



Mining Exchange Building

36-40 NORTH MAIN STREET, MIAMI, OTTAWA COUNTY, OKLAHOMA



The Mining Exchange Building is listed in the National Register of Historic Places as a contributing part of Miami's Downtown Historic District (2009). The building remains a significant feature in the town of Miami, representing early 20th century commercial architecture. The Mining Exchange Building was comprised of a variety of mining-associated industrial businesses such as explosives, zinc, and lead. The building served as a hub of office spaces associated with the mining industry including the Northeast Oklahoma Railroad Company, the Independent Mining & Royalty Company, as well as both private and commercial office sites, such as physicians and attorneys.

Originally constructed in 1908, the building was lost to a fire but rebuilt in 1918. The building stands five stories tall, is composed in three-part form, and features red brick and stone masonry facade. The first story interior retains the largest portion of significant historical elements that include the lobby, staircase, corridors, and decorative floors. The corridors of the first floor are lined with some of the original, historic wood doors which open into non-historic rooms.

The rehabilitation of the building included 24 new senior apartments while maintaining the remaining historically significant area, the lobby, within the original building. The design preserved many of the original historic details multi-colored mosaic tile floor, marble wainscot, and plaster walls and ceiling. The design also re-established historic circulation paths throughout the building while incorporating a large portion of the original spaces into the new apartment floor plans. These new walls and partitions were painted drywall. New mechanical, electrical, and plumbing systems were installed throughout.

Project Profile

Year Built: 1918

Start of Rehab: 11/1/2016

Rehab Completion: 12/28/2017

Date of Certification: 10/1/2018

Original Use: Commercial

New Use: Low-Mod Income Housing

Est. Total Project Cost: \$9,197,136

Est. Qualified Rehab Costs: \$5,067,403

Est. Combined Federal/State Tax Credit (40%): \$2,026,962

Historic Preservation Consultant:
Rosin Preservation, LLC

Architectural Consultant:
SWD Architects, PC

Property Owner/Developer:
Tammi Creason; Oklahoma Affordable Housing Partners, LLC



Senator Michael Bragstrom (412)

Representative Steve Bashore (248)