

grown from a few blocks around Main Street in 1881, to a nice large town in 1980 and 1981. The town has grown from 40 acres in 1881 to 4189 acres in 1980.

The number of housing units in Grimes has increased dramatically since 1970. In 1970 we had 305 housing units, and in 1977 we had a total of 421 housing units, an increase of 27%. In 1977, there was a total of \$1,000,000.00 building permits issued, and at the present time, that is from 1978 to 1980, we had over \$1,500,000.00 building permits each year. A housing survey was conducted in Grimes to establish the overall condition of existing units. The existing house stock was found to be good, sound quality with over 90% of the homes classified as "good and sound quality."

At the close of this chapter you will find a map of Grimes in 1907 and one in 1978, these will show in part our growth in annexations.

D. Population

1. 1885: For the population of Grimes, we went to the enumeration sheets of the census for 1885, 1895 and 1905. We, therefore thought it would be interesting to publish the list of names for 1885.

David Patterson, wife and two children; John Street; from Illinois; 33; M; Married; School teacher
 Burton B. Grover, wife and sister; Lot 2, 3, 4; from New York; 26; M; Married; Physician
 William Stewart, wife; Lot 10; Block 7; from Illinois; 28; Married; Druggist
 Charles Reed, wife and five sons; Lot 15, 16; from here in Iowa; 30; M; Married; Carpenter
 Eunice McClay, three children; Lot 15, 16; from Ohio; 27; F; Widow
 Jessie Rhodes, wife, child, mother; Lot 15, 16; from Ohio; 31; M; Married; Painter
 James Pressley, wife, six children (dau. Mary - Schoolteacher, Daniel McCauley (Clerk in store)); Lot 15, 16; 40; M; Married; Merchant General
 John Benedict, wife and two children; 29; M; Married
 Samuel Stewart, wife and seven children (2 married); from Canada
 Alonzo Rhodes, wife and one child; Lot 15; 38; M; Married; Day Laborer
 George Jay, wife and two children, brother William, 25, M, Single, Carpenter; Lot 15; 29; M; Married; Merchant - Dry Goods
 G. Shannon, wife and three children; Lot 15; from Illinois; 26; M; Married; (George Jay's partner)
 Wm Milligan; Grimes; 36; M; Single
 Benjamin Foster; Grimes; 36; M; Single
 Allan Stewart, wife and one child; Grimes; from Illinois; 23; M; Married; Farmer
 Charles Campbell, wife; Grimes; 47; M; Married
 Wm Clark; Grimes; Polk; 23; M; Single; Blacksmith
 Tillie Clark; Grimes; from Indiana; 23; F; Married
 Jessie Clark; Grimes; from Indiana; 15; F; Single
 Herschel Campbell; Grimes; Polk; 13; M; Single
 Samuel Drury, wife and eight children; 48; M; Married; Blacksmith
 Lucinda Campbell; 74; F; Widow
 Lysander Randolph, wife and child; 30; M; Married
 Wm Smith; 19; M; Single
 Patrick Sheeky, wife and two children; R.R. Land; from Ireland; 29; Married; Section Boss
 Wilbert Brown; 21; M; Single; Telegraph operator
 William Milner; 28; M; Single; Farmer
 David Jeffries, wife and one child; Grimes; 37; M; Married; Grain buyer
 John Weems, wife and four children; Grimes; 49; M; Married; Carpenter
 Albert Smith, wife and three children; Grimes; 30; M; Married; Farmer
 John Sharington; Grimes; 29; M; Married; Farmer
 Charles Ruel; Grimes; 25; M; Hotel operator



Daughters of Mr. and Mrs. John Rosenberg who moved on a farm SW of Grimes around 1875. Left to right, Viola Parmenter, Bell Shannon, Net Stewart, and in front Rose Anderson.



Mr. and Mrs. B. F. Granger, grandparents of Mrs. Mae Osterhout. He served on Grimes Land Improvement Company.



Grimes first car, "International" date 1908. Brick building is Bank Building before second floor was taken off. The fram building is Implement store. The men are F. W. Briggs, Mr. Rider, Fred McClain, and Alfred Hoff.

2. **Growth Scale:** By 1895, Grimes is listed in the census summaries as having 39 households and 178 people. In 1892 Iowa State and Country directory affirms this, noting 175 inhabitants with a list of many particular inhabitants and their professions. In 1900, the population had risen to 186 and in 1905 to 261. The insurance map of the town had for 1905 a population of 240 and identifies all the town's businesses.

(This map in its original presentation is 20" x 25" and we reduced it and eliminated some of the residential area).

Year	Population	Increase
1881	None to report	
1885	108	
1892	175	74
1894	151	
1895	178	3
1900	186	8
1905	261	75
1910	337	86
1915	351	14
1920	459	108
1930	468	9
1940	489	21
1950	582	93
1960	697	115
1970	834	137
1975	1432	598

3. **Incorporation Papers:** It will be noted that the population for 1894 was listed 151. Why the drop in population we were not able to determine. It will also be noted that there were 30 votes for incorporation or not to incorporate but only 28 names listed.

"Population made by Francis Coburn, C. F. Duncan, C. W. Reed, with W. J. Stewart (Public Notary).

Commission to call for an election, Mr. Wm. Milligan, C. F. Duncan, Francis Coburn, J. M. Atkins --- dated April, 1894, election at the home of Frank Atkins (Lot 7, block 1), May 7, 1894, polls open 2 p.m. to 6 p.m.

30 votes, 19 for and 11 against.

Residence: W. J. Stewart, R. G. Stewart, C. H. Patterson, A. L. Peacock, Gus Grimm, O. B. Fall, C. H. Campbell, C. L. Wall, Wm. W. Ackley, J. M. Atkins, F. M. Phillip, E. F. Deacon, F. W. Ewing, E. E. Renhouse, F. Coburn, M. W. Cook, Wm. Willigan, E. F. Page, C. W. Reed, W. H. Anderson, S. S. Hines, John Black, M. W. Anderson, S. S. Hines, C. E. Block, M. G. Evans, J. H. Taylor, Kenden West."

It will be noted that there are two Atkin's, one J. M. and the other Frank, this would account for 29 names listed.

4. **Population:** The population of Grimes, as well as the unique characteristics of that population, is a major factor shaping the present and future character of the community. In order to correctly assess the needs of the community, and to analyze the broad parameters which define Grimes' population, the paragraphs which follow will provide basic data concerning trends, distribution and projections of Grimes' population.

From 1940 to 1970 Grimes exhibited a slow upward trend in population. From a total of 489 in 1940, Grimes grew to 834 in 1970, with an increase of about 19 percent for each ten year period. It is significant to note the growth of Des Moines and its effects on Grimes. Between 1950 and 1960 Des Moines grew by 18.8 percent, and 7.4 percent between 1960 and 1970. Major cities throughout

the nation have experienced migration from the central cities to the suburbs. It seems that the suburbs of Des Moines began to grow between 1960 and 1970 accounting for the smaller percent of growth within the Des Moines city boundaries. According to the Des Moines 208 Metropolitan Waste Treatment Management Planning study 1977, all outlying communities of Des Moines can anticipate substantial development, accounting for nearly 40 percent of the total growth. The largest growth is expected to occur in the north and west, and Grimes is a prime location for this growth. Grimes increased in population from 60 percent between 1970 and 1975 which is due to migration from Des Moines and a slight shift in population from rural farm residence to rural non-farm residence.

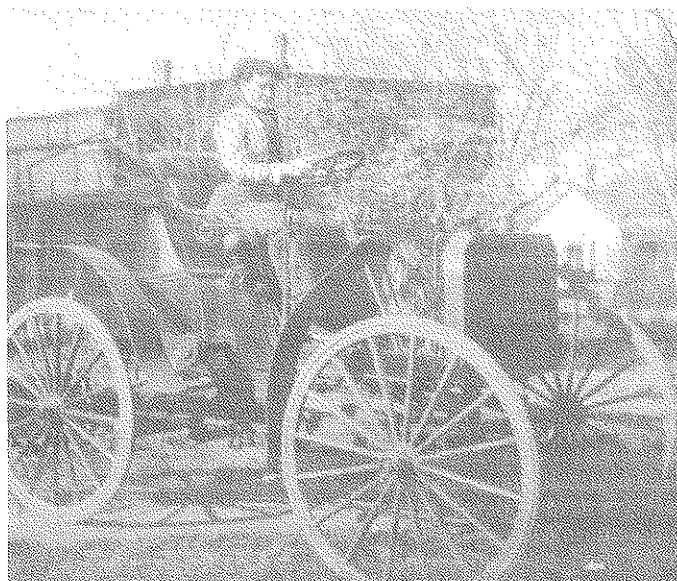
The future development of a community influences and is influenced by the growth of its population. Long range plans which try to accommodate the changing or increasing needs for community facilities, land and public services are dependent primarily on projections of population growth. It is essential, therefore, to have estimates of what the gauge population of Grimes will be. The projection was derived by simply trending past growth rates into the future; this method indicated that Grimes would have a population of 3,120 by 1990 and 3,700 by 1995.



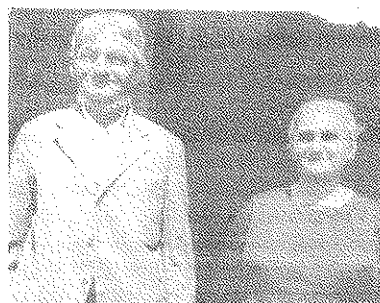
Fred and Frank McClain, first twins born in Grimes.



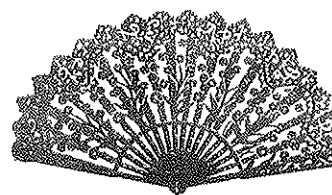
Charles W. Reed family. He had first blacksmith shop and also the electric plant. Harry took over the plant in 1911 and in 1914 electricity was secured from Electric RR. They are standing, Lizzie, Earnie, Ben, Naomi, Jess or Pete, seated, Harry, Kate and Charles.



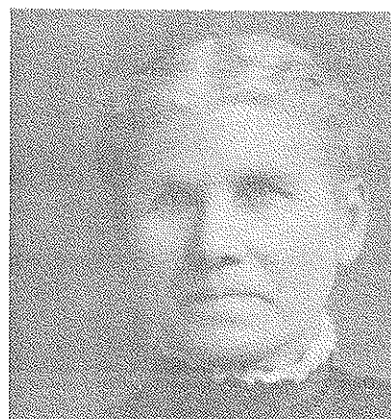
Effie Reed, daughter of Mr. and Mrs. A. Reed. The building in full view is the old C. Reed Blacksmith Shop (was raised in 1924) and the portion of the building to the right is part of the electric light plant. The car belonged to Dr. Peacock. The cement walk leads to the old city water well.



Mr. and Mrs. Alcandor Reed



Leona Hilderbrand, Eva Lewis, Cora Clifton, Germaine Friar, Elsie Clifton, Beulah Kern, Pearl Paulsen, Josephine Fry, unidentified and Sarah Hammond.



Mrs. Ella Stewart, mother of W. J.



Mr. and Mrs. Theo. Tuller, Eva worked at the telephone office about 50 years.



Taken around 1913. 1. Ray Shiffer, 2. unidentified, 3. Vern (Fat) Knight, 4. Flo Reeser, 5. Carrie Frear, 6. Katie Wagner, 7. unidentified, 8. Boy Schoenein, 9. unidentified, 10. Bill Aulick, 11. Herb Olmstead. Front row, 1. Warren Ewing, 2. Bert Knight, 3. Hershail Campbell, 3. Dwight Olmstead, 5. Lester Ewing, 6. Floyd Shiffer and 7. unidentified.

E. Naming of the Town

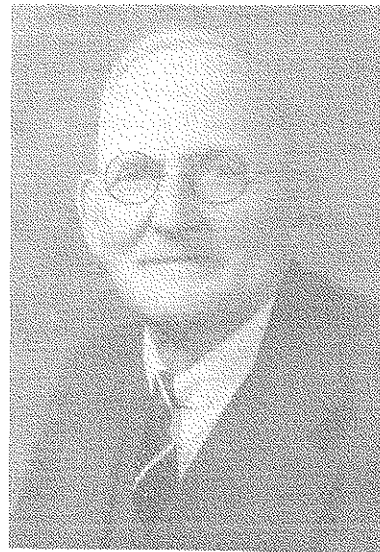
The name of the town was first called Stewart after the Stewart family. The name was sent into the post office department which would not accept the name, the reason being that there was another Stuart nearby. As Mr. John Stewart related, "We wrote them, that is the postal authorities, stating that the spelling was not the same but they would not have it and we needed to change the name, so we changed it to Grimes." Why Grimes someone may ask? James W. Grimes was our third governor, and a former senator. Why Grimes? If we are going to name the town after a governor why not Briggs our first elected governor, after all we had some of Ansel Briggs' relatives living in the area at the time, and had lived in the area since around 1851. Why Grimes? Well, there is no one living who can answer our question, why Grimes?



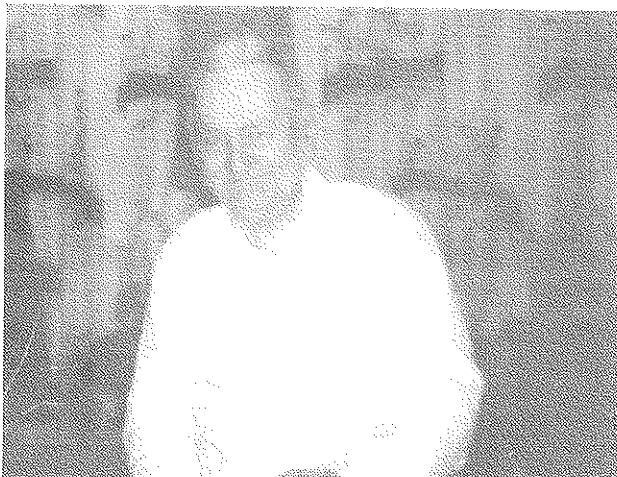
James G. Briggs



Frank Briggs



F. W. Griggs



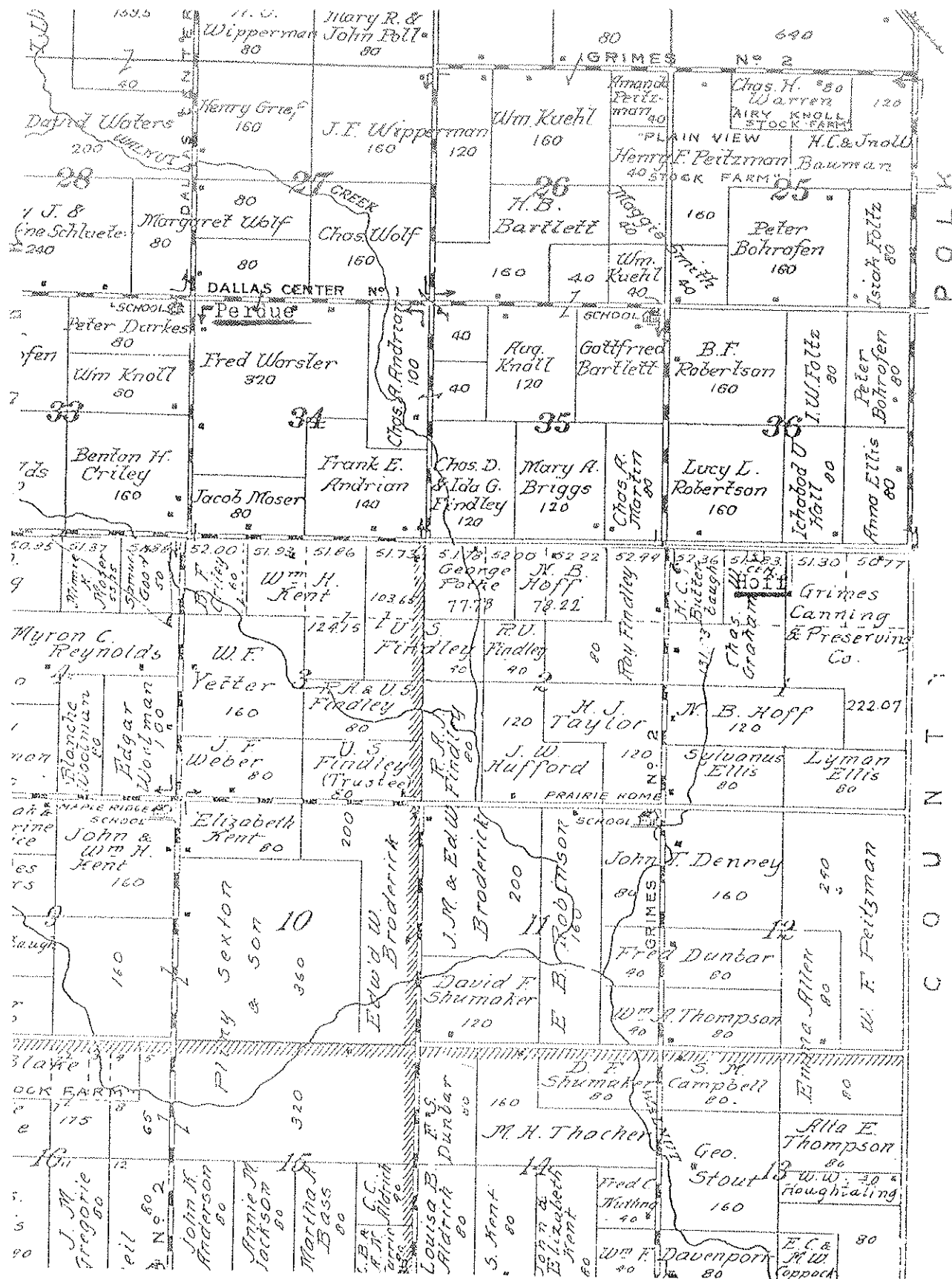
B. Crispen worked at Electric Light plant for years.



Mr. and Mrs. Levi Fox. He had harness shop for years in Grimes and was located E of the RR on S. 3rd.

Date of map 1915 - 1917

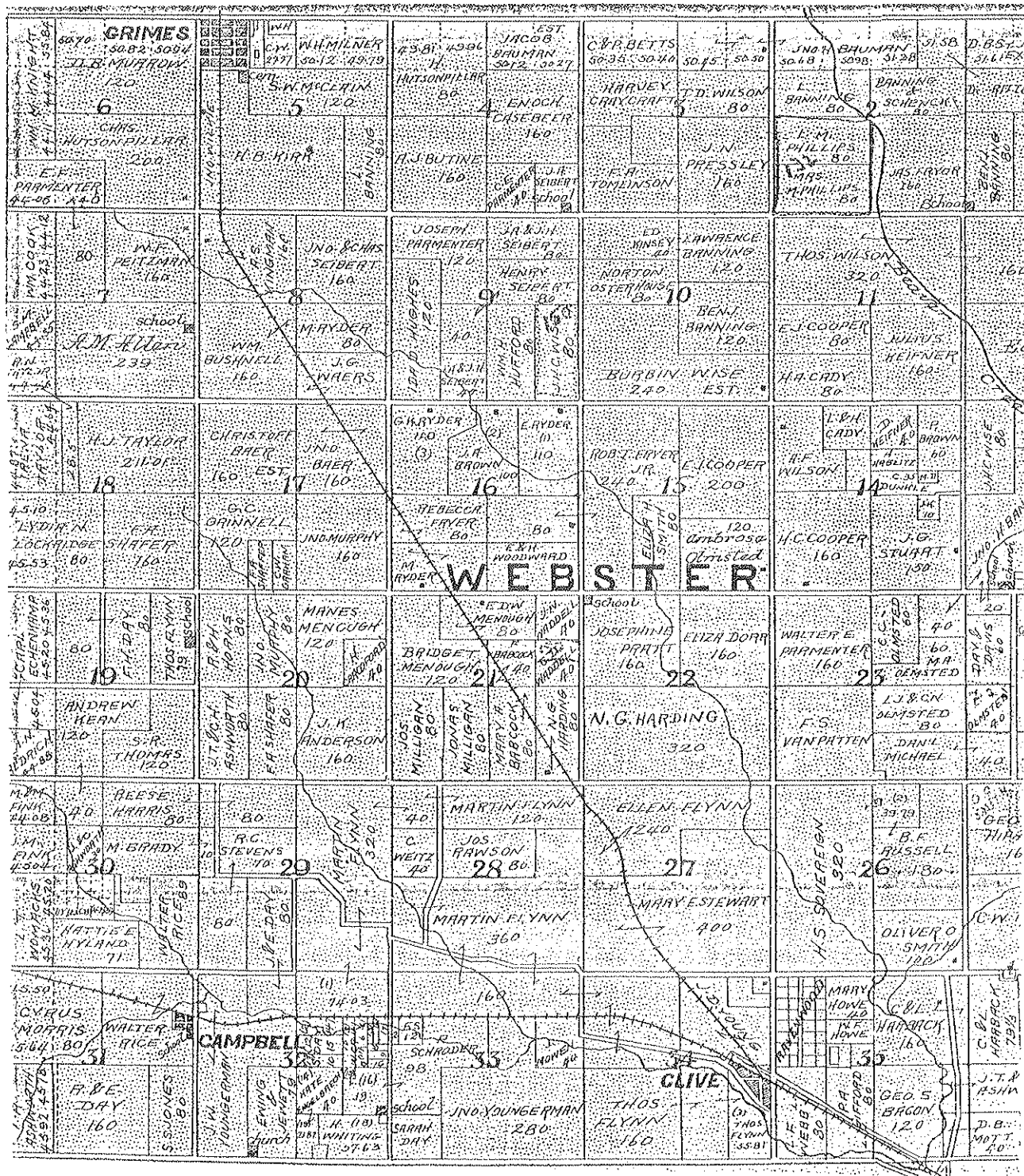
Part of Grant and Walnut Township of Dallas County. Note location of Perdue School and Hoff Settlement.



PARTS OF
 (WEBSTER AND WALNUT)

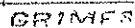
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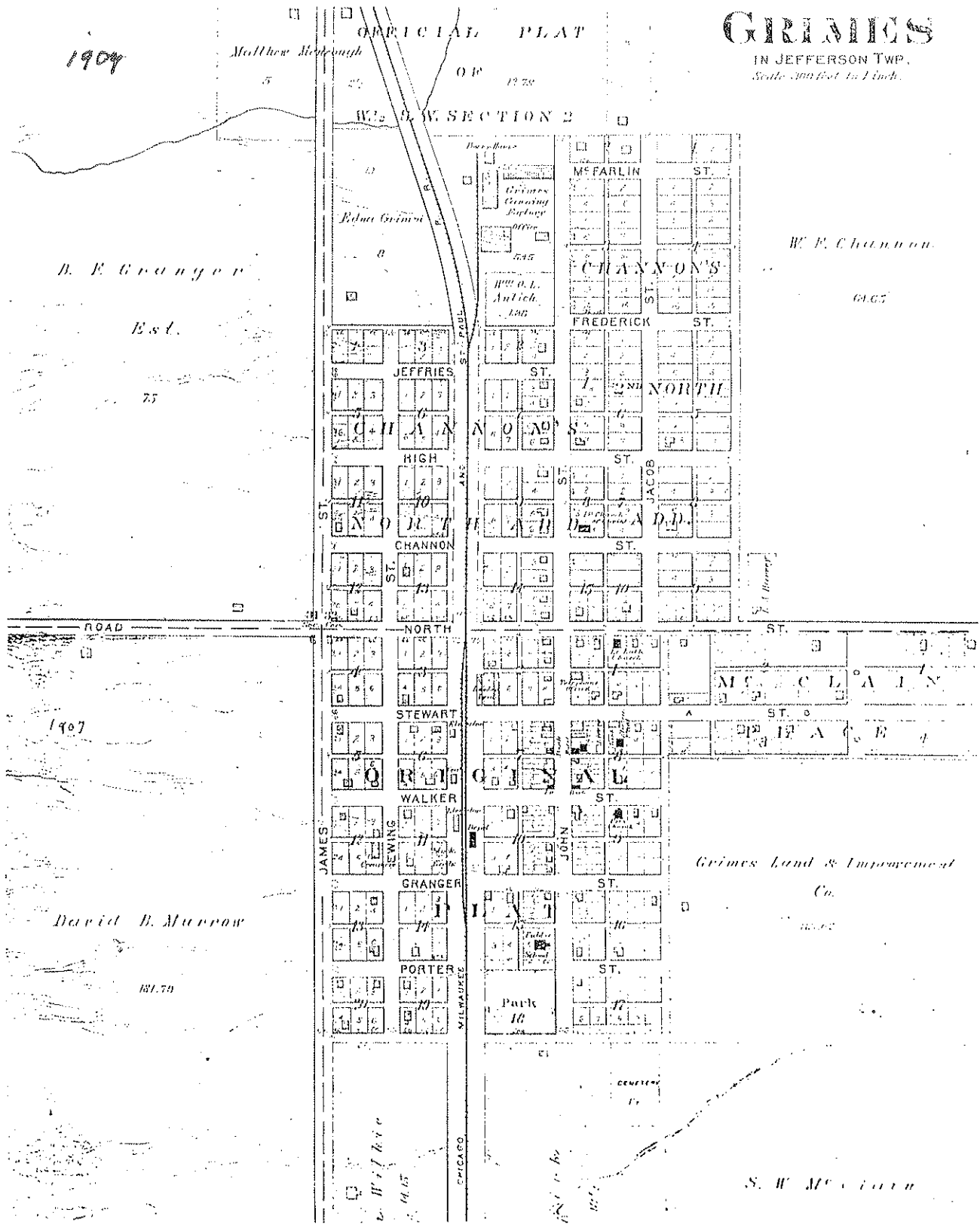
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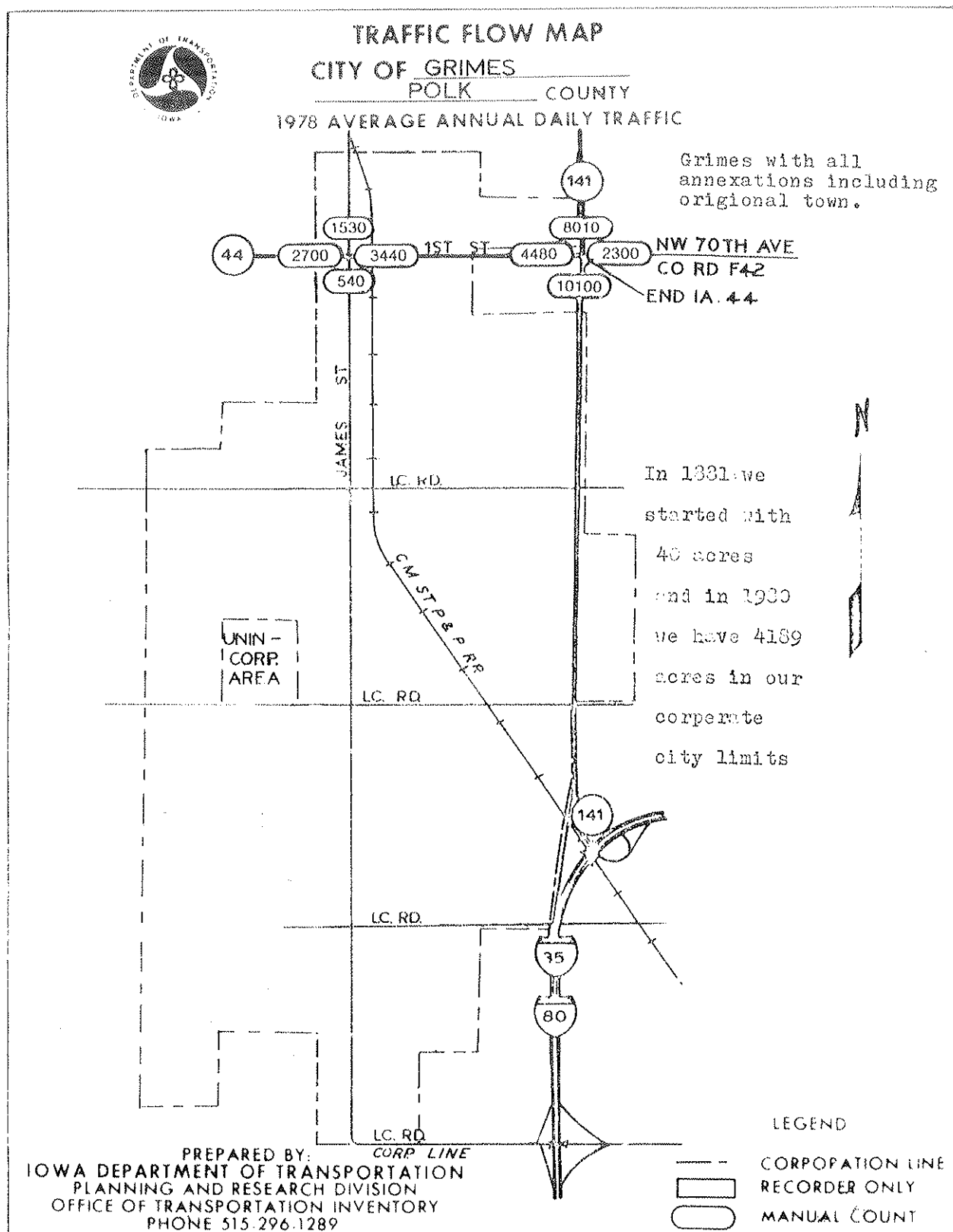


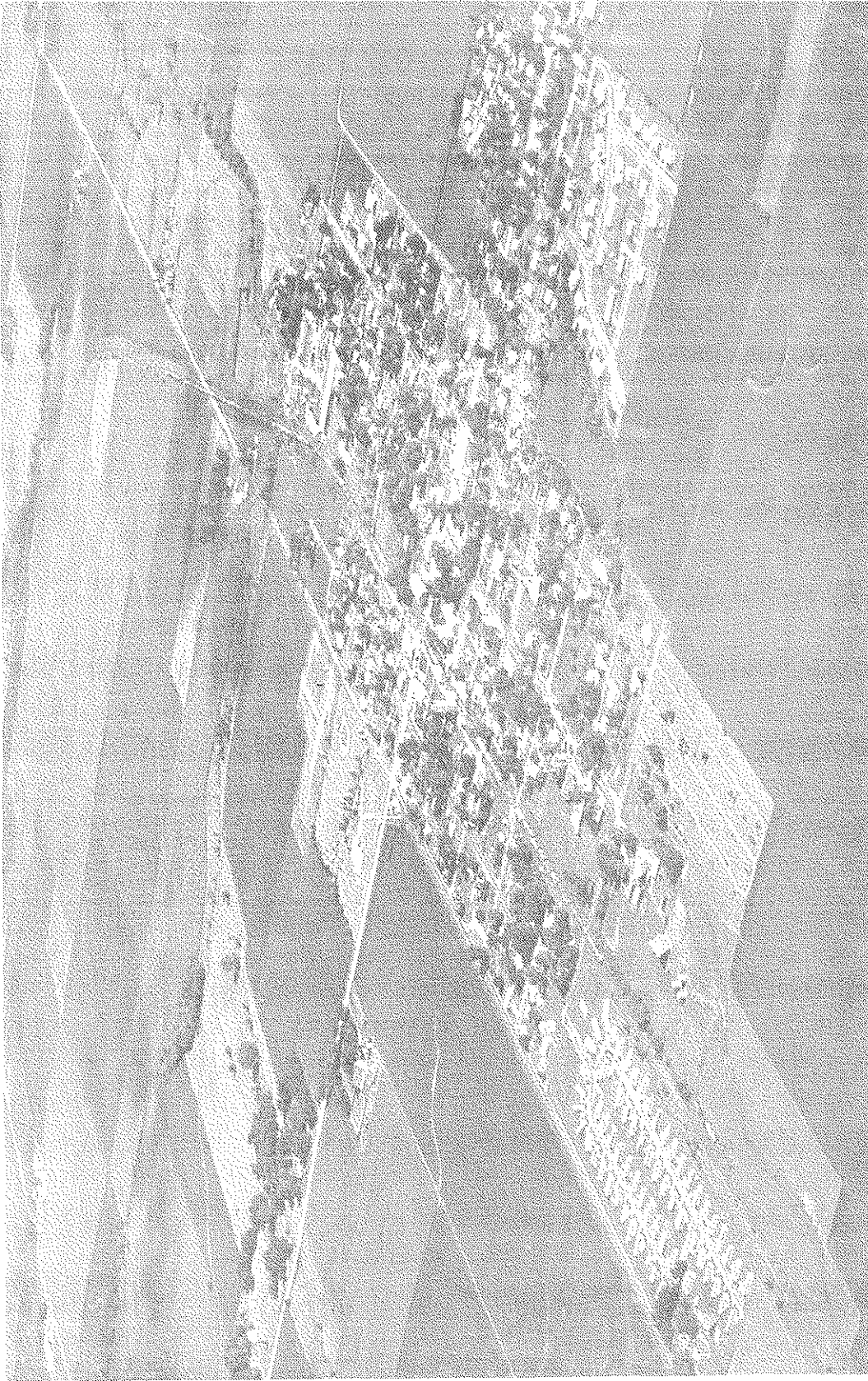
1902

SCALE 1 1/4 INCHES 1 MILE.









This is an air view of Grimes in 1971, our 90th year. Since 1971 we have had five major additions of which four have been new additions.