

**United States Department of the Interior  
National Park Service**

For NPS use only

**National Register of Historic Places  
Inventory—Nomination Form**

received **NOV 30 1987**  
date entered

See instructions in *How to Complete National Register Forms*  
Type all entries—complete applicable sections

**1. Name**

historic Beaumont Hotel

and/or common N.A.

**2. Location**

street & number 45 Main St.

N/A not for publication

city, town Mayville

N/A vicinity of

state WI

code 55

county Dodge

code 027

**3. Classification**

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
	<input checked="" type="checkbox"/> N.A.	<input type="checkbox"/> no	<input type="checkbox"/> military
			<input checked="" type="checkbox"/> other: vacant

**4. Owner of Property**

name The Mayville Hotel partnership

street & number 52 Stafford St., P. O. Box 217

city, town Plymouth

vicinity of

state WI 53073

**5. Location of Legal Description**

courthouse, registry of deeds, etc. Register of Deeds, Dodge County Courthouse

street & number State Street

city, town Juneau

state WI

**6. Representation in Existing Surveys**

title WI Inventory of Historic Places has this property been determined eligible?  yes  no

date 1974  federal  state  county  local

depository for survey records SHPO, State Historical Society of Wisconsin

city, town Madison

state WI

# 7. Description

<b>Condition</b>		<b>Check one</b>	<b>Check one</b>
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved      date _____
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed		

## Describe the present and original (if known) physical appearance

The Beaumont Hotel is a three-story classically-detailed Queen Anne commercial block sitting on a lot in the commercial district of Mayville, Wisconsin, a small, rural community. It is one of the largest of all the community's commercial blocks and is one of the most detailed and stylistic. Built of tan brick, the Beaumont Hotel's most important exterior features are several large bays on the upper two stories of the building. These bays, on both the street front and street side facades, are covered by decoratively embossed pressed metal. The building also has an elaborate, full entablature cornice at the top of the building. This cornice is decorated with modillions and large, decoratively embossed pediments that project up at the bays. Brackets "support" these pediments which also have modillions like those in the cornice itself. The pressed metal bays on the front facade have "J. Mueller" and "A.D. 1896" embossed in the frieze underneath the pediments. The large side facade bay has "Beaumont" embossed in its frieze underneath the pediment. All the embossed decoration of the bays have a multi-color paint scheme which highlights these details. There is a corner tower with the same embossed pressed metal covering. A pressed metal cornice runs on the front and side facades between the first and second floors. Only two details from the upper part of the building are no longer extant. They are a polygonal dome with recessed porch that once sat on top of the corner tower, and a balustrade at the roofline.

The first floor front facade consists of three sections and has three main entrances. The entrance at the northeast is the main entrance of the old hotel. It is a recessed entry of double doors flanked by show windows and topped with a large transom. A concrete corinthian column supports the corner tower projection creating a small overhang over this entrance. The two other main entrances are on the east or front facade of the building and are both recessed storefront type entrances with wood and glass doors and transoms. There are large show windows across this facade as well. There is little first floor decoration other than brick pilaster strips trimmed with concrete.

Upper floor windows are generally plain sash types with single lights. They are often grouped in twos. On the second floor there are decorative concrete lintels topped with brick corbelling over windows. The third floor windows are decorated with flat brick arches. The windows on the first floor, north facade are large and elliptically arched. They are decorated with brick segmental arches with concrete keystones and stops. The rear facade has no decoration, but has several windows and doors. At one time a two-story wooden porch existed on this part of the building and has been removed. Between 1912 and 1926 a large garage was built at the rear of the lot. This garage was demolished in the 1970s.

There are three sections to the interior first floor. Behind the corner entrance, the original lobby of the hotel exists at the northeast corner of the building. This lobby features an abundance of oak woodwork, including wide moldings and cornices decorating doors and windows. There is oak paneling and wainscoting in the room and the ceiling is made up of oak planks in a pattern similar to wainscoting. A grand oak staircase leads to upper floors. This staircase has wide steps, a heavy spindled balustrade, and a beautiful and elaborately carved newel post. The original floor plan had the dining room behind the lobby and a small "sample" room behind the dining room in this section of the building. These areas are now more easily accessible from the middle section of the building.

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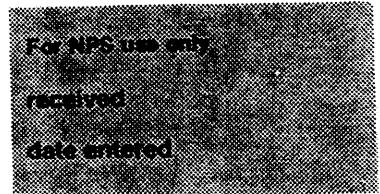
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Continuation sheet Dodge Co., WI

Item number 7

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The middle section of the building can be reached through storefront doors on the Main St. facade of the building. The front part of this section has always been a saloon or bar, but in the recent past, the bar was enlarged to take in the old dining room and part of the old kitchen for a dance floor or table area. The front bar section has an art deco style bar unit in fair condition. The floors have modern tile, but the oak ceiling, like in the lobby, is there but painted. Behind the dance floor area is the room originally called the sample room. It has an office appearance today with modern paneling and carpeting decorating the room. The old kitchen area is no longer extant. One wall is exposed brick, but other walls are plastered.

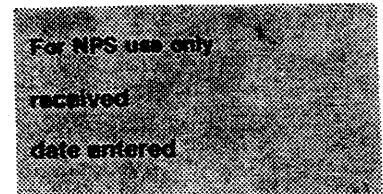
The third or southern section of the building has a separate front entrance like the bar section, but was also accessible to the other parts of the building. Originally a bakery, this area has historically had less association with the rest of the hotel. It is a long, narrow space with the same oak ceiling and exposed brick walls.

The upper floors of the building contained the hotel's rooms. On the second floor there are about 17 rooms of various sizes and historic uses. They are placed around a central hall/foyer which once opened up to the third floor to receive light from a large skylight located there. This was a sitting area at one time as well as a hallway. Of particular interest on this floor are three small rooms off this main hallway which are marked toilet and bath. These were the original bathroom units for the majority of guests on this floor. As on the bath units, most doors on this floor still retain their original room numbers. The rooms on this floor have varied sizes, but are generally fairly spacious, similar to the size of a modern single-sized motel room. Since this floor has recently been used for rented rooms and small apartments, there is some modern paneling in some rooms as well as the addition of baths and/or kitchen units. The southeast corner of the building has a suite arrangement and behind this is the "best room in the house"--a fairly large room with a private bath. The arrangement of most rooms is such that they have private hallways. Almost all the original doors and woodwork on this floor are intact. The woodwork and doors are of inexpensive wood grained to look like oak. This was a popular technique of interior decoration during the era.

The third floor is in poor condition because some walls were knocked out to gain access to pipes. But the basic floorplan is intact and evident. There are about 20 rooms on this floor sited around a central area that consists of a foyer and two storage rooms. This central foyer was once open to the second floor. The large skylight provides an abundance of light to this central area. Most rooms are small and identical and there are group bath facilities on this floor as well. The woodwork is identical and all doors have transoms and cornices. Little modernization has occurred on this floor. It probably was not used much after the mid-twentieth century so there is no modern paneling or plumbing facilities as is seen on the second floor. However, neglect has meant this floor is in poorer condition than the other two floors.

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The Beaumont Hotel was in operation as a hotel until the late 1960s, although its heyday as a hotel ended after World War II. During the late twentieth century, the building was used primarily as a bar operation with rented rooms and small apartments on the second floor. The third floor seems to have been little used or altered with the exception of the destruction to some of the walls. Currently the building is vacant. In a short time a renovation effort will begin to restore the building to its historic use as a hotel. The new operation will feature an inn, a restaurant, and a bar. The renovation will be done according to the Secretary of Interior's standards for rehabilitation in order to claim the tax credits for rehabilitation. The new owner plans to restore the building as much as possible to its original elegance. There are even plans to restore the two exterior features missing from the building: the corner tower top and the balustrade at the roofline. The interior floorplan will be maintained as much as possible with the number of rooms slightly less to account for the installation of private baths. It is hoped that within the next year, the Beaumont Hotel will be returned to its former elegance and historic function.

RESOURCE COUNT

The nomination includes: ONE Contributing Building.

FUNCTION AND USE

Domestic / Hotel : Historic

Domestic / Hotel : Common

## 8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

**Specific dates** 1896<sup>1</sup> **Builder/Architect** H. Messmer & Son<sup>2</sup>

**Statement of Significance (in one paragraph)** The property is being nominated to the NRHP under Criteria C as embodying the characteristics of a type and period of construction. The Beaumont Hotel is significant for architecture because it is a good example of a classically-detailed Queen Anne commercial block in a small Wisconsin community. It is the best example of this style in downtown Mayville as well as being the most stylistic of the buildings in the entire commercial district. The building is the work of Henry Messmer and Son, a prolific architectural firm in Milwaukee that took many commissions outside of that city. The building, because of its high level of integrity, particularly its interior integrity, is also an artifact that helps envision how small town hotels were built and appointed.

### Historical Background

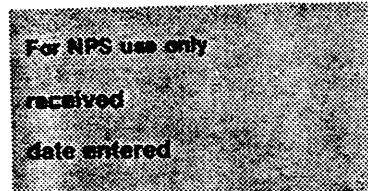
The Beaumont Hotel was built in 1896 by Jacob and Anna Mueller. Jacob Mueller was the long-time editor and publisher of the Dodge County Pioneer, a well-known and popular German-language newspaper. While the Muellers built and financed the building there is evidence that they did not actually operate the hotel. An 1899 directory for Mayville (the only historic city directory available) indicates that an E. J. Kellner was the actual proprietor of the hotel at that time. Mueller probably built the building as an investment but his other activities kept him from actually being the operator of the business. Mueller was lauded as a prominent citizen in the 1913 county history and the Beaumont Hotel was named the best in town in that same volume. And, while the hotel was probably the largest and plushest of all the hotels in town, it was not the oldest or the most historic. The American House was an old and historic address in Mayville and still operated at the time the Beaumont Hotel was in operation. The American House, though, was a much smaller and less elaborate address.<sup>3</sup>

Jacob and Anna Mueller owned the hotel until 1920. It was then sold to a group of four investors. In 1922 this group sold the hotel to the Mayville Hotel Co. At this time, reportedly, Oscar and Florence Voss took over the operation of the hotel. The Vosses were the long-time operators of the hotel. In 1932 they purchased the Beaumont and the family operated it until Oscar Voss retired in 1968. Between 1968 and the present time, there have been several owners and currently the building is vacant, awaiting renovation into a hotel once again.<sup>4</sup>

The hotel was successful well into the twentieth century. Mrs. H. McElroy, who was the daughter of Oscar and Florence Voss, lived there with her parents between 1922 and the 1940s. She left Mayville until several years ago when she returned to care for her ailing father. She is a resident today. Mrs. McElroy vividly recalls the way the hotel operated and the type of guests there were when she was growing up in the building between 1922 and the 1940s. She states that along with the hotel business the building housed a barber shop, a florist, and for a time, the post office. She recalls a busy place with guests being primarily out of

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town businessmen who had business at some of the thriving factories in town; for example, the Youngstown Steel and Tube Company, once an industry in Mayville. There were also many salesmen who were regular guests, serving a territory in the area. She remembers the card parties with the regular guests and the friendly relationship between the staff and the people who stayed there. After World War II, Mayville's economy changed and the economic conditions that helped support small town hotels began to fade. While Oscar Voss continued to operate the hotel until 1968, the business had really fallen off by then. Recent uses of the building were primarily for a tavern operation on the first floor and rented quarters on the second floor. <sup>5</sup>

Architecture

The Beaumont is significant for architecture because it is a good example of a late Queen Anne commercial building with details heavily influenced by classical forms. The Queen Anne style is usually characterized by an assymetrical or irregular plan and massing, and a variety of surface textures, rooflines, and wall projections. As a commercial block, the Beaumont has a more symmetrical appearance than would a Queen Anne house. But there is a variety of surface textures in the use of brick, pressed metal, and concrete; and the projecting bays and corner tower break up the symmetry of the building. The old tower dome, demolished in recent years, with its recessed porch, was another Queen Anne detail, part of the exuberance of the style. Despite the brick construction and the heavy classical details, the building has a lightness about it that suggests the picturesque quality of the style.

The classical details of this building are somewhat typical of what was happening to the late Queen Anne style at the turn of the century. Constructed three years after the World's Columbian Exposition in Chicago, the Beaumont Hotel may be a reflection of the new and growing interest back toward classicism that emerged in many Queen Anne designs at this time. The Beaumont Hotel has a grand quality about it, particularly in its projecting bays with the massive pediments covered by pressed metal and elaborately decorated. The features on the Beaumont Hotel reflect the exuberance of the style and help create an elegant public building of the turn of the century era.

The building is also a good example of the style because it has a fairly high level level of integrity, particularly on the exterior. The details on the facade are all in good condition, and the pressed metal, with its multi-colored paint scheme highlighting the embossed decorations, is in good condition and very attractive. Most of the significant interior details of the old hotel are intact. The lobby with its grand staircase is steeped in Victorian charm, and the upper floors, with all the original doors and rooms intact is a fascinating look at a turn of the century small town hotel. Even most of the old rooms numbers still exist on the doors, as if frozen in time.

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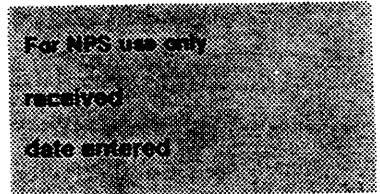
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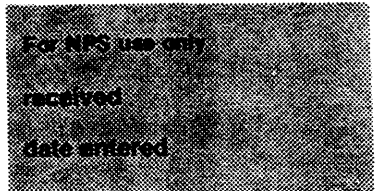
In order to support the contention that this is the best Queen Anne commercial block in Mayville and the most stylistic commercial building in town, a visual survey of all commercial buildings in the downtown was conducted. In doing so it was evident that the entire commercial area might qualify as a historic district, and that there are at least three architecturally eligible buildings in the downtown area. These three buildings are the Beaumont Hotel and the buildings on either side of it. These two other buildings are both from the Queen Anne era also but are less elaborate than the Beaumont and one has much less integrity on its first floor. While they all may be eligible, the Beaumont Hotel is the most stylistic and the best example of the classically-detailed Queen Anne commercial block.

The Beaumont Hotel is the work of Henry Messmer and Son, a prolific architectural firm based in Milwaukee consisting of father Henry Messmer and son Robert Messmer. Henry Messmer, born in Switzerland, studied architecture there before immigrating to Milwaukee in 1866. In Milwaukee he worked with L. A. Schmidtner for three years. Then he worked for Col. Shipman in Madison for four years. He returned to Milwaukee and began practicing architecture alone in 1873. He is particularly known for a number of larger buildings in Milwaukee including ice houses and malshouses and also a brewery complex in Appleton. Survey records indicate that he also designed many residences and stores in Milwaukee, but they have not been thoroughly analyzed. After his son graduated from a Milwaukee high school in 1887, he joined with his father, Henry, in learning and practicing architecture. They practiced together for a number of years, but after Henry's death in 1899, Robert Messmer continued to practice alone and with his brother. Robert was particularly noted for his public buildings and institutional works. The known works of Messmer and Son are primarily churches in Milwaukee, Green Bay, Port Washington, and elsewhere in Wisconsin. There are two houses and a large commercial block attributed to the firm in Milwaukee in the Historic Brewers' Hill historic district. A simple brick Queen Anne house is located at 2365 N. First St. Built in 1891, it is very symmetrical with few details. Another house, at 2450 N. Second St. is a more elaborate Queen Anne house, built in 1894, also of brick. It features some of the typical classical details found on late Queen Anne houses. Built in 1890 and 1894 in Brewers' Hill was Vogt's Block at 2107-2115 N. Third St. This large commercial block is in two sections. One section is more elaborately detailed than the other, but both have an abundance of projecting bays at the second and third story level. The bays, and some other classical details are similar to that found on the Beaumont Hotel. Because the career of Henry Messmer and his son Robert has not been thoroughly analyzed, it is difficult to place the Beaumont Hotel in perspective. Suffice it to say that the Beaumont Hotel is a fine example of the style and reflects on the firm's ability to design commercial blocks in this popular style.<sup>6</sup>

Because the Beaumont Hotel is a good example of a classically detailed Queen Anne commercial block, and because it is the best example of this style in Mayville's commercial district and even the best commercial block in town, the Beaumont Hotel is an architectural landmark in Mayville. The upcoming renovation

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should return the building to its former elegance and its former function as a hotel.

Notes

<sup>1</sup> Embossed in pressed metal on the building.

<sup>2</sup> Mayville Historical Society. Information from a historical column in the local newspaper taken from an old issue of the Dodge County Pioneer.

<sup>3</sup> Homer B. Hubbell, Dodge County Wisconsin Past and Present, Chicago: S. J. Clark Publishing Co., 1913, pp. 371-72, Wright's Dodge County Directory, 1899; Sanborn-Perris Fire Insurance Maps, 1900, 1912, 1926, State Historical Society of Wisconsin, Madison.

<sup>4</sup> Deeds, Vol. 176, p. 524; Vol. 175, p. 418; Vol. 200, p. 254; Vol. 366, p. 67; Vol. 384, p. 329; Vol. 576, p. 820; Register of Deeds Office, Dodge County Courthouse, Juneau, Wisconsin.

<sup>5</sup> Interview with Mrs. H. McElroy, Mayville, Wisconsin, December 15, 1986.

<sup>6</sup> Information about Henry and Robert Messmer came from the architect's files in the architectural historian's office, Historic Preservation Division, State Historical Society of Wisconsin, Madison.



# 9. Major Bibliographical References

Deed Records, Register of Deeds Office, Dodge County, County courthouse, Juneau, Wisconsin.  
Hubbell, Homer B. Dodge County Wisconsin Past and Present. Chicago: S. J. Clark  
Publishing Co., 1913.  
Sanborn-Perris Maps, Mayville, WI., 1900, 1912, 1926. State Historical Society of WI,  
Madison, WI.

# 10. Geographical Data

Acreeage of nominated property less than one  
Quadrangle name Mayville South, Wis.

Quadrangle scale 1:24,000

### UTM References

A	<u>1,6</u>	<u>3 7,5 1,2,0</u>	<u>4,8 1,6 9,0,0</u>
	Zone	Easting	Northing
C			
E			
G			

B			
	Zone	Easting	Northing
D			
F			
H			

### Verbal boundary description and justification

The verbal boundary is equivalent to the legal description of the property:  
Lot 5, Block 3, Original Plat, City of Mayville.

### List all states and counties for properties overlapping state or county boundaries

state	code	county	code

# 11. Form Prepared By

name/title Carol Lohry Cartwright, Consultant

organization Prepared for the owners date 1/21/87

street & number R. 2, 5581A Hackett Rd. telephone (414) 473-6820

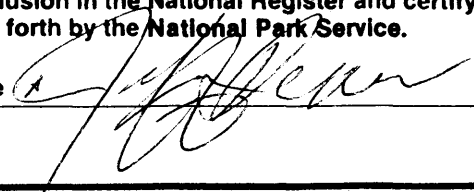
city or town Whitewater state WI 53190

# 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  local

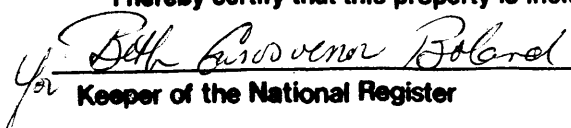
As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature 

title \_\_\_\_\_ date 1/21/87

### For NPS use only

I hereby certify that this property is included in the National Register

for  Beth Carolyn Boland date 1/13/88  
Keeper of the National Register

Attest: \_\_\_\_\_ date \_\_\_\_\_  
Chief of Registration