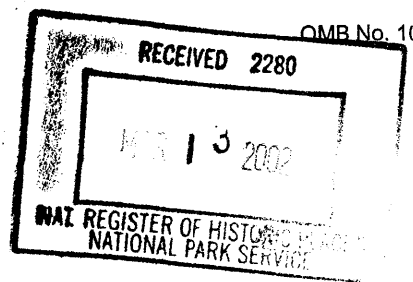


**United States Department of the Interior
National Park Service**

**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 *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. 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. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name James D. Calhoun House

other names/site number LC13:C6-304

2. Location

street & number 1130 Plum Street [N/A] not for publication

city or town Lincoln [N/A] vicinity

state Nebraska code NE county Lancaster code 109 zip code 68502

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, 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 nationally statewide locally. (See continuation sheet for additional comments.)

Wendell Sommer Signature of certifying official Date 3/8/02

Director, Nebraska State Historical Society
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby certify that this property is:

- entered in the National Register. See continuation sheet.
- determined eligible for the National Register See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain): _____

Edson H. Beall Signature of Keeper Date of Action 4/26/02

James D. Calhoun House
Name of Property

Lancaster County, Nebraska
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

Category of Property
(Check only one box)

Number of Resources within Property
(Do not include previously listed resources in the count.)

- private
- public-local
- public-State
- public-Federal

- building(s)
- district
- site
- structure
- object

Contributing	Noncontributing	
1	2	buildings
_____	_____	sites
_____	_____	structures
_____	_____	objects
1	2	Total
_____	_____	_____

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)
N/A

Number of contributing resources previously listed in the National Register
0

6. Function or Use

Historic Functions
(Enter categories from instructions)

Current Functions
(Enter categories from instructions)

DOMESTIC/single dwelling

DOMESTIC/single dwelling

7. Description

Architectural Classification
(Enter categories from instructions)
Late Victorian: Queen Anne

Materials
(Enter categories from instructions)

foundation	plain ashlar stone
walls	wood; clapboard and shingle
roof	composition shingle
other	

Narrative Description
(Describe the historic and current condition of the property on one or more continuation sheets.)

See Continuation Sheets.

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.
- E** a reconstructed building, object, or structure.
- F** a commemorative property.
- G** 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

1889- 1909

Significant Dates

1889, 1909

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Robert W. Shoppell/ Charles W. Bean

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)
See Continuation Sheets.

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

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
Record # _____
- recorded by Historic American Engineering
Record # _____

Primary Location of Additional Data:

- State Historic Preservation Office
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository:
Lincoln/Lancaster County Planning Department

James D. Calhoun House
Name of Property

Lancaster County, Nebraska
County and State

10. Geographical Data

Acreage of Property less than 1acre

UTM References

(Place additional UTM references on a continuation sheet)

1. 14	693700	4518000	3.			
Zone	Easting	Northing	Zone	Easting	Northing	
2.			4.			

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

See Continuation Sheet.

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Anne Bosshardt, Historic Preservation Intern and Ed Zimmer, Historic Preservation Planner

organization Lincoln/Lancaster County Planning Department date Dec. 20, 2001

street & number 555 South 10th Street telephone (402) 441-6360

city or town Lincoln state NE zip code 68508

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

Photographs

Additional items

(Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of the SHPO or FPO.)

name Stephen K. Hutchinson et. al.

street & number 1130 Plum St. telephone (402) 438-5833

city or town Lincoln state NE zip code 68502

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. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including the 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 Chief, Administrative Service Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

United States Department of the Interior
National Park ServiceNational Register of Historic Places
Continuation Sheet

Section number

7Page 1

James D. Calhoun House

Name of Property

Lancaster County, Nebraska

County and State

DESCRIPTION

The James D. Calhoun House in Lincoln, Lancaster County, Nebraska is a two and a half story asymmetrical frame building of the Queen Anne style. The house was built in 1889-1890, closely following a published "pattern book" design. The house has a steeply pitched cross-gable roof with decorative shingling in each of the gable ends. The house retains a high degree of integrity both on the interior and exterior.

The James D. Calhoun House is a two and a half story asymmetrical residential building of frame construction located on Plum Street in Lincoln, Nebraska. The house is clad in clapboard siding on the first floor and two different variations of cut shingles on the second and attic stories. Calhoun House's design closely follows plans published by Robert W. Shoppell in 1887. The house was built during the period of 1889-1890. The neighborhood had been platted into urban houselots in the late 1860s, but developed very slowly, with the Calhoun House one of the older houses in the area and many of the surrounding lots not being improved with houses until the first quarter of the 20th century. The tall Calhoun House is quite distinctive among its later neighboring houses, mainly of the bungalow style.

The primary facade of the Calhoun House faces south to Plum Street. It has a full-length porch which projects from the facade on the first-story level, and features a concrete slab and foundations, and cast concrete pedestals, railings, and Ionic columns. A building permit of 1909 dates the modification of the porch and identifies Charles Bean, a concrete worker, as the owner and builder. It is presumed that the porch was re-built on the foundation of an older porch, because it generally matches Shoppell's porch plan, with slight variations in roof, and decorative additions. The porch and main entrance are accessed by a short flight of steps on the front of the house. The second story has a large bay window containing one of the several stained glass windows in the house. Crowning the south facade in a small porch recessed into the south gable at the attic level. Its railing is even with the face of the gable and it has an arched opening to the street. There are decorative shingle-clad brackets at the base of each side of the front gable.

The west facade has very irregular rooflines and fenestration, reflecting the location of the main staircase within. The southwest corner of the house is wrapped by two matching, leaded stained glass windows located to light the stairs. Further north along the west wall is a window set at an intermediate level, lighting the rising stairs. That window and others, particularly at the attic level, consist of square panes set in wooden muntins—a typical element of the Queen Anne style. The west facade is capped by a small facade gable at the eaves level, decorated with false half-timbering, and a taller gable end which opens onto another attic-level balcony.

The east facade features a projecting bay window which is polygonal on the first floor, and squared on the second floor. The dining room area off the bay consists of three windowed sections, the middle one containing a small stained glass transom which incorporates both beveled, clear pieces and jeweled embellishments. The east bay window features brackets and drops on the underside of the second story, elaboration which is characteristic of the Queen Anne style. The rectangular bay on the second floor has windows on all three sides.

The north (rear) facade of the residence is the simplest of all. There is one simple window on every level and a back door that leads to the kitchen.

The interior of the Calhoun House retains a high degree of integrity of original plan and woodwork. Through the front door one enters directly into the parlor. The parlor features the same narrow hardwood flooring that can be found in the rest of the house. Left of the entry are the stairs leading to the second story. The parlor contains a white marble fireplace along with highly-ornamental wood moldings. Through an arched entryway, just north of the parlor, is the dining room, and to the west is a library. The library is one of several rooms that retain original wooden, louvered, sliding shutters on the inside of the window sash. Sliding walnut pocket doors connect the dining room with the library.

The only significant changes to the first floor plan were the removal of the fireplace and mantel from the dining room, and removal or omission of a small vestibule and closet at the front entrance. Among the other rooms on the first floor are the kitchen, pantry, and a small, rear vestibule enclosed porch, with closets at the south and north ends of it.

The second floor of the Calhoun House is primarily occupied by four large bedrooms and a bathroom, complete with a clawfoot tub. The bathroom floor is covered with ceramic tiles. Across the hall from it is a closet with a built-in linen cabinet with porcelain knobs. This level of the residence contains much the same kind of fine wood flooring and trim as the first floor.

Above the second floor is a half-story attic level. It is accessed by a secondary stairway near the rear of the house. The attic space is divided into three rooms. The walls are plastered and wide boards are used as flooring. It is through the attic that entry is gained to both

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

**National Register of Historic Places
Continuation Sheet**

Section number

7

Page 2

James D. Calhoun House

Name of Property

Lancaster County, Nebraska

County and State

of the small upper porches.

A small playhouse and a garage in the rear yard were added in recent years. They are well-designed for compatibility but due to their relatively recent construction cannot be regarded as contributing resources of the site.

Overall, the Calhoun House retains a high degree of historical integrity. The majority of the home's historic exterior and interior materials are intact from the time of construction. The Frank M. Calhoun House is a rare example of Queen Anne style pattern book residential architecture in the city of Lincoln.

**United States Department of the Interior
National Park Service****National Register of Historic Places
Continuation Sheet**Section number 8 Page 1**James D. Calhoun House**

Name of Property

Lancaster County, Nebraska

County and State

STATEMENT OF SIGNIFICANCE

The James D. Calhoun is significant under Criterion "C" as an excellent example of Queen Anne style pattern-book architecture in the city of Lincoln, Nebraska.

James D. Calhoun (1844-1915) was a politically active journalist who was one of the first to support the political cause of William Jennings Bryan. Calhoun edited the Democratic newspaper, *The Lincoln Weekly Herald* from 1887-1894, after working for Republican Charles Gere on *The Nebraska State Journal* from 1880-1886. Earlier he worked on newspapers in Nemaha County and Bloomington, Nebraska. Calhoun relocated to Florida in 1894 and died there in 1915. Although Calhoun House was designated as a Lincoln Landmark in 1983 because of its association with Calhoun, subsequent research on the house's architectural history suggests that its local architectural significance is clearer than that derived from association with Calhoun.

THE ORIGIN, DEVELOPMENT, AND CHARACTERISTICS OF QUEEN ANNE STYLE ARCHITECTURE

The most prevalent style of new residences during Lincoln's big boom of the 1880's was Queen Anne. The Queen Anne style in this country was loosely patterned after contemporary English precedents which were in turn loosely patterned after medieval English houses. American Queen Anne houses are characterized by a picturesque asymmetrical roof-lines and chimneys, rich ornament inside and out, often including carving, cut shingles on walls, and windows of various shapes and sizes with colored or beveled glass. The Calhoun house's period of architectural significance coincides with its construction in 1889 and the alterations of its porch in 1909. The Calhoun house exemplifies the Queen Anne style by its complex mass, picturesque roof line, colored glass windows, and decorative embellishments. The survival of Calhoun House's ornate exterior and interior detail is also noteworthy.

QUEEN ANNE STYLE RESIDENTIAL ARCHITECTURE IN LINCOLN, NEBRASKA

There are many good examples of Queen Anne architecture in Lincoln which are listed on the National Registrar of Historic Places. The Hurlbut-Yates House (LC13:D7-1, NRHP 1999), is know for its large scale and ornament. A frame house like Calhoun house, the Yates House is built of wood frame, but is much more elaborate and contains richer ornament. However, Yates House has been subdivided into apartments. The Murphy-Sheldon House (LC13:D8-387, NRHP 1994) is another fine wooden Queen Anne example, as shown through its ornate porches, picturesque roof-line, and colored glass windows. Two medium- sized frame Queen Anne houses, the Albert Watkins House (LC13:C7-791, NRHP 1989) and Royer-Williams House (LC13:D9-383, NRHP 1982), are included on the National Register primarily for their associations with significant persons. All of these houses are good examples of the Queen Anne style and have their own unique characteristics. The Calhoun House has a particularly high degree of integrity but shares with the other houses its strongly Queen Anne characteristics. Its particular significance derives from its status as an excellent example of pattern book architecture in Lincoln. At this time there is only one other known example of a Queen Anne style pattern book house in Lincoln and it lacks the integrity of the Calhoun House.

PATTERN BOOK HOUSES IN LINCOLN, NEBRASKA

Published design books were readily available to American builders as early as the 18th century. These books, by authors such as Asher Benjamin and Minard Lafever, were first used by builders and architects. They emphasized on technical problems of construction and the correct use of styles. In the 1830's and 1840's pattern books began to feature artistic perspective views of proposed houses with descriptions of their domestic virtues. The audience of these new pattern books also changed as they began to be addressed directly to the residential client. By the late 1800's architectural pattern books were being written as guidebooks to update builders. Around the same time George E. Woodward began writing pattern books with the purpose of enabling the reader to be capable of serving as his own general

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 8 Page 2

James D. Calhoun House

Name of Property

Lancaster County, Nebraska

County and State

contractor. The aim of the pattern book again changed as potential homeowners began to want more completeness from the pattern books. The publishers complied with books that served as catalogs for plans and specifications.

Mail-order pattern books gained popularity around 1876, with the introduction of *Palliser's Model Homes for the People*. This was a small book containing a series of illustrations, floor plans and elevations of modest houses accompanied by brief descriptions. The potential homeowner could send away for the full-sized plans and specifications. In 1881, Robert Shoppell built upon the techniques introduced by the Pallisers and quickly established mail-order house plans as a major business, with the publication of *Modern Houses of Low Cost*. After the grand success of his books, Shoppell moved on to a new approach, *Shoppell's Modern Houses*, an illustrated architectural quarterly, which was first published in January, 1886.

Shoppell's Modern Houses contained articles about landscaping, the placement of a home on the site, rules of color, furnishing ideas and most importantly--one-page descriptions of homes, typically distinguished by a "design number". These one-page layouts contained the same information found in his books -- a perspective view of the home, floor plans for the major floors, and a description with specifications for interior finish, interior and exterior colors, accommodations, and cost estimation. Some pages even include a description of how to complete floors that were not covered by specific floor plans.

The James D. Calhoun House is a locally rare example of a house which employs a design published in *Shoppell's Modern Houses*. The house is a faithful rendition of Shoppell's Design number 517 published by 1887. Shoppell's main audience for his publication was potential homeowners in rural communities, for whom the services of an architect were unavailable or too costly. Calhoun House demonstrates that Shoppell also attracted customers in an urban area where several resident architects could have provided up-to-date designs, such as Artemas Roberts, James Tyler, and two Cornell-trained architects, J. H. W. Hawkins and F. C. Fiske.

The Morrissey-Stull house at 31st and R. Streets of 1890 demonstrates that the Calhoun House was not an anomaly in Lincoln, for it is also derived from Shoppell's Design number 517. However, many features of the Morrissey-Stull House have been altered, especially the main facade by the addition of a two story porch/sleeping porch.

The James D. Calhoun house is locally significant in Lincoln, Nebraska under Criterion C, as an embodiment of an important avenue for the transmission of architectural ideas, the mail order pattern book.

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

**National Register of Historic Places
Continuation Sheet**

Section number

9

Page 1

James D. Calhoun House

Name of Property

Lancaster County, Nebraska

County and State

Bibliography

Brown, E. P. *The Prairie Capital, 1880-1930*. Lincoln, NE: Miller & Paine, 1930.

Calhoun, James D. "The Boss on a Pilgrimage," *The Lincoln Weekly Herald*, March 17, 1894, 1:3.

Fleming, John, Hugh Honour, and Nicholas Pevsner. *The Penguin Dictionary of Architecture*. Middlesex, England: Penguin Books, Ltd., 1976.

Harris, Cyril M. (ed). *Illustrated Dictionary of Historic Architecture*. New York: Dover Publications, Inc., 1977.

Lincoln City Directories, (1887-1894).

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

"J. D. Calhoun was a prominent pioneer." obituary in *Nemaha County Herald*, Friday, July 16, 1915, 2.

Shoppell, Robert. *Shoppell's Modern Houses 1887*. Ed. by Donald J. Berg. Rockville Centre, NY: Antiquity Reprints, 1983.

Whiffen, Marcus. *American Architecture Since 1780: A Guide to the Styles*. Cambridge, MA: The M.I.T. Press, April 1979.

Zimmer, Edward F. "Luther Briggs and the Picturesque Pattern Books." *Old-Time New England. The Bulletin of the Society for the Preservation of New England Antiquities*. Winter-Spring 1977.

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

**National Register of Historic Places
Continuation Sheet**

Section number 10 Page 1

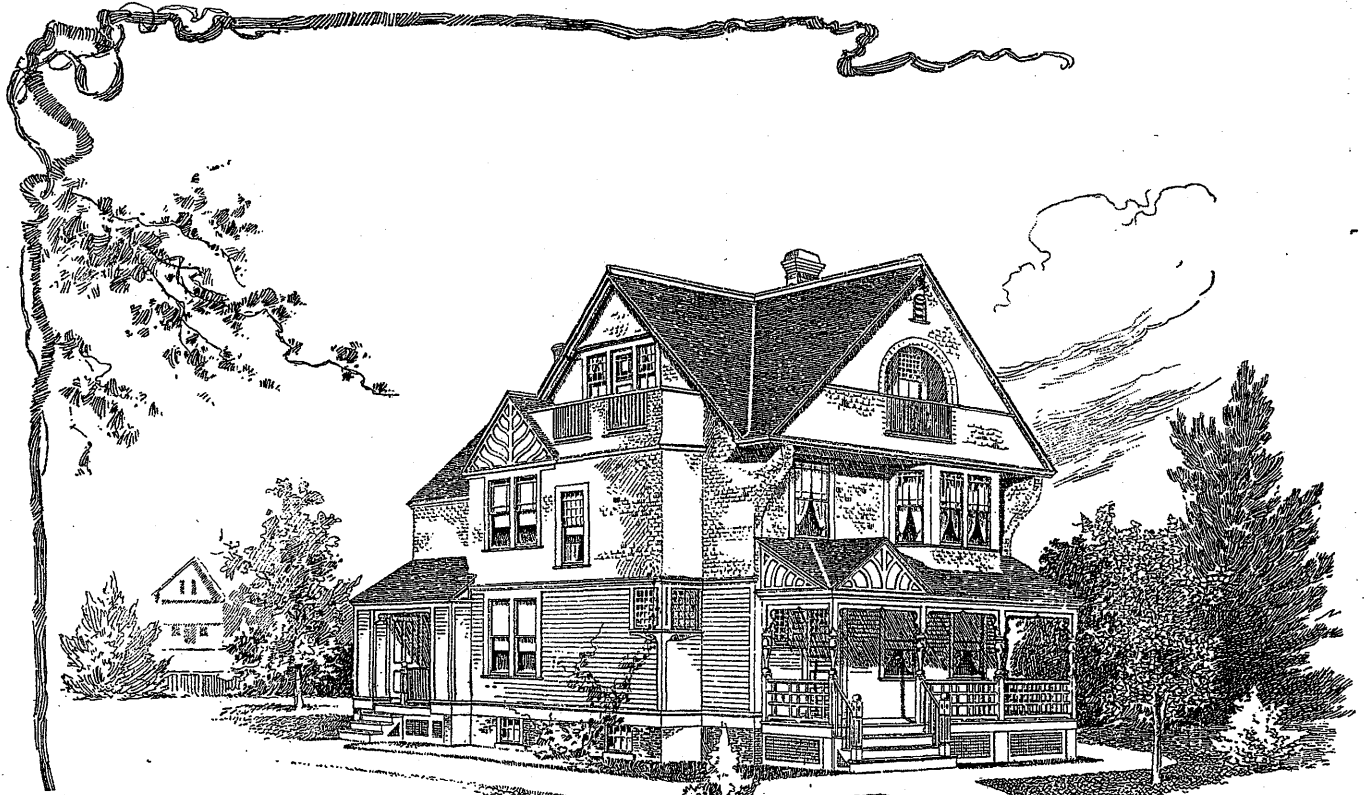
Calhoun House
Name of Property
Lancaster County, Nebraska
County and State

VERBAL BOUNDARY DESCRIPTION

This property is described as Lot 10 and the south 100 feet of the west 10 feet of Lot 11, Block 34, Dawson's Addition to South Lincoln, Lincoln, Lancaster County, Nebraska.

BOUNDARY JUSTIFICATION

These boundaries include the immediate parcel historically associated with the Calhoun House.



PERSPECTIVE.

DESCRIPTION.

For explanation of all symbols (* † etc.) see page 42.

GENERAL DIMENSIONS: Extreme width, 32 ft.; depth, including veranda, 51 ft. 8 in. Heights of stories: Cellar, 6 ft. 6 in.; first story, 9 ft.; second story, 8 ft. 3 in.; attic, 7 ft.

EXTERIOR MATERIALS: Foundations, stone and brick; first story, clapboards; second story and roofs, shingles; gables, panels and shingles. Outside blinds to all windows except those of the attic and cellar, and the small windows in first story hall.

INTERIOR FINISH: Hard white plaster; cellar ceiling one heavy coat; plaster cornices and centers in hall, parlor, library and dining room. Soft wood flooring and trim. Ash staircase. Bath-room and kitchen wainscoted. Interior wood-work finished in hard oil.

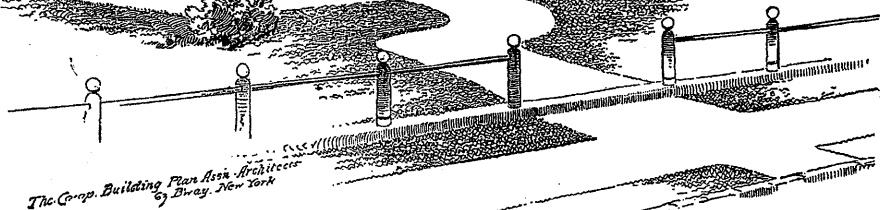
COLORS: Clapboards and panels in gables, seal brown. Frames of panels in gables, trim; outside doors, blinds and veranda floor, maroon. Sashes, and rain conductors, dark green. Brick-work, Indian red. Wall shingles dipped and brush coated light sienna stain. Roof shingles dipped and brush coated Indian red stain.

ACCOMMODATIONS: The principal rooms and their sizes, closets, etc., are shown by the plans. Cellar under whole house, with inside and outside entrance and cemented floor. Two bedrooms finished in attic, besides ample storage; space for one more room. Floors of balconies made watertight. Two windows on main staircase filled with stained glass; front door glazed with beveled plate glass. Fireplaces and mantels in parlor and dining room. Hat and coat closet in front hall.

Cost: \$3,508, † not including mantels, range and heater. The estimate is based on † New York prices for materials and labor. In many sections of the country the cost should be less.

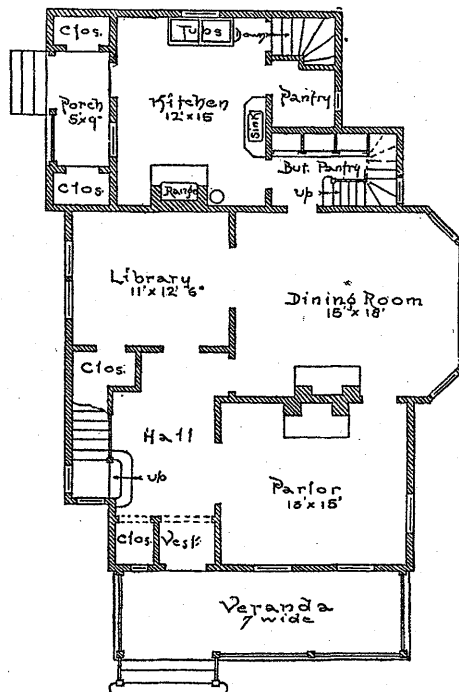
Price for working plans, specifications and * license to build, - \$31.00
Price for † † bill of materials, - 5.00

Address, THE CO-OPERATIVE BUILDING PLAN ASSOCIATION Architects, 63 Broadway, New York.

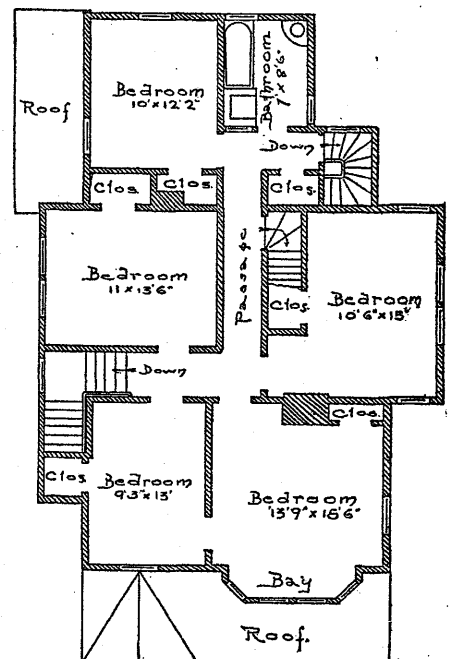


The Coop. Building Plan Assn. Architects
63 Broadway, New York

FEASIBLE MODIFICATIONS: Heights of stories, colors, sizes of rooms and kinds of materials may be changed. Extent of cellar may be reduced; cement floor may be omitted. Attic finish, balconies, part or all of plumbing may be omitted. Chimney between dining room and parlor may be moved to outer wall.



FIRST FLOOR.



SECOND FLOOR.

James D. Calhoun House, NetHS# LC13:CG-304
Lincoln, Lancaster County, NE

from Shoppell, Robert

Shoppell's Modern Houses (1887)

reprinted 1983, Donald J. Berg, ed. Rockville Centre, NY:
Antiquity Reprints.