesy of the Hawaii State Archives, PP-38-8-008.



Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Figure 7: Ca. 1892 photo taken at intersection of Merchant Street and Nu'uauu Avenue facing south-southeast. A section of the Royal Saloon is visible in the left foreground after which is the original façade of the J. T. Waterhouse Building. The Kamehameha V Post Office is visible in the left midground. Buildings in the right foreground were demolished for the construction of the Old Honolulu Police Station. The Melchers Building and the Bishop Bank Building are somewhat discernible in the left mid- and background. Photo by Jerome Baker. Courtesy of the Hawaii State Archives, PP-38-7-040.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 8: Ca. 1885 photo taken from intersection of Merchant and Bethel Streets facing south-southeast. Right foreground shows the Kamehameha V Post Office building in its original state. The old Honolulu Hale is visible behind it. The Melchers Building is in the left midground; many original design elements are still visible, including quoins and a hipped roof. Image courtesy of the Hawaii State Archives, PPWD-8-7-025.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 9: Pre-1900 photo of the Kamehameha V Post Office with mailboxes visible on ground floor. The Merchant Street cannon is also visible in the lower left corner. Image source: E. B. Scott, 75.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 10: Undated photo of Ka'ahumanu Street before the 1931 Bethel Street extension. The Bishop Bank Building is on the left, the Melchers Building is on the right.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 11: Honolulu Star-Bulletin Building in 1916. Image courtesy of the *Honolulu Star-Bulletin*.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 12: Construction of the Alexander & Baldwin Building. The Honolulu Star-Bulletin Building and a portion of the Stangenwald Building are visible (right). Photo dated May 21, 1928 by Edgeworth Photo. Image courtesy of the Hawaii State Archives, PP-7-3-001.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 13: 1966 Photo of the Honolulu Star-Bulletin Building, the Stangenwald Building, and the Judd Block before construction of Oceanit Building and the Financial Plaza of the Pacific. Image courtesy of the Hawaii State Archives, Nancy Bannick Collection.



Merchant Street Commercial and Civic Historic
District (Amended)
Name of Property

Honolulu, HI
County and State

Figure 14: Undated photo of the Melchers Building. Image courtesy of the Library of Congress, call no. HABS HI, 2-HONLU,17.



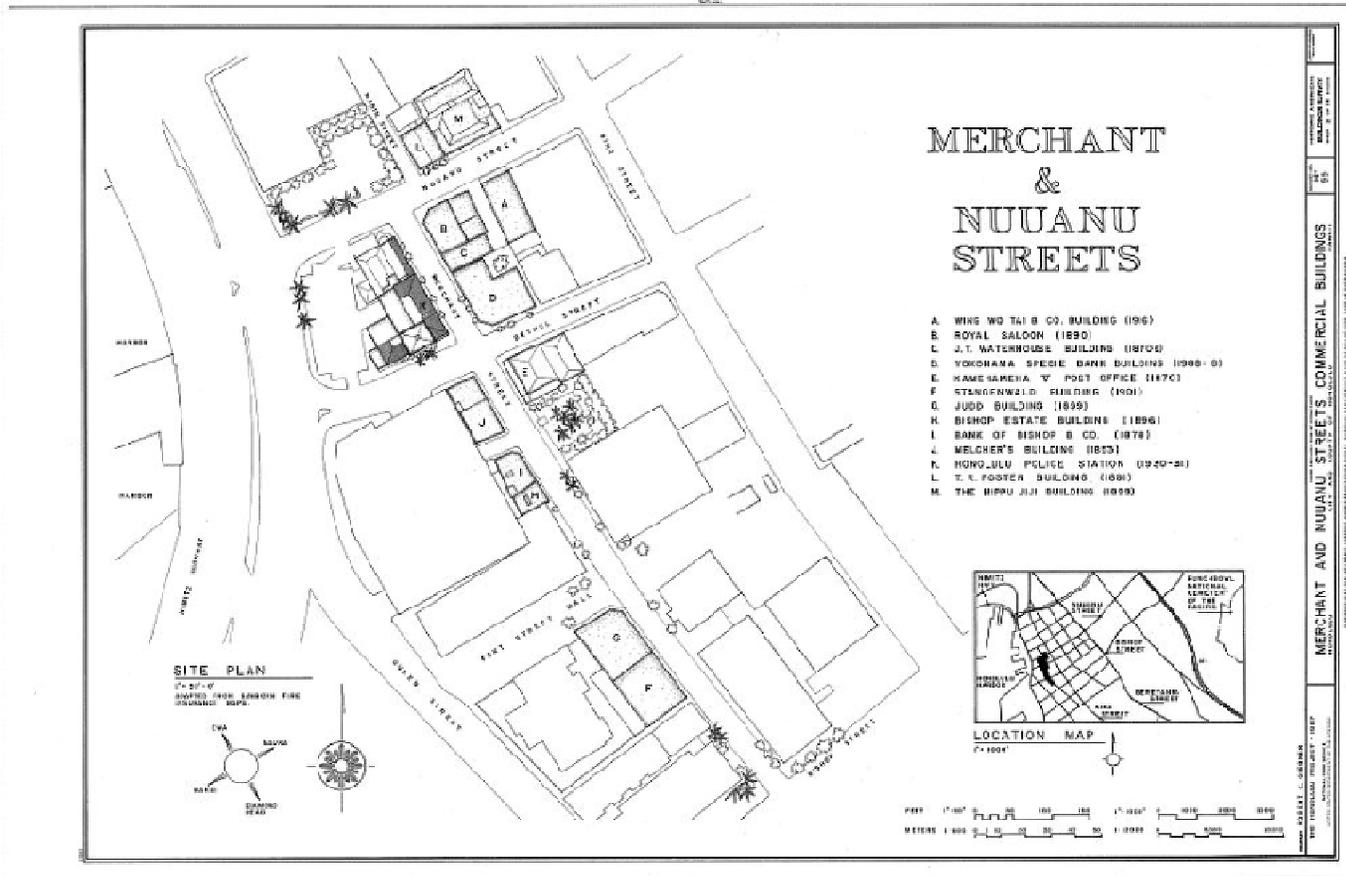
Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Drawing 1: 1987 HABS drawing of the Merchant Street Historic District. The Friend Building, Honolulu Star-Bulletin Building, and Alexander & Baldwin Buildings are not included. Drawing courtesy of the Library of Congress.



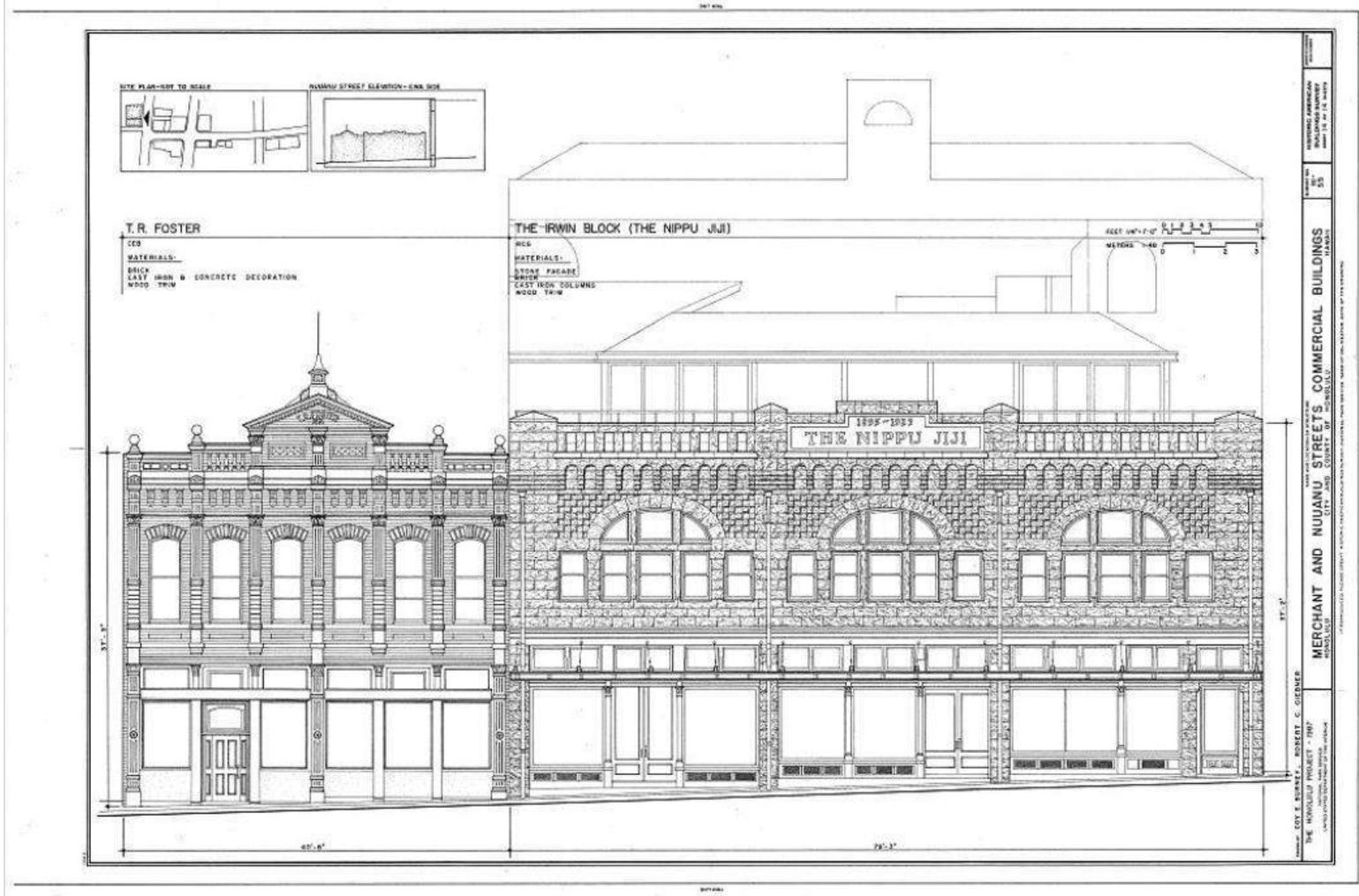
Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

Drawing 2: 1987 HABS drawing of the Nu'uuanu Avenue façade of the T.R. Foster Building (left). Drawing courtesy of the Library of Congress.



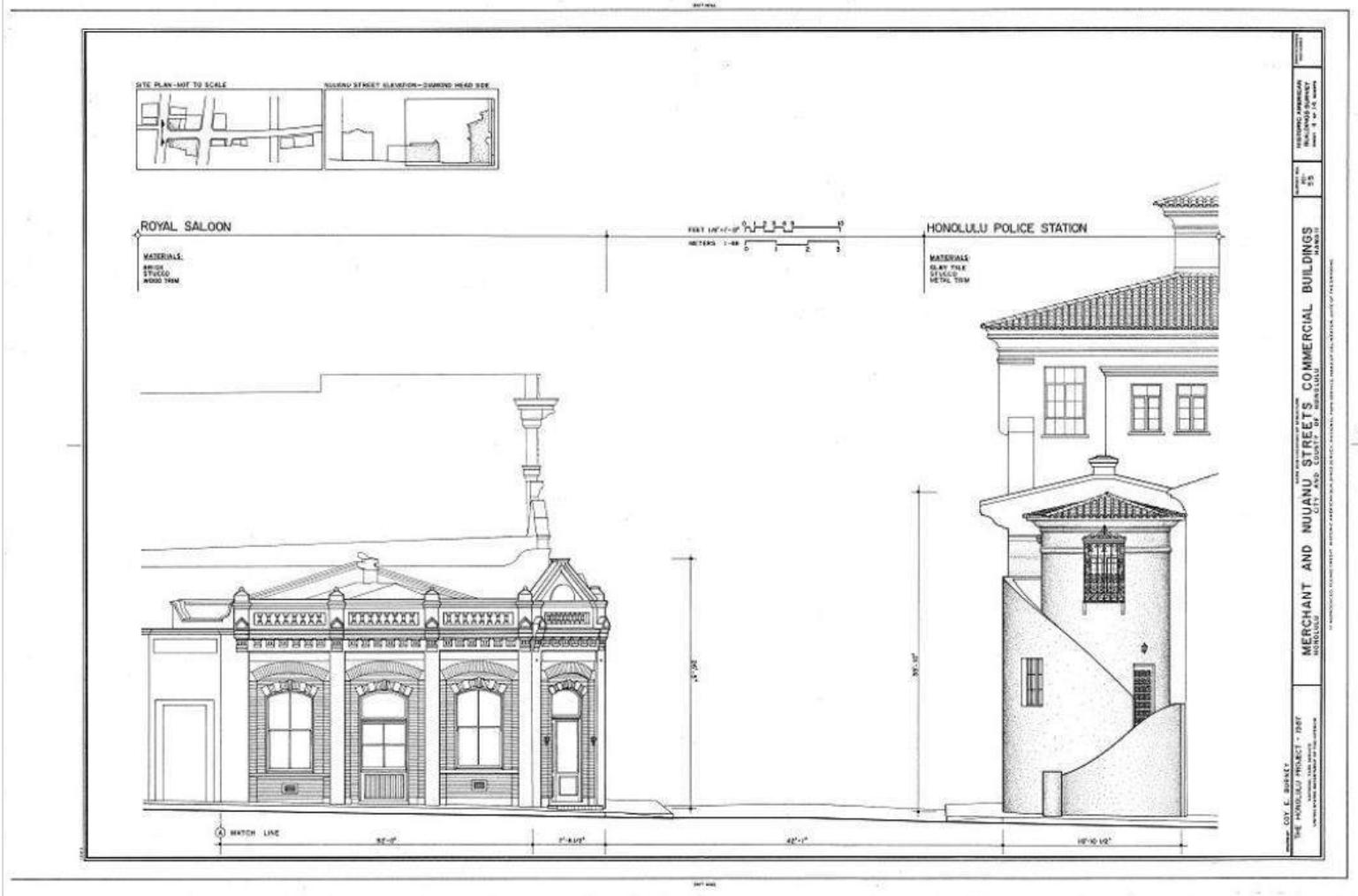
Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

Drawing 3: 1987 HABS drawing of the Nu'uauu Avenue façade of the Royal Saloon and rear façade of the Old Honolulu Police Station. Drawing courtesy of the Library of Congress.



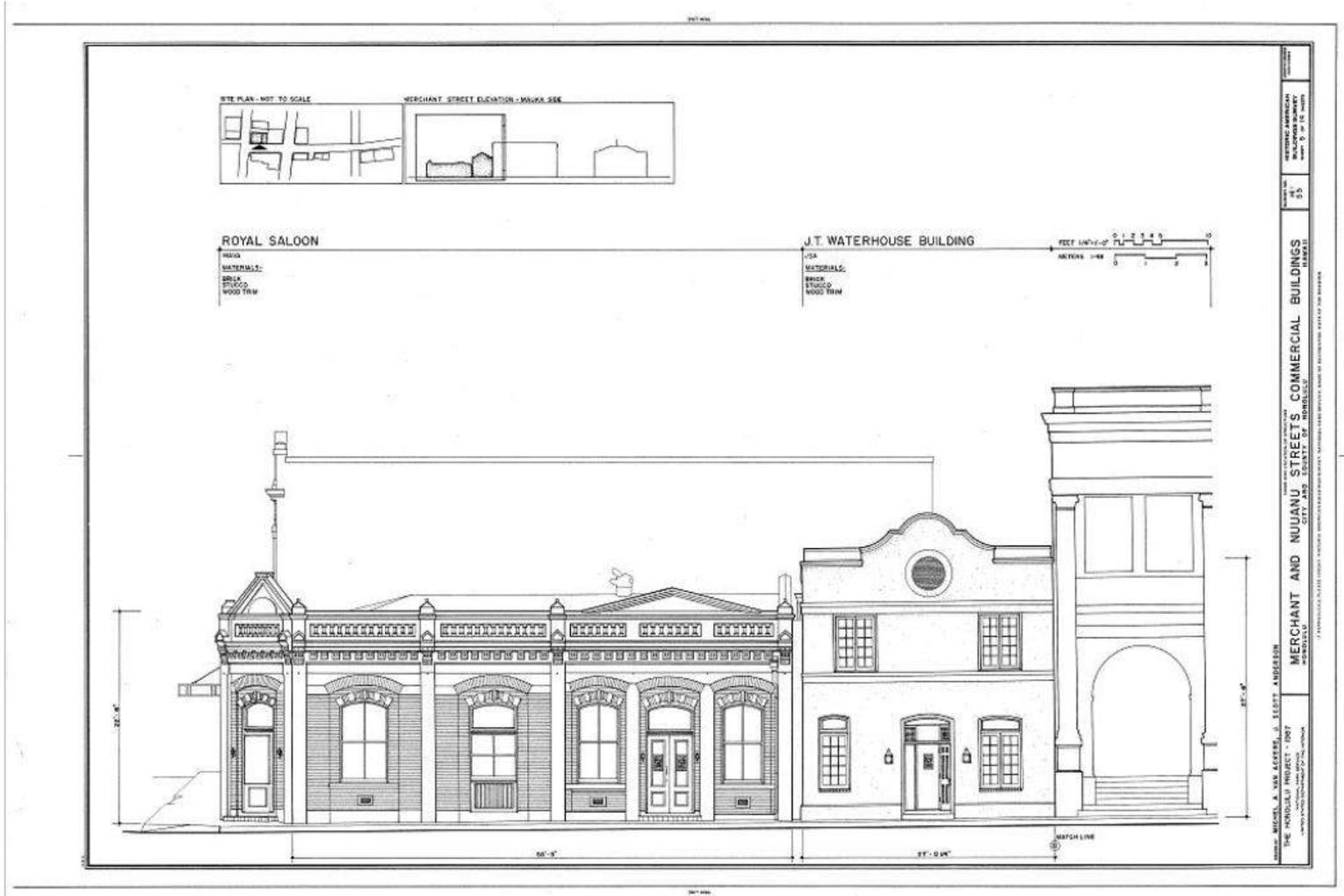
Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

Drawing 4: 1987 HABS drawing of the Merchant Street facades of the Royal Saloon and the J. T. Waterhouse Building. Drawing courtesy of the Library of Congress.



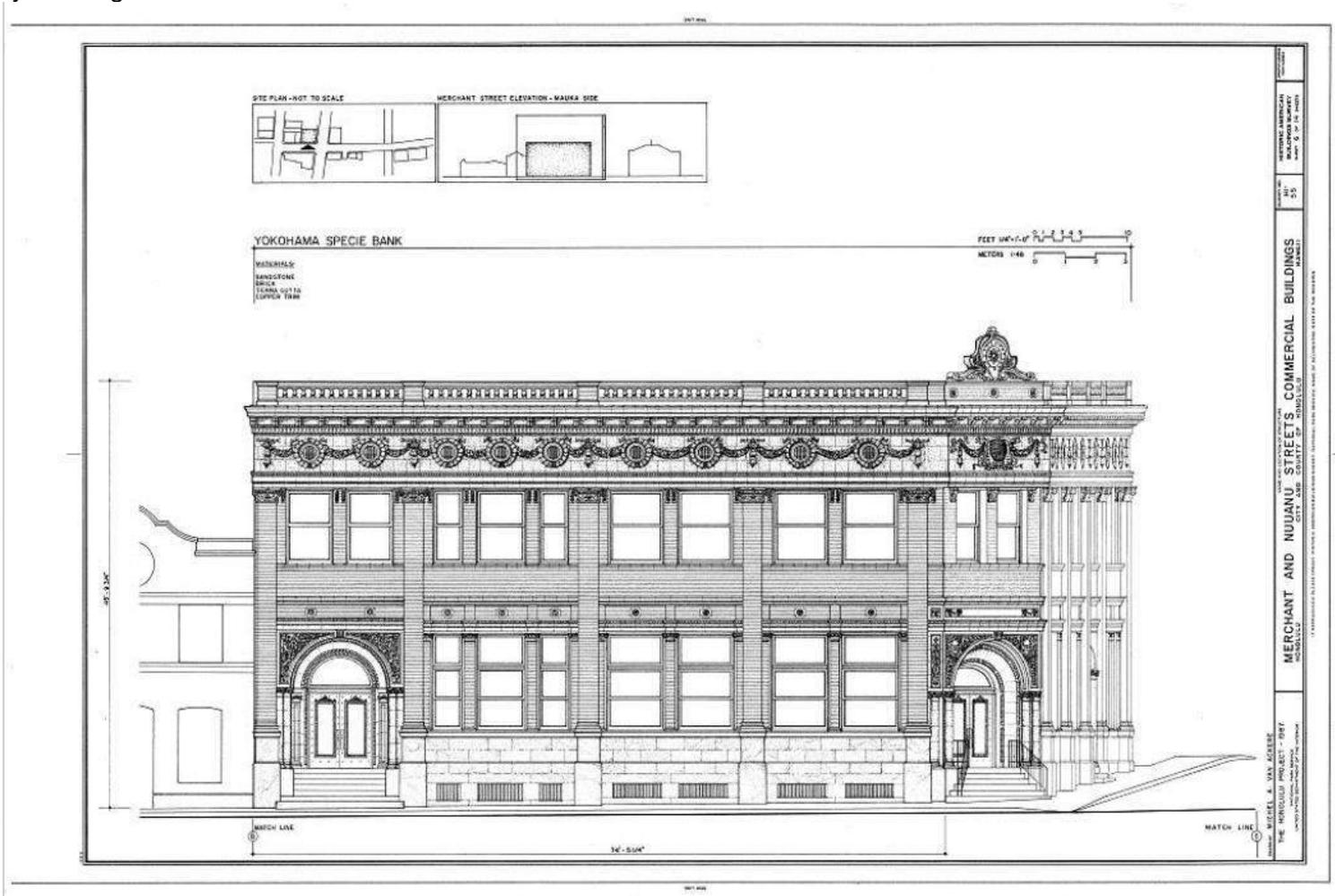
Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Drawing 5: 1987 HABS drawing of the Merchant Street façade of the Yokohama Specie Bank Building. Drawing courtesy of the Library of Congress.



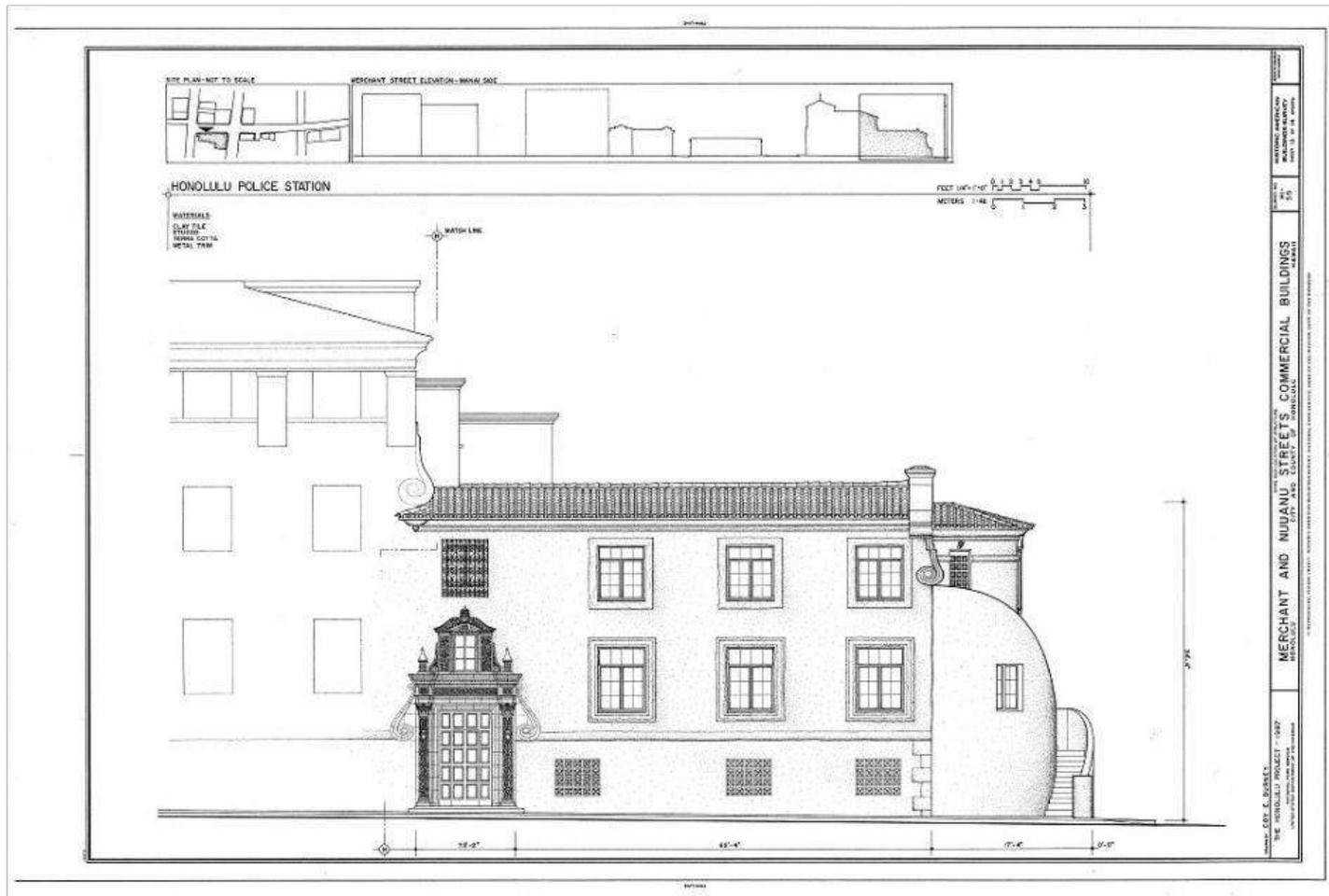
Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

Drawing 7: 1987 HABS drawing of the rear Merchant Street façade of the Old Honolulu Police Station. Drawing courtesy of the Library of Congress.



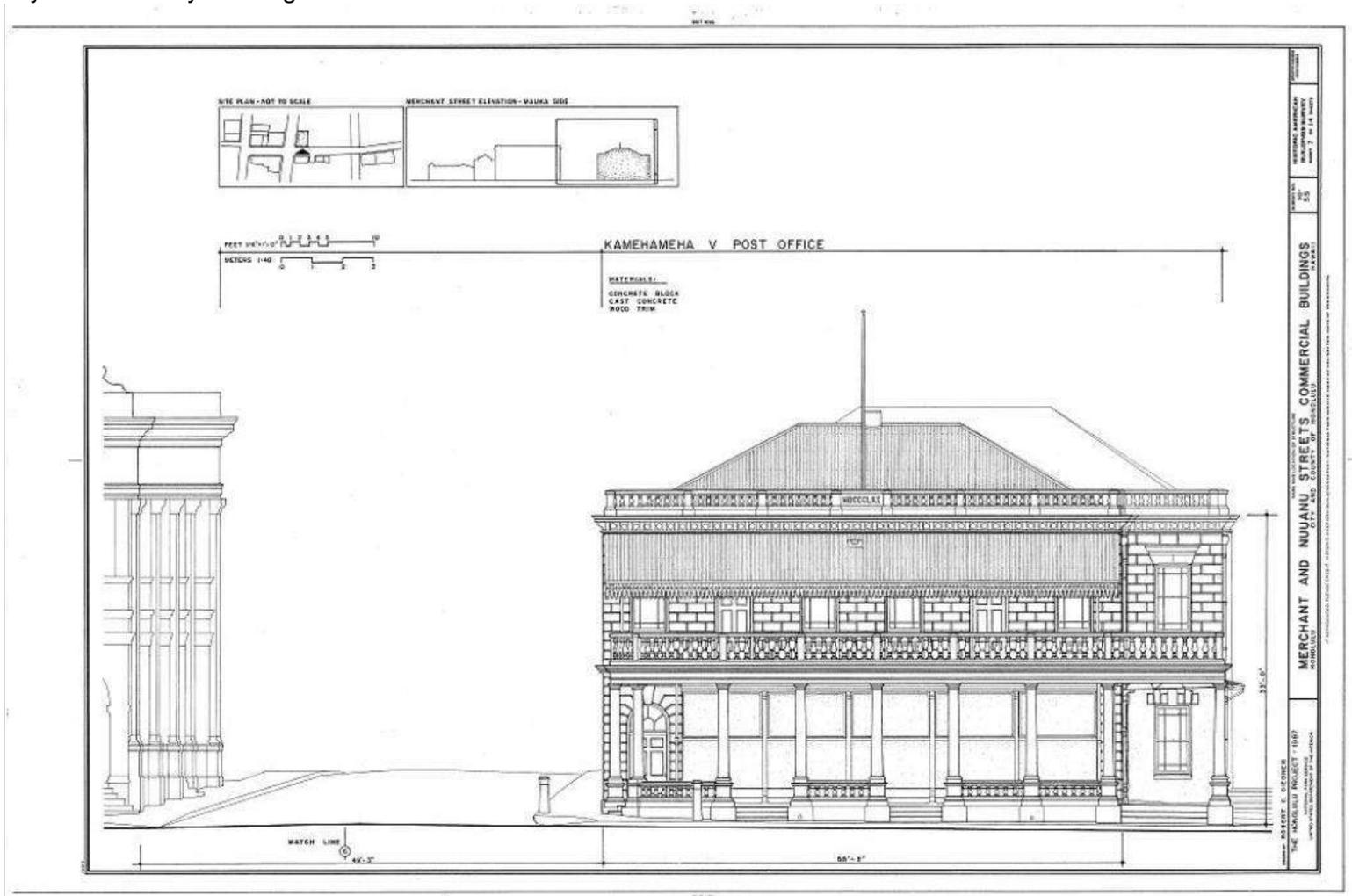
Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Drawing 8: 1987 HABS drawing of the Merchant Street façade of the Kamehameha V Post Office. Cannons are rendered. Drawing courtesy of the Library of Congress.



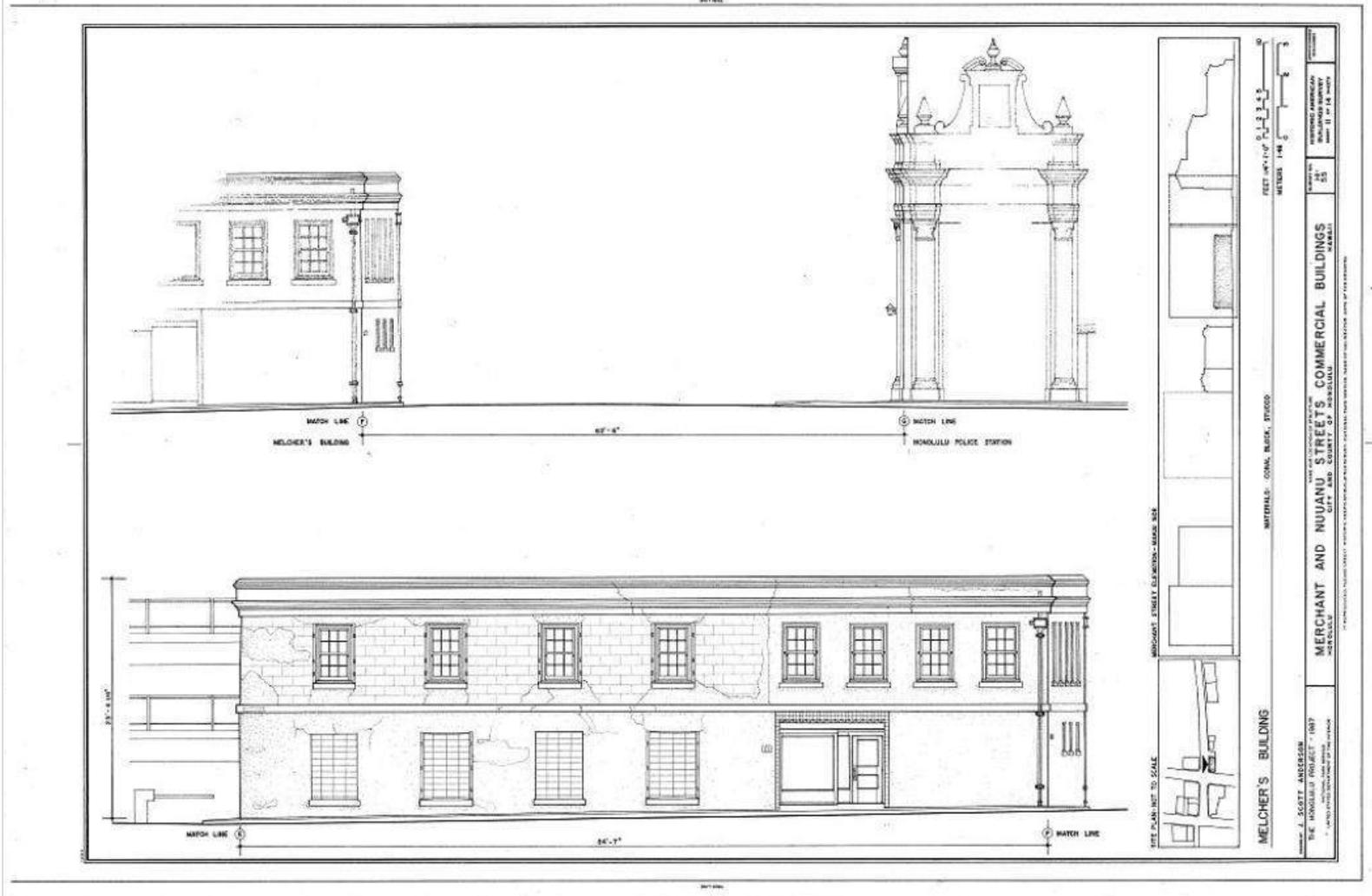
Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Drawing 9: 1987 HABS drawing of the Merchant Street façade of the Melchers Building. Drawing courtesy of the Library of Congress.



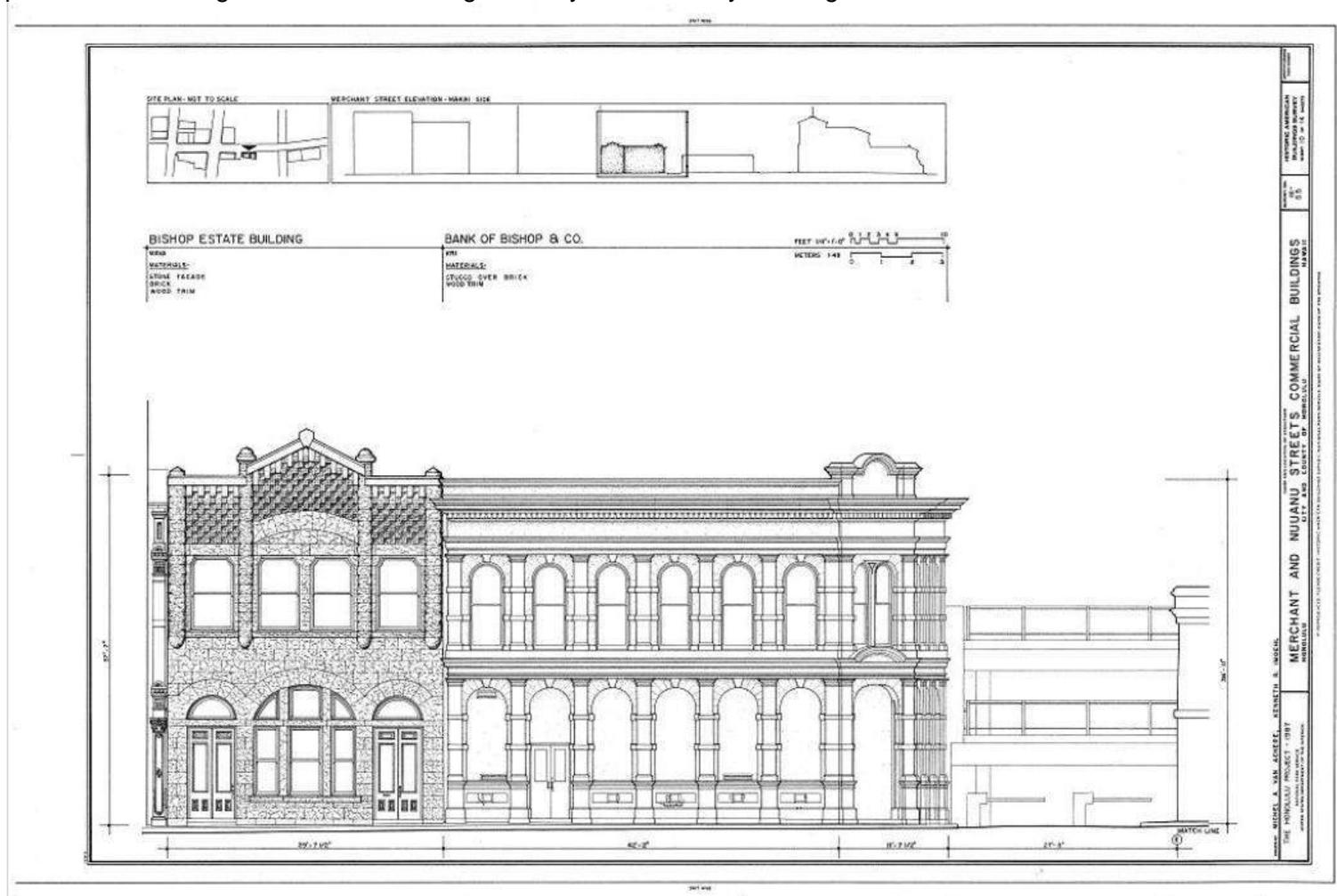
Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Drawing 10: 1987 HABS drawing of the Merchant Street façades of the Bishop Bank and Bishop Estate Buildings. Remnant of Campbell Block Building is rendered. Drawing courtesy of the Library of Congress.



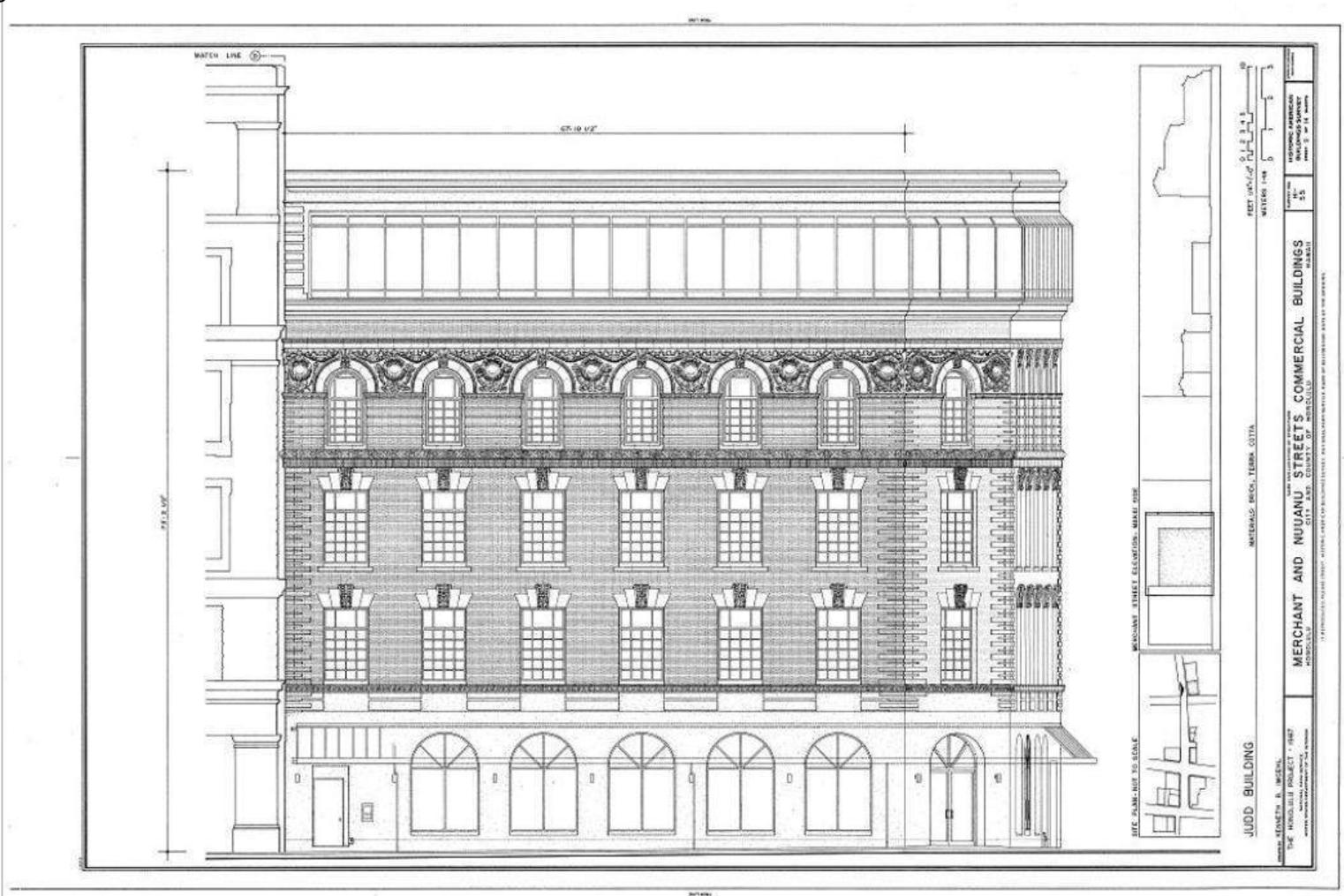
Merchant Street Commercial and Civic Historic
District (Amended)

Name of Property

Honolulu, HI

County and State

Drawing 11: 1987 HABS drawing of the Merchant Street façade of the Judd Block Building. Drawing courtesy of the Library of Congress.



Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

Drawing 12: 1987 HABS drawing of the Merchant Street façade of the Stangenwald Building. Drawing courtesy of the Library of Congress.



Merchant Street Commercial and Civic Historic
District (Amended)

Honolulu, HI

Name of Property

County and State

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 listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 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 Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.