

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Name of Property

County and State

Section number _____ Page _____

Name of multiple property listing (if applicable)

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 100003091

Date Listed: 11/5/2018

Property Name: Dovey, George E., House

County: Cass

State: NE

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.



Signature of the Keeper

11-5-2018

Date of Action

Amended Items in Nomination:

Section 8: Period of Significance

The POS is hereby amended to Ca. 1887 – 1913. This reflects the construction of the house as well as the contributing site improvements.

Section 10: Verbal Boundary Description

Includes all of lots 4, 5, and 6, of Block 1, original townsite.

The VBD should be more precise and descriptive when possible.

The Nebraska State Historic Preservation Office was notified of this amendment.

DISTRIBUTION:

National Register property file
Nominating Authority (without nomination attachment)

563091



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 Dovey, George E. House
Other names/site number The Heights; CC14-099
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 423 North 4th Street
City or town Plattsmouth State Nebraska County Cass
Not for publication Vicinity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

[Signature] SHPO/Director 9/20/18 Date
Signature of certifying official/Title: _____
Nebraska State Historical Society
State or Federal agency/bureau or Tribal Government

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

Signature of Commenting Official _____ Date _____

Title _____ State of 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] _____
Signature of Keeper _____ Date of Action 11.5.2018

Dovey, George E. House
Name of Property

Cass County, Nebraska
County and State

5. Classification

Ownership of Property (Check as many boxes as apply)

- Private
- Public-local
- Public-state
- Public-federal

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	
1	1	Buildings
		Sites
1		Structures
		Objects
2	1	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions (Enter categories from instructions.)

Domestic – Single Dwelling
Domestic – Multiple Dwelling

Current Functions (Enter categories from instructions.)

Domestic – Single Dwelling

7. Description

Architectural Classification (Enter categories from instructions.)

Late Victorian – Queen Anne

Materials (enter categories from instructions.)

Principal exterior materials of the property:

Brick (façade, foundation), Wood (porch/tower) Shake Shingles (roof), Tin (lintels)

Dovey, George E. House

Cass County, Nebraska

Name of Property**County and State****Description**

Summary Paragraph (Briefly describe 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.)

Located in Plattsmouth, Nebraska, the George E. Dovey House is a two-story Queen Anne house constructed c1887.¹ It sits on Lots 3 – 6 in Block 1, high on a hill north of the downtown business district in a residential neighborhood.² Its historic nickname “The Heights” comes from its prominent place in the city. Plattsmouth is the county seat of Cass County, located approximately 60 miles northeast of the state capital of Lincoln, and roughly 20 miles south of Omaha, the state’s largest city. Plattsmouth is located just south of the confluence of the Platte and Mississippi Rivers. Despite its proximity to Nebraska’s two largest cities, the population of Plattsmouth has shown a slight decrease in recent years. The 2000 census reported 6,887, the 2010 reported 6,502 and a 2016 census estimate shows a population of 6,479.³

The overall integrity of the George E. Dovey House is excellent. From onsite evidence and historic photographs it is apparent that no additions have been added to the structure. The vast majority of the exterior building materials are original; any replacement work has been done in accordance to “*The Secretary of the Interior’s Standards for the Treatment of Historic Properties.*” Additionally, there is no evidence of any exterior elements being removed from the original design.

Narrative Description (Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable.)

SITE

The George E. Dovey House sits on one of the highest points in the vicinity, north of the downtown business district of Plattsmouth. Mature trees are situated around the site, both deciduous and coniferous varieties. A concrete retaining wall separates the yard from the public sidewalk. Brick steps flanked by concrete retaining walls lead up from the sidewalk to the porch. These retaining walls are a contributing structure to the site as they are prominent and historic feature that plays an important role to the overall feeling of the site. An alley-like driveway and non-original garage is found to the north of the house, minimalizing the distraction of the original appearance of the site. The garage is non-contributing. Additional residences lie to the south and west. Areas to the east and north are heavily wooded, offering a somewhat private feeling to the overall site.



Figure 1: George E. Dovey House; West Elevation, date unknown (owner’s private collection).

EXTERIOR

¹ William B. DuBois, “Dovey and Falter House.” *Old Places in Plattsmouth in Nebraska*, (unpublished, undated), 28.

² “Parcel Information: 423 N 4th St, Plattsmouth, NE.” Cass County Assessor, pp. 1–3. Retrieved 31 January 2018.

³ U.S. Census Bureau, <https://www.census.gov/en.html> accessed 15 May 2018.

Dovey, George E. House

Cass County, Nebraska

Name of Property

County and State

The west elevation features the main entry point of the house. The majority of the house is brick, with the exception of the wood shingle-clad tower and other decorative elements. The entry is on the north end of the west elevation. A two-story bay window with canted corners and prominent tower (with a square base at the first floor and rounded at the second and attic levels and conical roof) are featured on this elevation. A recessed porch is found on the second floor. A gable-end roof with half-circle window is featured above the bay window. The one-story, decorative wood porch extends along half of the north and west elevations.

The south elevation features another two-story bay with canted corners. An exterior door with protective wood-shingled overhang is found on the south canted corner. Some decorative elements at the gable end of the bay, including decorative wood shingles are used; otherwise this elevation is less decorative than the west elevation.

The east elevation is the least decorative of the four main elevations. The attic level features decorative wood shingles and a small stair leads from the back door down to the sidewalk. This back door is protected by a small decorative wood gabled roof. It is unknown if this is original to the home, though it does show up in a 1975 photograph. A wood enclosed entry to the basement is also found on the east elevation, which is not original to the house.

The north elevation also features a projecting bay with canted corners, each side featuring one window on the first floor with another directly above at the second floor. The second floor window in the middle of this bay is not as wide as its first floor counterpart. Two small windows at the second floor are unique – both are small and square in shape, one is rotated 90 degrees. It is not apparent that these two windows are original to the house. The stained glass window that illuminates the interior stair is found on the north elevation as well.

The roof is a combination of styles, all moderately steep with wood shingles.



Figure 2: George E. Dovey House; West Elevation, c1892 (owner's private collection).

Dovey, George E. House

Cass County, Nebraska

Name of Property

County and State

INTERIOR

The interior of the Dovey House has undergone some changes due to its use as an apartment building. The current overall layout is either original to the floor plan, or is relatively close (some accommodations have been made to add modern bathroom facilities) as the current owners are using available resources to understand the original layout.

The first room upon entering the Dovey House is a small, unadorned room, approximately 4' x 4', from here one turns right to enter the more elaborate entry hall. To the north is the main stair (in its original location). To the south is a large parlor. The parlor features a fireplace, believed to be original, in the northeast corner. A large opening to the east leads one into what is now used as the dining room. Another fireplace is found here, on the north wall of the room. Beyond the dining room to the east, large pocket doors open up to a room that is currently used as a study.

A small back-of-house hallway connects the study, back stair, butler's pantry and kitchen. This area of the house has seen the most changes over the years, though the current layout is appropriate for the age and style of the home. Beyond the kitchen, in the northeast corner of the house is the back door. To the west of this is a room that is now being used as a living area. A modern bathroom has been located here. This room connects to the front entry hall so that the layout of the house connects each room to the next, creating a giant loop with no dead-end spaces.

Many features are found throughout the first floor, including tall ceilings, large openings, wood floors and elaborate woodwork (some original to the home, while others are recreations or salvaged from other homes of similar era and style). Multiple wood species have been used throughout the home, including oak, ash, butternut and pine.

The main stair leading the second floor is illuminated by a stained-glass window, which is original to the home. At the top of the stair a hallway provides access to all six bedrooms as well as the back stair. Unlike the first floor, the second level remains in the process of returning to the original decoration embellishment after its use as an apartment building. The hallway, one bedroom and modern bath have been completed; other rooms are in various states of modification.

Basement walls are full height and are of brick.



Figure 3: George E. Dovey House, West Elevation. c1915 (owner's private collection).

Dovey, George E. House
Name of Property

Cass County, Nebraska
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.)

Property is:

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

Areas of Significance

(Enter categories from instructions.)

Architecture

Period of Significance

c1887

Significant Dates

1913 – Sidewalks and retaining wall constructed.

Significant Person

(Complete if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

N/A

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 George E. Dovey House is eligible for listing in the National Register of Historic Places at the local level under Criterion C for its significance in architecture. Its exquisite elements and original materials make it an excellent example of the Queen Anne style.

Dovey, George E. House

Cass County, Nebraska

Name of Property

County and State

The overall form of the house has had no additions or removals since its original construction. The distinctive facades, including tower with conical roof and elaborate stylistic details add to its impressive location at one of the tallest points in the city of Plattsmouth.

As with many homes that have survived decades of various owners, the Dovey House has undergone interior changes. However, the interior here retains the overall original feel of the home. The current owners are vigilantly maintaining and repairing interior features to preserve the integrity of the home.

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

The foundation of Plattsmouth was based on the expansion and evolution of travel. The first permanent settlement in the area can be traced back to the early 1850's when Samuel Martin was granted the first permit to establish business near the Platte and Missouri Rivers. Prior to this, the Cass County lands were inhabited by the Otoe Tribe. The 1850's were considered the "Golden Age of Steamboating."⁴ With its proximity to two rivers, Plattsmouth was destined to be an ideal location for all types of travel. Its location at the end of the "civilized" regions of the United States and the edge of the yet to be settled West proved ideal for supplying pioneers on their long journey to unknown territories. Martin, along with other nearby businessmen founded "the Barracks," a trading post that would later be known as Plattsmouth. The town was mapped out by Surveyor O.W. Tyson and was approved on March 14, 1855 by the Territorial Legislature.⁵

Land was quickly settled in the area, and by 1856 a population of 1,251 was reported in the Plattsmouth and Rock Bluff Precincts. Early buildings in the town of Plattsmouth were often dug-outs or log houses. Two saw mills were quickly built, accelerating the town's growth. A brickyard was also added at this time, further fueling the building stock of the town.⁶

Plattsmouth was a stagecoach stop between Ottumwa, Iowa and Kearny, Nebraska, and by 1869 the Burlington and Missouri River Railroad had made its way to Plattsmouth, advancing its connection to the rest of the country.⁷ With this growth came a better quality of life. Advances in technology and transportation not only helped furthered the town's growth, but also improved the quality of life amongst its residents by providing services and goods once difficult to attain.

The Dovey family was an integral part of Plattsmouth's growth. Born to Edward G. and Jane Dovey on October 21, 1854 in Nashville, Tennessee, George Edward Dovey came to Plattsmouth via ferry from St. Louis, Missouri in 1863 at the age of eight. Edward's original plans were to move the family to Denver, Colorado due to the turmoil of the Civil War. The family made it as far as Plattsmouth before deciding to settle there. Along with his business partner Henry Amison, who also came with him from Tennessee, Edward Dovey purchased the business of Davis & Argyle, a small general store located in a small room on lower Main Street. Two years later, 1865, the firm of Amison & Dovey expanded the business to include pork packing.⁸

In 1868 Henry Amison withdrew from the business, causing the firm to rename as E.G. Dovey & Son. Being perfectly situated between the East and the West, Plattsmouth was a prime location for the freighting business. E. G. Dovey & Son began shipping hardware and other goods to Denver.⁹

⁴ "River, Transportation, and City History." History of Plattsmouth, www.plattsmouth.org/index.php/living-in-plattsmouth/history-of-plattsmouth, accessed 08 May 2018.

⁵ Connie Snyder, "Cass County." Andreas' History of the State of Nebraska, Kansas Collection of Books, www.kancoll.org/books/andreas_ne/cass/cass-p1.html#early. Ibid.

⁶ Snyder.

⁷ "River, Transportation, and City History." History of Plattsmouth, www.plattsmouth.org/index.php/living-in-plattsmouth/history-of-plattsmouth, accessed 08 May 2018.

⁸ "George E. Dovey, Pioneer Merchant Dies at Falls City." *The Plattsmouth Journal*, 23 July 1934. "Substantial Business Firm: Successful Pioneer Merchants of Cass County." *The Plattsmouth Journal*, 22 Aug 1907.

⁹ "Substantial Business Firm: Successful Pioneer Merchants of Cass County." *The Plattsmouth Journal*, 22 Aug 1907.

Dovey, George E. House
Name of Property

Cass County, Nebraska
County and State

On July 25, 1881 Edward G. Dovey died and the business became E. G. Dovey & Sons. Along with George, his brothers Oliver and Horatio was Mrs. Edward G. Dovey as partners in the firm. The First National Bank was later purchased and run by Horatio Dovey, in which George E. Dovey also served as president. By the time of his retirement in 1920, George had operated the largest mercantile business in the county.¹⁰

George E. Dovey married Margaret Alice Dawson on March 12, 1882 at St. Luke's Episcopal Church. The couple had nine children, eight of which survived to adulthood. George died in 1934 in Falls City, Nebraska.¹¹

The Queen Anne became a dominate architectural style for residential projects in the last quarter of the 19th century, extending into the early 20th century. It replaced the Italianate style which had been decreasing in popularity after the depression of the 1870s. With a resurgence of American affluence came the more highly-decorative Queen Anne style with its extensive spindlework and other decoration, made possible by the expansion of the railroad networks which made materials easily available to all Americans.¹² The railway system served as a mechanism to deliver such goods; advancement in technology made it possible to produce such goods. Building materials were now being turned out in mass quantities with new tools that could replicate components easily, reducing the cost for what was once luxury items.

Another popular style during this time was Richardsonian Romanesque, made popular by East Coast architect H. H. Richardson. Richardsonian Romanesque featured many of the same components as the Queen Anne style, such as asymmetry and highly designed facades. The large difference between the two styles, however, and the reason for the greater popularity of the Queen Anne was due to its relatively low cost and ease of construction. Queen Anne floor plans were popular among the widely dispersed plan books which could be constructed quickly by a carpenter with local materials. In contrast, Richardsonian Romanesque homes featured expensive stone masonry which was not only expensive and time consuming to construct, but also took a higher level of skill to complete.¹³

The popularity of the Queen Anne floor plans and designs in plan books also account for the lack of regional variation.¹⁴ Thus, a Queen Anne in California had little differing features from such a home as the George E. Dovey House in Plattsmouth, Nebraska.

Described by the *Omaha Daily Bee* on March 18, 1903 as an "elegant home... in the suburbs of Plattsmouth...", the exact date of the Dovey house is unknown.¹⁵ It does not show up in the census documents of 1886, but does appear in 1890. A painting of the home, hanging in the Cass County Museum, dates the house as "around 1887." This painting was done by John Falter, a grandson of George Dovey. No newspaper articles could be found to determine an exact date. The architect, if one was used, is also unknown.

On July 7, 1913, *Omaha Daily Bee* reported on the "fine concrete work at the Dovey home." It was described as "one of the best and neatest jobs of concrete work that has been seen in this city..." The work was completed by "Uncle" Tom Kennish for \$800. The scope of work included a pit in the garage to assist in the work of the "caretakers of the autos" as well as a three foot tall retaining wall, concrete walks all around the house and an "elegant drive constructed to the garage that is the equal of any in the city." The garage mentioned here is nonextant and it is unclear if the remaining work described in this article is what is found onsite. These elements still exist, and it could be surmised that what remains is the work that was completed in 1913. The words "G. E. DOVEY" and "THE HEIGHTS" can still be found in the concrete sidewalk leading up to the front door.¹⁶

¹⁰ Ibid.

¹¹ "Death of Mrs. Geo. E. Dovey." *The Plattsmouth Journal*, 1 Aug 1918. "George E. Dovey, Pioneer Merchant Dies at Falls City." *The Plattsmouth Journal*, 23 July 1934.

¹² Virginia and Lee McAlester, *A Field Guide to American Houses*. (New York: Knopf, 1984) 239.

¹³ Ibid., 302.

¹⁴ Ibid., 268.

¹⁵ "An Elegant Home in the Suburbs of Plattsmouth." *Omaha Daily Bee*, 18 Mar 1903.

¹⁶ "Fine Concrete Work at the Dovey Home." *Omaha Daily Bee*, 7 July 1913.

Dovey, George E. House

Cass County, Nebraska

Name of Property

County and State

In 1918, Margaret Dovey died; it was reported in his obituary in 1934 that George Dovey made his home "... with the daughters and their families" who lived nearby after her death.¹⁷

In 1931, the home was sold to Mr. and Mrs. M. R. Bloom, one time residents of Plattsmouth who were returning to the city to take up residency there. Shortly thereafter, the home was converted from a single family home to a four-unit apartment building. It can be concluded that it was Mr. and Mrs. Bloom who made this conversion, as the home is later referred to as the "Bloom Apartments." The 1931 article also comments that the Blooms were former managers of the Coronado Apartments in Plattsmouth. At this time, the home was regarded as "... one of the nicely situated homes of the community and is located in one of the scenic spots of the city" (Purchases).¹⁸

By 1980, the home was purchased by Bruce Nissen and Leigh Jean Koinzan with the intent to return the home to its original use and grandeur.

The George E. Dovey House is a two-story Queen Anne home perched upon the highest point in Plattsmouth, adding to its prominence. The Queen Anne style is known for its application of decoration to all wall surfaces, thus avoiding plain walls. The George E. Dovey House is no exception, featuring a large cut-away bay window, overhangs, projecting walls and tower. Its large asymmetrical form is its first giveaway to the Queen Anne style, along with the conical roof-topped tower, steeply pitched roof, large veranda and multi-faceted facades with various materials and numerous decorative elements.

Nearly every feature of the George E. Dovey House is typical of the Queen Anne style. Its multi-faceted facades with various materials and applications are textbook illustrations of the most common examples of Queen Anne. This style consists of two sets of overlapping sub-types: shape and decorative detailing. The George E. Dovey House's *shape* sub-type is best described as "hipped roof with lower cross gables." Its *decorative detailing* sub-type falls under the "spindlework" category.¹⁹ Both of these categories are the most common categories among the Queen Anne style, making the George E. Dovey House a prime example of this popular 19th century style.

Prominent Features

The roof of a Queen Anne home is one of its most prominent features and the George E. Dovey House is no exception. Its overall shape features a steeply pitched hip roof with intersecting cross gables. These gables are both front facing and side facing and are asymmetrically placed, as is typical of Queen Anne designs. Decorative material use and unique window shapes add further decoration to this significant feature.

The second major element to any Queen Anne design is the decoration. The George E. Dovey house features multiple variations of spindlework throughout both the interior and exterior. Brackets at the first floor veranda and second floor recessed porch both feature this delicate ornamentation. Additional ornamentation is featured in the gable ends of the veranda and second floor roofs. Balustrades on the veranda have been replaced over the years but these replacements do not detract from the original design and should be considered appropriate for the style and age of the house.

The veranda on the George E. Dovey House is representative of a Queen Anne veranda. It is a one-story veranda that runs half the length of the front elevation and wraps around to the north, where the main entry is found. A second floor, recessed porch is found on the primary elevation as well. Spindlework frames this porch, which is enclosed on one end by the cutaway bay window to the north and the tower on the south.

The tower is another archetypal feature of the Queen Anne home that is found on the George E. Dovey House. Unlike square towers, which were more common on Italianate and stick styles, the tower here is classic Queen Anne – a

¹⁷ "George E. Dovey, Pioneer Merchant Dies at Falls City." *The Plattsmouth Journal*, 23 July 1934.

¹⁸ "Purchases Home Here." *The Plattsmouth Journal*, 1 Oct 1931.

¹⁹ McAlester, 264.

Dovey, George E. House

Cass County, Nebraska

Name of Property

County and State

circular shape on the southwest corner of the house, rising out of the second floor. Clad in wood shingles while majority of the house is masonry is also classic Queen Anne, as a masonry tower was more closely associated with the Richardsonian Romanesque style.

Other major exterior components are the doors and windows which are again conventional Queen Anne. Window sashes are simple one-over-ones. An original stained glass window still remains on the north elevation, providing a focal point at the staircase on the interior of the building.

A large bay window on the north elevation, with canted sides is adorned with a partial circle window at the gable, and wood brackets at the clipped corners.

Exterior Details

Uses of multiple exterior building materials is customary to a Queen Anne home, and again, the George E. Dovey House exhibits this quality. The major exterior façade materials are made up of a red clay brick at both the first and second levels with thin mortar joints and white mortar, and wood fish-scaled shingles at the tower and gable areas. Two shapes of shingles are featured: octagon butts and half circle butts, the latter being the more prevalent shape used. These decorative shingles are found on all four elevations of the home. Additional wood ornamentation is also found at the gable ends, the popular starburst pattern at the veranda and decorative wooden knobs in a lattice-like pattern at the apex of the gable on the south elevation. Pressed tin lintels above the windows give the windows a look of solidity, permitting the viewer to assume they are substantial blocks of stone. Another play with materials is the “stone” water table, which is actually a thin coat of concrete over projecting brick.

While most of the characteristics of the George E. Dovey House are found among the majority of any refined Queen Anne examples, one chief feature is relatively rare. The Queen Anne style was named and popularized in England in the 19th century by a group of architects led by Richard Norman Shaw. Shaw’s designs featured masonry buildings, initializing “Old English” motifs. When the style reached the United States in the 1870’s, the style was quickly ‘Americanized’ by reinterpreting it with wood.²⁰ The George E. Dovey House is a rather unique example of Queen Anne in this way, as it is a two-story masonry home.

Condition

The overall condition of the exterior of the Dovey House is in fair to good condition. The exterior has been maintained by caring owners throughout the years. Masonry and mortar are in fair to good condition; repointing work is evident throughout the exterior shell. The wood shake roof has not reached the end of its life expectancy. General maintenance such as painting and minor repairs to wood elements should be performed to ensure the longevity of the building.

Interior

For close to a half a century the George E. Dovey House lived life as a four-unit apartment building. Remodeling took place to make this conversion, causing some rooms to be reconfigured and some architectural features to be lost. The current owners, however, are using onsite evidence to reverse these changes. Interior woodwork – which is a combination of oak, ash, butternut and pine - has been recreated to match existing woodwork. Other architectural interior features are original to the home, while some have been purchased from other locations and used appropriately in the George E. Dovey House.

The condition of the interior is in excellent shape. The current owners have been in the process of restoring the interior of the home for a number of years, using available photographs and onsite evidence to replace missing elements that were lost when the home was converted into apartments. The kitchen is modern, as is common

²⁰ Ibid., 268.

Dovey, George E. House

Cass County, Nebraska

Name of Property

County and State

amongst houses of this age, as modern technologies have undergone great changes since the time of construction of the original homes. The remodeling that was done to create multiple apartments also changed the layout of a portion of the back of the house, causing some liberties to be taken in the new kitchen. Overall, the changes do not detract from the historic integrity of the home and feel appropriate for its design.

Overall, the George E. House is a textbook example of the popular Queen Anne residential style. With few changes over its 120+ year history, the George E. Dovey House serves as an excellent example of this period in American domestic history and the way of life of many upper-class Victorian families.



Figure 4: George E. Dovey House; West Elevation, April 2, 1971 (DuBois, *Old Places in Plattsmouth, Nebraska*).

9. Major Bibliographic References

Bibliography (Insert bibliography here – cite the books, articles and other sources used in preparing this form.)

“An Elegant Home in the Suburbs of Plattsmouth.” *Omaha Daily Bee*, 18 Mar. 1903.

Blumenson, John J.-G. *Identifying American Architecture: A Pictorial Guide to Styles and Terms, 1600-1945*. (Revised), New York: W.W. Norton & Company, 1981.

“Death of Mrs. Geo. E. Dovey.” *The Plattsmouth Journal*, 1 Aug. 1918.

DuBois, William B. “Dovey and Falter House.” *Old Places in Plattsmouth, Nebraska*, (unpublished, undated).

Dovey, George E. House
Name of Property

Cass County, Nebraska
County and State

"Fine Concrete Work at the Dovey Home." *Omaha Daily Bee*, 7 July 1913.

Foster, Gerald. *American Houses: A Field Guide to the Architecture of the Home*. Boston: Houghton Mifflin, 2004.

"George E. Dovey, Pioneer Merchant Dies at Falls City." *The Plattsmouth Journal*, 23 July 1934.

Howe, Jeffery. *The Houses We Live In: An Identification Guide to the History and Style of American Domestic Architecture*. London: PRC Pub., 2002.

McAlester, Virginia, and Lee McAlester. *A Field Guide to American Houses*. New York: Knopf, 1984.

Mulliner Box & Planing Co. *Turn-of-the-century Doors, Windows and Decorative Millwork: The Mulliner Catalog of 1893*. New York: Dover Publ., 1995.

Nissen, Bruce. "Dovey, George." *The History of Cass County, Nebraska*, Curtis Media Corp., 1989, p. 338.

"Parcel Information: 423 N 4th St, Plattsmouth, NE." Cass County Assessor, pp. 1–3. 31 January 2018

"Purchases Home Here." *The Plattsmouth Journal*, 1 Oct. 1931.

"River, Transportation, and City History." *History of Plattsmouth*, www.plattsmouth.org/index.php/living-in-plattsmouth/history-of-plattsmouth.

Snyder, Connie. "Cass County." *Andreas' History of the State of Nebraska*, Kansas Collection of Books, www.kancoll.org/books/andreas_ne/cass/cass-p1.html#early.

"Substantial Business Firm: Successful Pioneer Merchants of Cass County." *The Plattsmouth Journal*, 22 Aug. 1907.

United States Census Bureau, <https://www.census.gov/en.html>.

Walker, Lester. *American Homes: The Illustrated Encyclopedia of Domestic Architecture*. New York: Black Dog & Leventhal, 2002.

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 #
- 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)

Historic Resources Survey Number (if assigned): CC14-099

10. Geographical Data

Acreeage of property .32 acres USGS Quadrangle Plattsmouth, NE, IA 2017

Latitude/Longitude Coordinates

Datum if other than WGS84: _____

Dovey, George E. House

Cass County, Nebraska

Name of Property

County and State

- 1. Latitude 41.015068
- 2. Latitude _____
- 3. Latitude _____
- 4. Latitude _____

- Longitude -95.883464
- Longitude _____
- Longitude _____
- Longitude _____

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

The property is bounded by North 4th Street to the west and adjacent private properties to the north and south. To the east, the property is bordered by railroad tracks.

Boundary Justification (Explain why the boundaries were selected.)

The boundary includes all the property historically associated with the George E. Dovey House.

11. Form Prepared By

name/title Michelle A. Cunliffe, AIA
organization RDG Planning & Design date May 25, 2018
street & number 301 Grand Ave telephone 515.288.3141
city or town Des Moines state IA zip code 50309
email mcunliffe@rdgusa.com

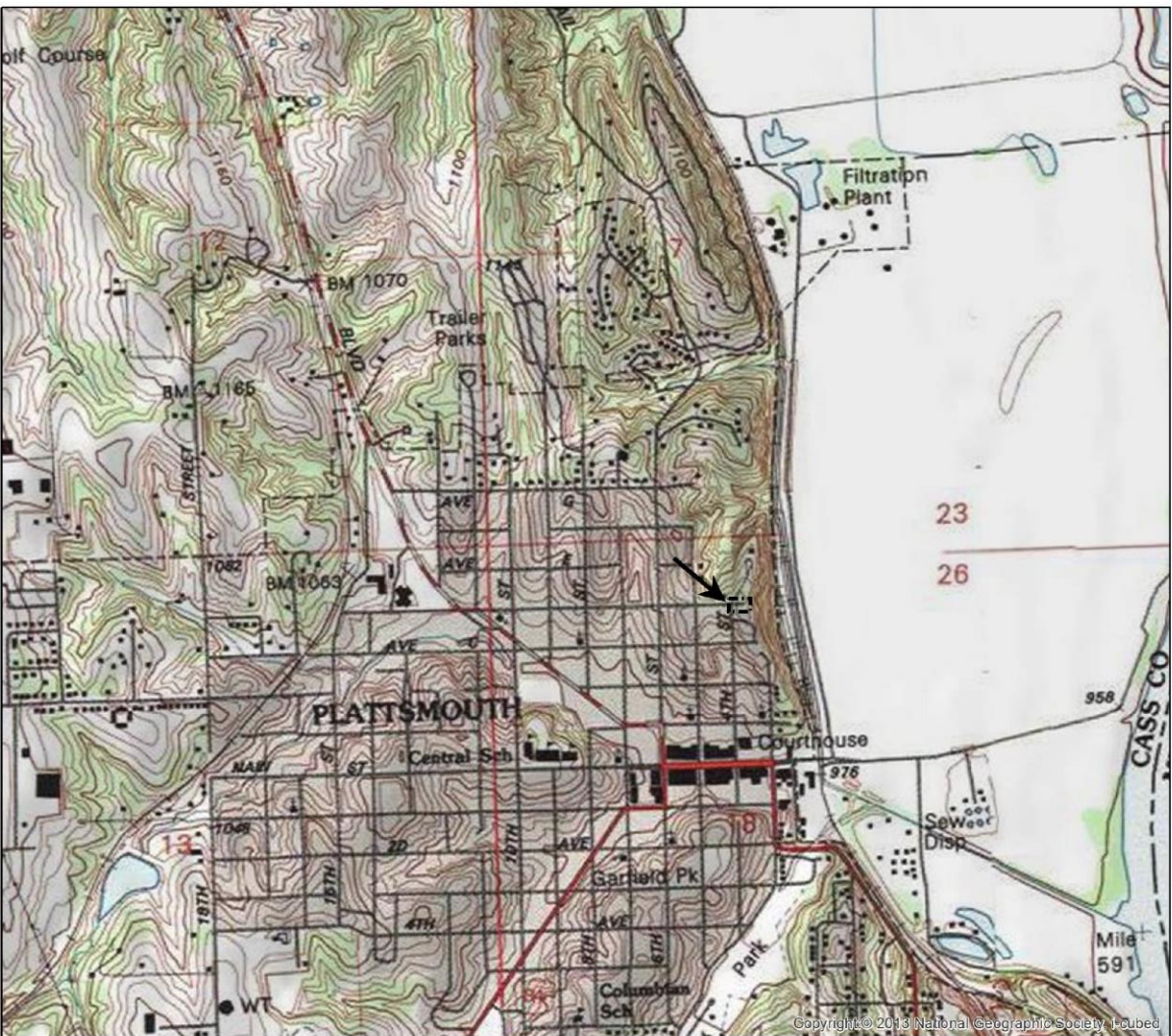
Additional Documentation

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 map.
- **Additional items:** (Check with the SHPO for any additional items.)

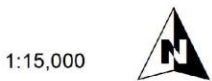
Dovey, George E. House
Name of Property

Cass County, Nebraska
County and State

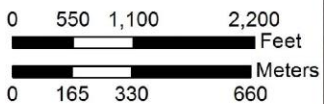


Dovey, George E. House
423 North 4th Street
Plattsmouth, Cass Co.,
Nebraska

USGS 7.5' Quad: Plattsmouth
Proposed NRHP Boundary

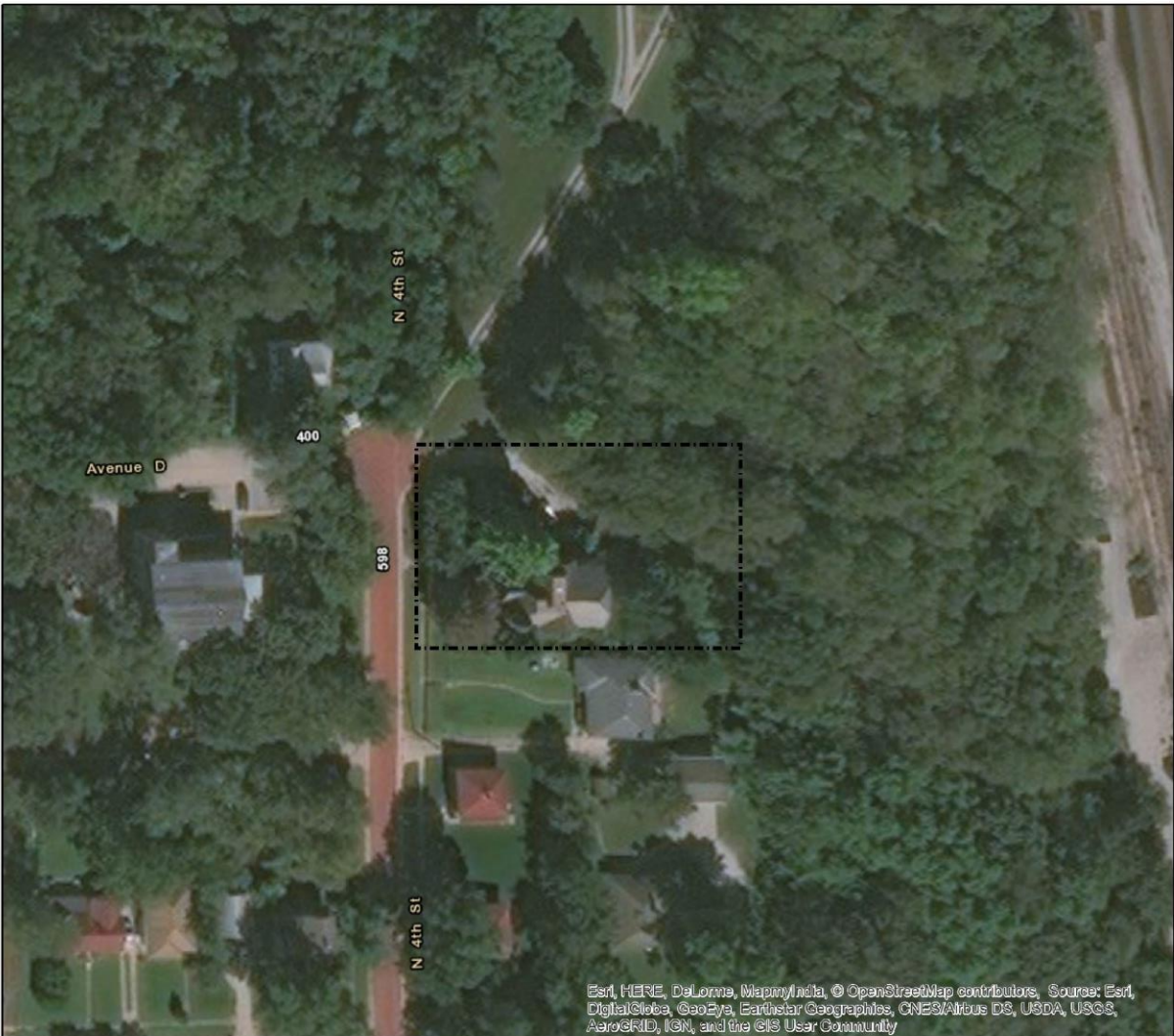


1:15,000




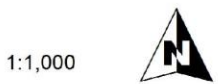
Dovey, George E. House
Name of Property

Cass County, Nebraska
County and State

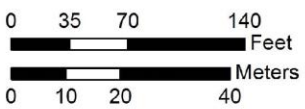


Dovey, George E. House
423 North 4th Street
Plattsmouth, Cass Co.,
Nebraska

 Proposed NRHP Boundary



1:1,000



Dovey, George E. House
Name of Property

Cass County, Nebraska
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 George E. Dovey Residence

City or Vicinity Plattsmouth County Cass State Nebraska

Photographer Michelle A. Cunliffe, AIA Date Photographed April 9, 2018

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

1. NE_Cass County_George E. Dovey House_001 – Exterior, Overall West Elevation, Facing East
2. NE_Cass County_George E. Dovey House_002 - Exterior, Overall South Elevation, Facing North
3. NE_Cass County_George E. Dovey House_003 - Exterior, Overall East Elevation, Facing West
4. NE_Cass County_George E. Dovey House_004 - Exterior, Overall North Elevation, Facing South
5. NE_Cass County_George E. Dovey House_005 – Exterior, Close-Up of Porch, Facing East
6. NE_Cass County_George E. Dovey House_006 – Interior, First Floor, Entry Hall, Facing East/Southeast
7. NE_Cass County_George E. Dovey House_007 - Interior, First Floor, Parlor, Facing Northeast
8. NE_Cass County_George E. Dovey House_008 - Interior, First Floor, Dining Room, Facing East/Southeast
9. NE_Cass County_George E. Dovey House_009 - Interior, First Floor, Library, Facing Northwest
10. NE_Cass County_George E. Dovey House_010 – Interior, Second Floor, Hallway, Facing West
11. NE_Cass County_George E. Dovey House_011 – Interior, Second Floor, Mrs. Dovey's Bedroom, Facing West
12. NE_Cass County_George E. Dovey House_012 – Exterior, Overall Shot of House, Facing Northeast

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.











425

















UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Requested Action: Nomination

Property Name: Dovey, George E., House

Multiple Name: _____

State & County: NEBRASKA, Cass

Date Received: 9/25/2018 Date of Pending List: 10/17/2018 Date of 16th Day: 11/1/2018 Date of 45th Day: 11/9/2018 Date of Weekly List: _____

Reference number: SG100003091

Nominator: State

Reason For Review:

- | | | |
|---|--|--|
| <input type="checkbox"/> Appeal | <input type="checkbox"/> PDIL | <input type="checkbox"/> Text/Data Issue |
| <input type="checkbox"/> SHPO Request | <input type="checkbox"/> Landscape | <input type="checkbox"/> Photo |
| <input type="checkbox"/> Waiver | <input type="checkbox"/> National | <input checked="" type="checkbox"/> Map/Boundary |
| <input type="checkbox"/> Resubmission | <input type="checkbox"/> Mobile Resource | <input type="checkbox"/> Period |
| <input checked="" type="checkbox"/> Other | <input type="checkbox"/> TCP | <input type="checkbox"/> Less than 50 years |
| | <input type="checkbox"/> CLG | |

Accept Return Reject 11/5/2018 Date

Abstract/Summary Comments: Excellent, virtually intact queen anne style house

Recommendation/ Criteria: Accept / C

Reviewer Jim Gabbert Discipline Historian

Telephone (202)354-2275 Date _____

DOCUMENTATION: see attached comments : No see attached SLR : **Yes**

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.

September 21, 2018

Jim Gabbert
NPS-National Register of Historic Places
1849 C Street, NW
Mail Stop 7228
Washington, DC 20240



Re: George E. Dovey House, Plattsmouth, Cass County, NE

Dear Mr. Gabbert,

Enclosed is the complete nomination packet for the George E. Dovey House, in Plattsmouth, Cass County, Nebraska. The enclosed contents are as follows:

- The signed first page of the George E. Dovey House nomination;
- One (1) archival disc with the true and correct copy of the nomination for the George E. Dovey House to the National Register of Historic Places in PDF format; and
- One (1) archival disc with the photographs for the George E. Dovey House nomination.

If you have any questions regarding the submitted materials, feel free to contact me at the phone number or email address below.

Sincerely,

A handwritten signature in blue ink that reads 'David L. Calease'.

David L. Calease
National Register Coordinator
Nebraska State Historic Preservation Office

Phone: 402-471-4775
Fax: 402-471-3100
david.calease@nebraska.gov

Enclosures (3): Signed National Register nomination cover sheet
1 disc with Nomination
1 disc with National Register Photographs