

North Georgia Historic Brick Commercial Buildings

If demolition of the existing two-story masonry Butler Mini-mall is approved, the applicant has proposed its replacement with a large brick building. The current proposal presents as a four-story structure with limited setback from Choice Street, as a varying three- to four-story structure with landscaped setback along Meaders Street, and as a three-story structure with two sections of minimal setback from Main Street and a central section with no setback. Historically, Dahlonega had a variety of two and a half story wood frame hotels with large porches, but three- and four-story brick buildings are historically unknown in the downtown. This point was made numerous times to the applicant's design team, but to little effect.

Available online historic postcards, aerial photography, and Google Earth streetview was reviewed in order to better understand the potential impact of the proposed replacement structure on the historic character of downtown Dahlonega. Large public buildings like courthouses, churches, schools and hospitals were often the largest masonry buildings in the community. Often the first generation of large structures were wood frame buildings. City listings below ignore large public buildings and wood frame structures and focus on brick commercial structures, as proposed by the applicant. The current listing is believed sufficient, but is not exhaustive. Other cities not reviewed are believed likely to fit the general framework.

In general the larger the historic downtown commercial business district was, the taller and more massive its brick commercial buildings were (and remain). Size of a community and its buildings also appears to be related to presence of a railroad through the community. However, even the presence of a railroad was often not sufficient justification for three- or multi-story brick commercial buildings to have been historically constructed. In the communities with historic three-story commercial buildings these were often of relatively small street frontage, footprint and building volume as compared with the applicant's proposal.

North Georgia cities with historic four-, or multi-story brick commercial buildings. These also have three-, two- and one-story historic brick commercial buildings

Athens

Augusta

Dalton

Elberton

Gainesville

Rome

North Georgia cities with historic three-story brick commercial buildings. These also have two- and one-story historic brick commercial buildings

Calhoun

Canton

Chickamagua (1)

Comer (1)

LaFayette (1)

Lexington (1)

Thomson (2)

Washington (3)

North Georgia cities with two-story historic brick commercial buildings. These also have one-story historic brick commercial buildings.

Adairsville

Ballground

Blue Ridge

Cartersville

Cedartown

Chatsworth

Clarksville

Clayton

Cleveland

Cornelia

Dahlonega

Dawsonville

Demorest

Ellijay

Jasper

Menlo

Ringgold

Rockmart

Rossville

Summerville

Toccoa

Trenton