

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 North Seventh Street Historic District

Other names/site number _____

2. Location

Street & number North 7th St. bounded by Garfield St. on the North & Washington St. on the South

Not for publication ☐

City or town Beatrice

Vicinity ☐

State Nebraska

Code NE

County Gage

Code 067

Zip code 68310

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.)

Michael J. Ash
Signature of certifying official

Jan. 20, 2010
Date

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 3-10-10

for
Signature of Keeper

Date of Action

North Seventh Street Historic District

Name of Property

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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

21

Noncontributing

6

Buildings
Sites
Structures
Objects
Total

Name of related multiple property listing

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

Number of contributing resources previously listed in the National Register**6. Function or Use****Historic Functions**

(Enter categories from instructions.)

DOMESTIC / single dwelling

DOMESTIC / secondary structure

Current Functions

(Enter categories from instructions.)

DOMESTIC / single dwelling

DOMESTIC / secondary structure

7. Description**Architectural Classification**

(Enter categories from instructions.)

Late 19th and Early 20th Century RevivalsLate 19th and 20th Century American Movements**Materials**

(Enter categories from instructions.)

Foundation Brick, stone, concrete

Walls Brick, stone, stucco, wood clapboard

Roof Clay tile, asphalt shingles

Other

Narrative Description

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

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PHYSICAL DESCRIPTION

The community of Beatrice is located in southeastern Nebraska at the center of Gage County. The city is located at the intersection of Nebraska State Highway 4 / U.S. Highway 77 (Sixth Street) and U.S. Highway 136 (Court Street). Two rivers run through town. The Big Blue River runs from the northwest to the southeast and Indian Creek flows from the north-northeast to south-southwest.¹

The North Seventh Street Historic District is located approximately one-half mile north of the business district of Beatrice, Nebraska. It stretches three blocks along North Seventh Street from Washington Street on the south to Garfield on the north.² North Seventh Street is eighty-feet wide with one-way traffic directed north. Concrete sidewalks parallel the concrete street on both sides. A portion of brick sidewalk pavers on the northeast corner of the intersection at North Seventh Street and Summit is the only exception. Trees line both sides of the street as well.

Located only one block north of the 1892 Richardsonian Romanesque Gage County Courthouse [GA03-001], the district contains twenty-one contributing and six non-contributing buildings. Of the contributing buildings, fourteen are residential homes and seven are outbuildings or garages. Of the six non-contributing buildings found in the Historic District two are residential homes and four are outbuildings or garages.

The residential nature of the district remains intact. Unlike other potential historic districts in Beatrice, the North Seventh Street Historic District has not been commercially developed. This is surprising considering the Historic District's proximity to the Gage County Courthouse. Despite the differences in footprint, scale, architectural style and age, the construction quality of the buildings in the North Seventh Street Historic District has remained consistent. Overall this district maintains a high level of integrity.

The natural topography of the North Seventh Street Historic District attracted wealthy Beatrice residents in the 1880s. Their homes, sited on one of the largest hills, overlook the city, the Big Blue River and Indian Creek. The landscape and established prominence of the neighborhood continued to attract new residents to the Seventh Street area throughout the early to mid twentieth century, even as new housing developments emerged elsewhere in Beatrice, including the expansion of south Beatrice. In spite of the district's small scale, there is not a single decade from the 1880s through the 1950s in which a home was not being constructed along this stretch of North Seventh Street between Washington and Garfield Streets.

The homes found in the North Seventh Street Historic District are distinguished by a nice collection of late nineteenth century and early to mid twentieth century residential structures. Most homes in the district are one-and-a-half to two-stories in height with construction dates spanning from 1884 to 1950. The buildings in the North Seventh Street Historic District represent the most complete, concentrated collection of high-style buildings in Beatrice. Those styles range

¹ Indian Creek crosses North 6th Street north of Dorsey Street and feeds into the Big Blue River north of the bridge at Court Street.

² It is bounded on the north by Garfield Street, on the east by the alley between North 7th and North 8th Street, on the south by Washington Street and on the west by the alley between North 6th Street and North 7th Street.

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from late nineteenth and twentieth century revivals to Minimal Traditional homes. A few individual properties reflect an eclectic blend of more than one style.

Structures within this district are classified by this document as either contributing or non-contributing. The integrity of each property was judged systematically. Properties that lacked any significant alterations were counted as contributing. The **Samuel Kilpatrick House at 701 North Seventh Street** is an example of a contributing building that has not been significantly altered. Properties that had one significant alteration which did not obscure character—defining features were counted as contributing. Such alterations could be an appropriate addition, porch enclosure or siding materials that have gain architectural significance over time. The contributing house at **714 North Seventh Street** would be an example of this type of consideration. However, properties that had two or more significant alterations were counted as non-contributing such as the house at **722 North Seventh Street**.

CONTRIBUTING PROPERTIES

The following is a description of the various architectural styles represented in the North Seventh Street Historic District. Properties contributing to the historic character and significance of the Historic District are described as they relate to each various style. The building number mentioned in parenthesis after each building described is keyed to a map of the North Seventh Street Historic District found in Section 10 on Page 3.

GOTHIC REVIVAL

The Gothic Revival first emerged in 1749 England and over the next century was used in picturesque country houses. The style developed later in the United States with the aid of books and journals written by A.J. Davis, A.J. Downing and Richard Upjohn. It was prevalent in the United States from 1840 through 1880. Typical features include a steeply pitched roof with decorated bargeboard in the gable. Windows are frequently shaped and extend into the gables.

The **L. Van Boskirk House at 822 North Seventh Street** (Building 13) reflects the Gothic Revival Style. A cross-gabled, one-and-one-half-story structure, the building's most notable features are the hipped gable ends, stylized rafter tails, decorative bargeboard and two shaped windows with pointed arches at each gable. A porch is located on either side of the front-facing gable. The porch roofs are supported by chamfered-edge, square posts and the porch rail features turned balusters.

QUEEN ANNE

The Queen Anne was the dominant style of domestic buildings during the last two decades in the 19th century. Popularized by widely published English architect, Richard Norman Shaw, the style was used in many Nebraska homes, although the ornamentation constructed often blended with other stylized architectural elements. Easily identifiable features of this architectural style include asymmetrical floor plans and façades, steeply pitched roofs of varying heights, decorated front-facing gables and multi-textured wall surfaces. There is one Queen Anne building in the North Seventh Street Historic District.

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The **Dr. M.W. Walton House at 810 North Seventh Street** (Building 17) exhibits Queen Anne characteristics. A two-story home, this hipped-roof building has two lower cross gables; one front facing and one side facing. It has an asymmetrical façade with a partial width front porch, enclosed side porch and square bay window. Cornice-line dentils, lattice detailing at the gables and strategically placed decorative brackets provide definition to the upper story. One-over-one windows are trimmed with simply profiled wood members.

SHINGLE

Loosely based on late medieval English forms, the Shingle Style was a distinctive American Style. First used for New England summer homes in the 1880s, the style spread throughout the country and was utilized through the rest of the nineteenth century. Typically simpler in form compared to Queen Anne homes, the most predominant feature of a Shingle Style home is the shingled wall cladding. Sweeping rooflines have shallow eaves/overhangs and later examples use Palladian windows and Classical porch columns.

The upper-story, front-facing gable is the most prominent Shingle Style element used at the **William Hoyt House at 821 North Seventh Street** (Building 7). The gable is shingled and the shingles curve into a recessed three-part window. The two-and-a-half story, wood clapboard home is located on the southwest corner of North Seventh Street and Summit. The hipped roof has lower cross gables. This, in addition to a partial width front-facing gable-roofed porch, creates an asymmetrical façade. The porch gable exhibits a textural, circular shaped medallion. Short square porch posts rest on larger masonry piers. In addition to the front door, windows on the front façade are one-over-one double hung units and a large plate glass picture window. A transom, with multiple small square panes of glass, sits above a few of these windows.

FOLK VICTORIAN

Folk Victorian homes began appearing in the United States towards the close of the nineteenth century, approximately 1870 to 1910. These buildings are much less elaborate than the Victorian Era styles and typically utilize Italianate, Queen Anne and, at times, Gothic Revival elements. These elements are found in roof gables, porches or in the cornice line.

The wood-frame **R.J. Kilpatrick Carriage House**, located northeast of the house at 700 North Seventh Street (Building 27), is the only building in the district that exhibits Folk Victorian styling. The building is two stories in height. The building has a hipped-gable roof, a distinctive cupola, weathervane, decorative bargeboard and six-over-six double-hung windows.

COLONIAL REVIVAL

A reaction against Victorian Era architectural styles such as Queen Anne, the Colonial Revival Style gained popularity in the 1890s and was utilized throughout the first half of the twentieth century. The style reflected a desire to evoke America's own past and is characterized by simple, symmetrical building plans, an accentuated front door, classical details, fanlights and Palladian windows.

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There are two examples of Colonial Revival homes in the district. The first constructed was the **R.J. Kilpatrick House at 700 North Seventh Street** (Building 26) built in 1895. This two-and-a-half-story, wood-frame home has full-height bays on the west and north sides of the building's square footprint. The chimney is adjacent to the west bay. Small dormers, a dentiled cornice and undecorated soffit frieze accent the hipped-roof structure and its full width porch. The porch features smooth Tuscan porch columns, a simple horizontal railing and simple balusters. A wide porch staircase aligns with the double-door entrance and decorative door transom.

Built in 1935, the **W.W. Cook Home at 723 North Seventh Street** (Building 2) is the other Colonial Revival home in the North Seventh Street Historic District. The simply massed, brick masonry building has a side-gable. The two-story building has a flat roofed, one-story, south wing. On the north side of the home a two-story, attached garage constructed in 1997. The building exhibits an accentuated entrance and entry porch. The front door is flanked by two sidelights and there is a fanlight above. The entry porch has a simplified crown, supported by slender columns. Double-hung six-over-six windows are symmetrically balanced on the façade and keystones accent the jack arches above the first floor windows.

RENAISSANCE REVIVAL

Beginning in the 1890s and continuing into the 1930s, the Renaissance Revival Style gained popularity in the United States. Like the Colonial Revival Style, the Renaissance Revival was a dramatic contrast to the style of the Victorian Era. Renaissance Revival buildings typically have symmetrical facades and rectangular massing. Wall treatments are smooth with the exception of some rustication at lower floor levels. Entrances are accentuated and details are classically derived.

The **Samuel Kilpatrick House at 701 North Seventh Street** (Building 1) was designed in the Renaissance Revival Style. The building is individually listed on the National Register of Historic Places [GA03-166]. A generous porch, with semi-elliptical arches trimmed in stone, wraps around the south and east sides of the cubic massed building. The same language is used in the porte cochere at the northeast corner of the home. The centrally located door and surround align with a semi-elliptical arch at the porch, capped by a broken pediment trimmed in stone. An elegant three-part window and semicircular recessed panel, flanked on either side by pairs of double-hung windows, is located in the upper story. The building has a simple, hipped clay tile roof, a single chimney and roof dormers.

CRAFTSMAN

At the turn of the century and late into the 1920s, the Craftsman Style was prevalent throughout the Midwest and Great Plains states. The style favors simpler design, natural materials and fine craftsmanship. Low-pitched roofs, unenclosed projecting eave overhangs, exposed roof-rafters, roof beams and decorative braces characterize the style. Porches feature large porch columns; some are built of masonry and others are square wood posts, many with or without battered sides.

There are five buildings in the district designed in the Craftsman Style. The earliest is the **Daniel W. Cook Junior House at 923 North Seventh Street** (Building 10). Built in 1907, this two-story home has an exterior stucco finish that

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differentiates it from other buildings in the district. The building has a hipped roof and exposed rafter tails, which support wide roof-overhangs. Triangular knee braces and two windows emphasize the gabled roof dormer. Each window has three small square glass panes at the top and a large rectangular glass pane at the bottom. Three second-floor windows with semi-circular arches are flanked on either side by large one-over-one double-hung windows. The porch spans the front façade. The front-facing gable-end roof is supported by flat Gothic arch porch posts. On the north side of the building there is a small, single-story porch and on the south side there is a two-story square bay window. The accompanying garage (Building 11), built at the same time, shares many characteristics of the house including exposed rafter tails, gable dormer and stucco finish. The garage is a single-story, hipped-roof structure.

Another Craftsman Style home is the **Woodward House at 802 North Seventh Street** (Building 19). It is a two-story, wood clapboard structure with a low-pitched hipped roof and open eaves. Exposed rafter tails serve as the primary ornament. A dormer with a hipped roof and paired windows is centered on the building. Masonry columns support a full-width porch. Individual, or grouped one-over-one double hung windows are arranged asymmetrically across each façade and the front door is flanked by sidelights.

The last Craftsman home in the Historic District was constructed in 1922 at **820 North Seventh Street** (Building 15). This wood-framed, one-and-a-half-story Craftsman home has a cross-gable roof with exposed decorative roof beams. The porch does not span the entire front façade but is centered on the building. Exposed roof beams, a decorative truss at the gable and square masonry piers are features of the porch. Double hung windows and a Craftsman muntin pattern at the front door enliven the façade. The **garage** (Building 16) is sympathetic to the Craftsman Style of the home. It has a simple gable asphalt roof, wood clapboards and a large south facing overhead garage door. Overhanging eaves and exposed rafter tails mimic those on the home.

MINIMAL TRADITIONAL

Homes designed in the Minimal Traditional Style were constructed throughout housing developments prior to World War II and into the 1960s. The style reflects the form of traditional homes, but lacks the decorative composition of earlier architectural styles. Roof pitches are typically low to intermediate. Instead of projecting, eaves are held close to the wall and these buildings are typically one-story in height.

The **O.J. Glass House at 803 North Seventh Street** (Building 4) was designed in the Minimal Traditional mode. The one-and-a-half-story home has a side-gable roof with minimal eave overhangs. The stone masonry exterior is laid in a random ashlar bond and is varying shades of a golden buff color. A front-facing gable and a recessed semicircular panel simulate a traditional fanlight at the entrance. The door is flanked on either side by large picture windows. The north picture window sits between two casement windows with horizontal muntins. On the southwest side of the house is an attached stone masonry garage.

CONTEMPORARY

Contemporary Style buildings were built throughout the United States during the mid twentieth century and into the 1980s. These homes harken back to the flat-roofs and lack of decorative detailing characteristics of the International

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Style. The only exception is that Contemporary Style buildings do not employ stark white stucco wall surfaces. Instead the wall surfaces are various combinations of wood, brick or stone.

The **H.T. Weston Junior House at 904 North Seventh Street** (Building 12) was designed in the Contemporary Style. The building is a single-story, masonry veneered structure with a low-pitched, hipped roof and wide, closed overhangs. Large picture windows, organized in ribbons, overlook open gardens on the north and south facades. Decorative iron grills cover the large windows on the south façade. At the patio on the north side of the building, thin square posts support the roof.

PRIMARY INFLUENCES

There are a few buildings in the North Seventh Street Historic District that reflect the influence of a particular architectural style. These structures may exhibit a few details or features of that style. Massing, entrances, cornices, and windows provide clues to High-Style influences. Examples of such buildings are indicated below.

The one-and-a-half-story home located at **714 North Seventh Street** (Building 25) exhibits influences of the Gothic Revival Style particularly in regards to massing. The building has a moderately pitched asphalt roof and features a front-facing, center gable. A single-story addition wraps around the northeast side of the T-shaped floor plate. The most decorative feature of this modest home is the cross bracing and bargeboard in the cross gable. Brackets support the front-facing, gable-end hood at the doorway. Window openings on the first floor still carry the original two-over-one double hung window sashes and windows at the second floor are one-over-one double hung units.

MULTIPLE INFLUENCES

A few buildings in the North Seventh Street Historic District exhibit influences of more than one architecture style. One is at **807 North Seventh Street** (Building 5). This two-and-a-half-story, side-gable building has features of the Tudor and Prairie Styles. Tudor Style homes were popular beginning in the 1890s through the 1940s. Typically, buildings constructed in the Tudor Style had steeply pitched roofs that were side-gabled with a prominent front-facing cross gable. The homes also utilized decorative half-timbering. The popularity of the Prairie Style building was a bit shorter, beginning in the early 1900s and lasting until the 1920s. Building of this style are typically two-stories in height and are characterized by low-pitched roofs, one-story wings or porches, widely overhanging eaves, detailing that emphasizes horizontal lines and massive square porch supports.

The **Dr. G.H. Brash House at 807 North Seventh Street** (Building 5) has a horizontal base of brick masonry at the first floor level. The second floor and gable end roof dormers are half-timbered. Two square brick porch posts support a low-pitched, hipped roof. Heavy brackets and piers emphasize a centrally located front door. There is a bay window on the north side of the building and a single-story side-wing to the south. On the north side of the primary façade is a large three-part picture window with six-paned transom units. Three nine-over-one double hung windows flank either side of the entrance and a multi-paned bay window is located directly above the front door. Northwest of the home is a **three-bay garage** (Building 6) constructed of brick masonry. The masonry matches the brick masonry on the home in

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color, texture and pointing methods. Masonry columns divide the west façade of the building into three bays and the original interior clay tile walls are exposed.

Another building in the North Seventh Street Historic District has elements of two different architectural styles, the Italianate and the Colonial Revival. Italianate homes were popular in the United States beginning in the 1840s and continuing through the mid 1880s. In Nebraska this architectural style was utilized beginning in the late 1850s through the turn of the nineteenth century. The Italianate emphasizes height and cubic massing. Buildings typically have low-pitched roofs with widely overhanging eaves supported by decorative brackets set in a highly ornamented trim band.

The **D.W. Cook Senior House at 901 North Seventh Street** (Building 9) built in 1884 exhibits characteristics of both the Italianate and Colonial Revival architectural styles. The two-story, wood clapboard house has a compound asymmetrical plan with low-pitch hipped roofs and widely overhanging eaves. Decorative eave brackets are set into an elaborate trim band. Rectangular one-over-one double hung windows are decorated with simple wood window hoods. In the two-story window bay on the east façade, rectangular double-hung windows are topped with arched wood window hoods. A full length Colonial Revival porch on the east side of the home features pairs of Corinthian columns and cornice line dentils. An attached garage is discreetly located on the southwest corner of the building.

VERNACULAR

Structures influenced more by building methods that are traditional to a particular location and by builders who were more influenced by local climate, available building materials and ethnic building traditions than by architectural fashions and styles are considered to be vernacular. Vernacular buildings are classified based on their massing, function, construction materials and lack detailing based on formal architectural styles. The only contributing vernacular buildings found in the North Seventh Street Historic District are garages. They are located at **723 North Seventh Street** (Building 3), **810 North Seventh Street** (Building 18) and **822 North Seventh Street** (Building 14).

NON-CONTRIBUTING PROPERTIES

There are six buildings that do not contribute to the historic character and significance of the North Seventh Street Historic District. Two are homes and three are garages. The homes are located at **718 North Seventh Street** (Building 23) and **722 North Seventh Street** (Building 21). Although both homes retain some of their original detailing, they are considered noncontributing because the original appearance, proportions or details have been concealed by substitute materials. In addition, the window openings on the second floor of the building at **722 North Seventh Street** (Building 21) have been modified. Other noncontributing buildings are garages at **718 North Seventh Street** (Building 24), **722 North Seventh Street** (Building 22), **802 North Seventh Street** (Building 20) and **821 North Seventh Street** (Building 8). These buildings are considered noncontributing because either the construct date exceeds the period of significance for the North Seventh Street Historic District or the buildings have been heavily modified and their integrity has been lost.

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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.

Narrative Statement of Significance

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

Areas of Significance

(Enter categories from instructions.)

Architecture

Period of Significance

1884-1950

Significant Dates

1884

1950

Significant Person

(Complete if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

See Section 8

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 # _____
- ☐ Recorded by Historic American Engineering Record # _____

Primary location for additional data:

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☒ Local Government
- ☐ University
- ☒ Other Gage County Historical Society, Beatrice Library
- Name of repository: _____

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STATEMENT OF SIGNIFICANCE

The North Seventh Street Historic District in Beatrice, Nebraska is locally significant under National Register Criterion C. It is an intact collection of late nineteenth and early to mid twentieth century Revivals and American movements. The period of significance for the Historic District begins with the construction of a number of homes in 1884. It ends in 1950 with the construction of the home at 803 North Seventh Street (Building 3). The duration of time affluent citizens of Beatrice constructed homes in this district speaks to the continued significance the North Seventh Street Historic District has to the city.

THE CITY'S FOUNDING AND DEVELOPMENT

Beatrice, the county seat of Gage County, was settled in the southeast portion of the state in 1857, only three years after Nebraska was organized as a territory³ at a natural ford on the Big Blue River. Gage County was one of the original 19 counties established in 1854 by the Nebraska territorial legislature. The settlement was established in a fertile valley where the DeRoin Trail⁴ crossed the timber-skirted Big Blue River in southeast Nebraska. Another watercourse, Indian Creek, also runs through the original settlement of Beatrice. These two waterways create a plateau with gently rolling hills on every side. To the party of men that settled on this location for their future city, the valley must have seemed both beautiful and fertile, with its terrain, rivers, hardwood timber and waving prairie grasses.

By August of 1859, the town site was officially surveyed, platted and entered under the 1844 National Townsite Act. Most of the original town plat was sited on the east bank where Indian Creek flows into the Big Blue River. Three years after its founding, Beatrice boasted a population of 85. When President Abraham Lincoln signed into law the Homestead Act in 1862, considered by many to be one of the most important pieces of Legislation in the history of the United States, the settlement of the west truly began.⁵ In 1863, the first claim filed in the United States under this act was made by Daniel Freeman shortly after midnight on January 1, 1863 for a claim four miles west of Beatrice. Homestead National Monument now marks the location of Freeman's claim.

From 1862 through 1890 Beatrice experience tremendous growth. Seven years after Freeman filed his land claim, the community was bustling with a population of approximately 624⁶ residents and by the time the city was officially incorporated in 1872 the population had reached 1,500.⁷ Beatrice continued to grow, aided by the arrival of the

³ Nebraska was officially recognized as a territory with the passage of the 1854 Kansas-Nebraska Act.

⁴ This trail is also known as the Main St. DeRoin Trail and Brownsville Road. It followed the Native American Otoe-Omaha Trail. The trail began at St. Derooin, Missouri and connected to the Oregon Trail near Alexandria, Nebraska. This was the easiest, most direct route from Missouri to Fort Kearney. Later this route was also known as the Nebraska City-Beatrice-Marysville Stage route. Today this route is now Highway 136 (once known as the Goldenrod Highway and Highway 3) into Beatrice and Highway 4 through Homestead National Monument to the west of Beatrice.

⁵ Under this Act 10% of the land in the United States was claimed and settled by private citizens. Each homesteader could claim a 160 acre parcel of land if they resided on, built a home, made improvements and farmed the land for five years.

⁶ Dobbs, Hugh J. *History of Gage county, Nebraska: a narrative of the past with special emphasis upon the pioneer period of the county's history, its social, commercial, educational, religious, and civic development from the early days to the present time* (Higginson Book Company, 1918), 191.

⁷ Graff, Jane. *Nebraska: Our Towns...East Southeast* (Dallas: Taylor Publishing Co., 1992), 46.

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Burlington and Missouri River Railroad. By 1880 the population had reached 2,447⁸ and in 1890 it reached its highest point, 13,835.⁹

The city's physical growth kept up with the rise of population. An 1874 bird's eye view of Beatrice shows boundaries of the city at that time (See Section 10, Page 5). The street illustrated on the northernmost end of town is Washington Street, south is Scott Street, Tenth Street on the east and the Big Blue River on the west. By this time a distinct downtown area could be defined most early commercial buildings faced Court Street. This east-west road is considered Beatrice's main street and was the original route of the DeRoin Trail through town. By 1890 the commercial core of downtown stretched from the Big Blue River on the west end of Court Street to Sixth Street on the east.

Perpendicular to Court Street, Sixth Street eventually became the major north-south road through town. Early in Beatrice's history multiple bridges were constructed at two locations over the Big Blue River, one at Court Street and the other at South Sixth Street. South Sixth Street's prominence continued to grow once Lincoln, Nebraska, located 40 miles to the north, became the state's capital city.

CROPSEY AND WESTON'S ADDITIONS

As the city grew, many land additions were made to the original three hundred and twenty acre town site. Among the principle additions to the city, as identified in Hugh Jackson Dobbs' 1918 *History of Gage County*, were Cropsey's Addition¹⁰ and Weston's Addition¹¹ located to the north of the original town site.¹² The North Seventh Street Historic District is located in both additions.

Although Beatrice had been recognized and served as the Gage County seat shortly after its founding, until 1870 the county offices had been housed wherever space was available or in the homes and businesses of the county officers. In March of 1870, Col. Andrew Jackson Cropsey (1823-1896),¹³ filed an addition to the north of the original town site. During the same year Cropsey offered Block 24 of his addition to the county board as the location of Gage County's courthouse. Grant Street bound Block 24 on the south, Lincoln Street on the north, Seventh Street on the east and Sixth Street on the west.¹⁴ The square sits atop one of Beatrice's many rolling hills. The county board accepted his offer,

⁸ Dobbs, Hugh J. *History of Gage county, Nebraska: a narrative of the past with special emphasis upon the pioneer period of the county's history, its social, commercial, educational, religious, and civic development from the early days to the present time*, 191.

⁹ Ibid.

¹⁰ Cropsey's Addition encompasses 18 full blocks and 6 half blocks. The south boundary is the alley south of Grant Street. The boundary on the north is Jefferson, North Fourth Street on the west and North Tenth Street on the east.

¹¹ Weston's Addition encompasses 4 full blocks. The boundary on the north is Garfield, Jefferson on the south, North Sixth Street on the west and North Eighth Street on the east.

¹² Dobbs, Hugh J. *History of Gage county, Nebraska: a narrative of the past with special emphasis upon the pioneer period of the county's history, its social, commercial, educational, religious, and civic development from the early days to the present time*, 191.

¹³ A.J. Cropsey originally made his home in Will County, Illinois but moved to a large tract of land in Lincoln, Nebraska. Later he was elected State Senator. He invested in a number of tracts of land throughout the Midwest and Great Plains states.

¹⁴ The site originally marked for the courthouse square by the founders of Beatrice was located four blocks to the south and two blocks north of this site between Court and Ella Streets.

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along with the south half of Block Eleven¹⁵ to be used for the site of a county jail. By 1871 the brick masonry, two-story Gage County Courthouse was completed and by 1874 the single-story Gage County jail was in operation.

In April of 1883, Jefferson Burns Weston (1821-1905), one of the founding fathers of Beatrice, laid out and filed an addition directly to the north of Cropsey's Addition. Weston was a member of the party of men that founded Beatrice. He was also one of the six men who stayed at the newly established settlement through that first winter, the winter of 1957-1958.¹⁶ Afterwards he traveled to Chicago, become a lawyer then engaged in freighting, mining and other enterprises in the gold fields of Colorado. In 1868 he returned to Beatrice where he remained until his death, except during his term as Nebraska State Auditor from 1873 until 1879. During the same year when his addition was filed, Weston joined seven other men and organized the Beatrice National Bank serving as president for the next 20 years.

INITIAL CATALISTS FOR DEVELOPMENT OF CROPEY'S AND WESTON'S ADDITIONS

The prestige of land in these additions can be attributed to two factors. Sited on one of the hills with beautiful views overlooking the Indian Creek and Big Blue River Valley, the area was naturally prominent and it became the hub for the county government.

By 1885 the area was served by a streetcar system (Beatrice Streetcar Map, Section 10, Page 4). The Beatrice Transit Railway Company was officially incorporated in September of 1885. Nine directors were listed in the articles of incorporation. The horses and cars provided regular twenty-minute, one-way trips from downtown Beatrice to the end of the line at Sixth Street and Summit, one half-block west of the North Seventh Street Historic District.¹⁷

People who were instrumental in the development of North Seventh Street built three homes in the Historic District. These buildings are no longer standing. One was J.B. Weston (the developer of the Weston Addition mentioned previously) and two were directors in the streetcar system, J.D. Kilpatrick and Thomas Yule. This illustrates that North Seventh Street District was not only a financial investment for prominent Beatrice residents who wanted to develop the area, but it was also a naturally beautiful local where they desired to make a home.

CONSTRUCTION TRENDS

Although homes were constructed throughout the Historic District's period of significance, the biggest building boom came after J.B. Weston filed his addition in 1883. Five of the twenty-seven buildings in the district were constructed during the period from 1883 until 1900, including four homes and one carriage house. They are the **D.W. Cook, Sr.**

¹⁵ This block is bounded by Lincoln on the south, Washington on the north, North Sixth Street on the west and North Seventh Street on the east.

¹⁶ 1962 Centennial, p 25.

¹⁷ There were a number of other streetcar companies that also went into business in the later years of the 1880s. Each of these companies connected into Beatrice Transit Railway Company's system.

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House at 901 North Seventh Street (Building 9)¹⁸, L. Van Boskirk House at 822 North Seventh Street (Building 13)¹⁹, Dr. M.W. Walton House at 810 North Seventh Street (Building 17)²⁰ and 722 North Seventh Street (Building 21)²¹. The only outbuilding is the R.J. Kilpatrick Carriage House at 700 North Seventh Street (Building 27). These homes were built for prominent people in Beatrice including a banker, a physician, a merchant, a successful livestock dealer and a railroad contractor. The majority of the buildings were constructed during or after 1885, the same year the Beatrice Transit Railway Company opened their streetcar lines.

Three buildings were constructed during the first half of the 1890s: R.J. Kilpatrick House at 700 North Seventh Street (Building 26)²², 714 North Seventh Street (Building 25)²³ and William Hoyt House at 821 North Seventh Street (Building 7). Two of these buildings were constructed after many banks in Beatrice closed due to the 1893 financial panic. The streetcar lines had consolidated and electrified some of their lines prior to the economic difficulty. By 1894, the financial situation forced the company into receivership and the lines were abandoned.

Beginning at the turn of the twentieth century the district began to change. Family members of those that already lived in the district built over half of the homes constructed. Some homes were constructed on the same site, while others were constructed on empty building lots. The Samuel Kilpatrick House at 701 North Seventh Street (Building 1) replaced a home built by Samuel's brother, J.D. Kilpatrick²⁴. The H.T. Weston Junior House at 904 North Seventh Street (Building 12) replaced a home built by Herbert T.'s grandfather, J.B. Weston²⁵. After D.W. Cook, Senior settled in the North Seventh Street Historic District at 901 North Seventh Street, both his son and grandson built homes in the Historic

¹⁸ Daniel Wolford Cook, Sr. (1860-1916) and his wife Elizabeth (Case) built this home. Daniel, with his brother-in-law and J.B. Weston, purchased controlling interest in the Beatrice National Bank. Gage County histories refer to him as a potent factor in the city's development and its social and business activities.

¹⁹ Lincoln Van Boskirk (1826-1905), second cousin to Abraham Lincoln, and his wife Cecila (Freer) (1849-1910) came to Beatrice in 1885. After Lincoln's death, the home passed to his daughter Mae and husband Charles B. Mumford, the son of early Gage County settlers. In October of 1922, Charles and Mae reduced the size of their home. A Beatrice Daily Sun article states the house at 822 North Seventh Street was divided and a part of the original house was placed at 820 North Seventh Street (Building 15).

²⁰ Dr. Milton Walton (1843-1895), a successful Beatrice physician, and his wife Zelinda (1845-1926) built this home.

²¹ The house was constructed for Monroe C. and Lena Steele. Monroe and his brother operated the M.C. Steele Clothing Company.

²² Robert Jackson Kilpatrick, was one of four brothers involved in the Kilpatrick Brothers firm. The firm, in addition to a number of other enterprises, built many rail lines throughout the Midwest and West. Robert and his wife Marian D. (Jones) constructed a home and carriage house in 1886. In 1895 the home was demolished and the Colonial Revival home standing today (Building 26) was constructed. The 1886 Folk Victorian carriage house (Building 27) still stands on the northeast corner of the site.

²³ William W. Lawson, a telephone lineman, and his wife Esther M. (McElroy) resided at 714 North Seventh Street (Building 25) as early as 1886. Gage County assessor records indicate that this home with Gothic Revival Influences was not constructed until 1905.

²⁴ John David Kilpatrick (1847-1891) was the eldest Kilpatrick brother and served as president of the firm and invested in the Beatrice Transit Railway Company. Prior to 1885, J.D. Kilpatrick constructed "the finest residence in the city" (Beatrice Express, May 23, 1891) on the northwest corner of 7th and Washington (the site of Building 1). Although it no longer stands, local histories consider this to be the first home built in the North Seventh Street Historic District.

²⁵ A May 1949 Beatrice Times article reports that never before was there so much glass in proportion to wall space. Small motors ran the draperies across large windowed areas. The home exhibited many modern features.

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District. The **D.W. Cook Jr. House at 923 North Seventh Street** (Building 10) was built for his son. The house was built on three empty building lots. The **W.W. Cook House at 723 North Seventh Street** (Building 2) was built for D.W. Cook Senior's grandson²⁶.

Other successful businessmen, without family ties, built homes in the Historic District. The **Dr. Geo Brash House at 807 North Seventh Street** (Building 5)²⁷, the **Woodward House at 802 North Seventh Street** (Building 19)²⁸, the **O.J. Glass House**²⁹ at **807 North Seventh Street**³⁰ (Building 4) and the **I.W. Kenagy House at 718 North Seventh Street** (Building 23)³¹.

Buildings constructed for automobile storage began showing up in the Historic District between 1900 and 1910. Two garages were built in this decade, one at **810 North Seventh Street** (Building 18) and the other at **923 North Seventh Street** (Building 11). Both buildings contribute to the district. The first was built for a physician and the second for a Beatrice banker. The garage at **722 North Seventh Street** (Building 22) is the only other garage in the district that was built prior to 1950.

Since new buildings were being constructed in the North Seventh Street Historic District throughout its period of significance there are no identifiable development patterns in regards to architectural style. It is typical for a home

²⁶ The building stands on the original lawn of the home at 701 North Seventh Street (Building 1). William served as the president of Beatrice National Bank, the bank co-founded by his grandfather, Daniel W. Cook Sr. in 1883.

²⁷ In 1886, Richard Cleveland Hoyt (1855-1939) and his wife Susan (Upson) built a home at 807 North Seventh Street. A family of affluence in Beatrice, their mother Mary was President Grover Cleveland's sister. In 1903 Dr. Geo H. Brash and his wife Margaret purchased the home and seven years later built the house standing today (Building 5). Dr. Brash was a general practice physician in Beatrice and served as secretary on the State of Nebraska Medical Board near the turn of the twentieth century.

²⁸ In 1888 Major Charles O. Bates and his wife Mary Kathleen (Gillette) built a house at 802 North Seventh Street. Mary was the daughter of Capt. Lee P. Gillette, a prominent Nebraska City resident. Charles was an attorney with Colby & Hazlett and was elected to the Gage County Attorney position in 1890. After serving the National Guard at the Pine Ridge agency he and his family moved to Tacoma, Washington. Although Thomas A. Woodward and his wife Lillian H. began living in the home shortly after 1900, it was not until 1915 that they demolished it and had the two-story Craftsman house standing today built (Building 19). Thomas was involved in the real estate and loan professions.

²⁹ The only link between the builders of the two modern homes in the district is that the businesses of Orville Glass and H.T. Weston Junior were located adjacent to each other at 701 and 707 Court Street.

³⁰ Thomas Yule (1832-1907), also an investor in the streetcar company, and his second wife, Mary H. (Burke) built a home at 807 North Seventh Street in 1884, five years after Thomas arrived in Beatrice. Active in Beatrice politics, Thomas served as mayor of Beatrice in 1882, city treasurer and three terms as member of the Gage County Board of Supervisors. In 1889 he helped to organize the Union Savings Bank in Beatrice. A new home (Building 4) would be built at this location in 1950.

³¹ Alexander R. Dempster (1848-1921) and Jennie (Crichton) (1850-1921) built a home at 718 North Seventh Street in 1886, which stood until 1925 when the Craftman style home standing today was built (Building 23). Alexander was the older brother of C.B. Dempster, the first president of Dempster Mill Manufacturing Company. C.B. established the firm in Beatrice in 1878. Six years later Alexander joined his brother in the business serving as secretary and treasurer. In 1895 Alexander moved to Des Moines, Iowa to establish the Dempster Manufacturing Company and later moved to Sioux Falls, South Dakota to open a wholesale business, which distributed the goods made in the Beatrice factory.

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inspired by the Gothic Revival Style to sit adjacent to a Craftsman home or a Minimal Traditional building adjacent to a Prairie Style inspired building.

Richard W. Grant (1862-1939) is the only architect known to work in the North Seventh Street Historic District.³² He is responsible for the **Samuel Kilpatrick House [GA03-166] at 701 North Seventh Street** (Building 1) and the **Daniel W. Cook Jr. House at 923 North Seventh Street** (Building 10). He is also responsible for the design and construction of the **Dr. M.W. Walton House at 810 North Seventh Street** (Building 17).

Grant, the son of a builder, is Beatrice's best know architect and contractor. He came to Gage County as a child in 1870, attended Beatrice public schools and then the University of Illinois. He opened his practice in Beatrice in 1889 and was responsible for the design and construction of a number of high schools, libraries and grade schools throughout Nebraska, Kansas, Colorado and South Dakota. He is also the architect of record for another member of the Kilpatrick family whose home is listed on the National Register of Historic Places, the Rachel Kilpatrick Purdy House [GA03-361].

CONCLUSION

The North Seventh Street Historic District is significant under Criterion C as an intact collection of late nineteenth and early to mid twentieth century Revivals and American movements. Its period of significance begins in 1884 and ends in 1950. In the beginning, affluent citizens of Beatrice and their families were attracted to the beautiful views overlooking the city and the Indian Creek and Big Blue River Valley, the prestige of the neighborhood and the proximity of the streetcar. The area was so desirable that for over seventy-five years people continued to build new homes, either on the sites of older homes or on land that had not yet been developed in the neighborhood. The North Seventh Street Historic District is the result of decades of gradual development, layers of architectural styles residing next to each other and quality buildings that successful Beatrice residents constructed in one of the city's most desirable neighborhoods.

³² The city of Beatrice has not kept building permit records prior to 1949 and the files of the community's most prolific architect were lost during a fire.

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10. Geographical DataAcreage of property 12

UTM References (place additional UTM references on a continuation sheet).

	Zone	Easting	Northing		Zone	Easting	Northing
1.	14	691663	4460616	3.	14	691663	4460265
2.	14	691772	4460616	4.	14	691663	4460265

[] See continuation sheet

Verbal Boundary Description

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

Boundary Justification

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

11. Form Prepared Byname/title Christina A. Jansenorganization Alley Poyner Macchietto Architecturedate August 2009street & number 1516 Cuming Streettelephone 402.341.1544city or town Omahastate NEzip code 68102**Additional Documentation**

Submit the following items with the completed form:

Continuation Sheets**Maps**A **USGS map** (7.5 or 15 minute series) indicating the property's location.A **Sketch map** for historic districts and properties having large acreage or numerous resources.**Photographs**Representative **black and white photographs** of the property.**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/title Multiple Owners, See Section 10

street & number _____

telephone _____

city or town _____

state _____

zip code _____

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, (15 USC 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 Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reduction Project (1024-0018), Washington, DC 20503.

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Current Building Owners

Building ID #	Street Address	Current Owner/Address
1	701 North 7th	HASLEY, RONALD P / same
2, 3	723 North 7th	CRANDALL, ROBERT J JR & EDITH E / same
4	803 North 7th	TIEMANN, RUTH H / same
5, 6	807 North 7th	SCULLY, WILLIAM A & KARIN F TRUSTEES / 110 N 6th, P O BOX 489 BEATRICE, NE 68310-0489
7,8	821 North 7th	KEEFOVER, SCOTT A. & JANE F. / same
9	901 North 7th	APPLEGARTH, DENNIS & NORMA J / same
10, 11	923 North 7th	COOK, BILLY D & SHIRLEY S / same
12	904 North 7th	WESTON, MARIAN SHERWOOD & PROVIDENT TRUST CO. C: EDSON L BRIDGES II / 8401 WEST DODGE RD STE 256 OMAHA, NE 68114-3453
13, 14	822 North 7th	HARLAN, KENT E & TERRI L / same
15, 16	820 North 7th	BRAUCH, TERRY D & SHAIR L / same
17, 18	810 North 7th	JOBMAN, MERLE W & JANE E / same
19, 20	802 North 7th	HOWARD, KAROLYN B, TRUSTEE / same
21, 22	722 North 7th	MAGUIRE, DARREL J & SHALENA D / same
23, 24	718 North 7th	KIRBY, PATRICK & JANET GARDNER / P O BOX 871 HIGHLAND, CA 9234600871
25	714 North 7th	PINKERTON, KENNETH E & ARDATH R / 700 N. 7th
26, 27	700 North 7th	PINKERTON, KENNETH E & ARDATH R / same

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Previous Building Residents

Bldg ID #	Street Address	Year Built	Status	First Owner
1	701 North 7 th	1904	C	Samuel D. and Mary Kilpatrick
2	723 North 7 th	1935	C	W.W. Cook
3	723 North 7 th Garage	1950	C	-
4	803 North 7 th	1950	C	O.J. Glass
5	807 North 7 th	1910	C	Dr. Geo Brash
6	807 North 7 th Garage	c1935	C	Dr. Geo Brash
7	821 North 7 th	1893	C	William and Mary Hoyt
8	821 North 7 th Garage	c1970	NC	-
9	901 North 7 th	1884	C	Daniel W. Cook, Sr.
10	923 North 7 th	1907	C	Daniel W. Cook, Jr.
11	923 North 7 th Garage	1907	C	Daniel W. Cook, Jr.
12	904 North 7 th	1949	C	Herbert T. Weston Jr.
13	822 North 7 th	1885	C	Lincoln and Cecilia Van Boskirk
14	822 North 7 th Garage	c1950	C	-
15	820 North 7 th	1922	C	C.B. Mumford Home
16	820 North 7 th Garage	c1950	C	-
17	810 North 7 th	1888	C	Dr. Milton W. and Zelinda Walton
18	810 North 7 th Garage	c1906	C	-
19	802 North 7 th	1915	C	Thomas A. and Lillian Woodward
20	802 North 7 th Garage	c1950	NC	-
21	722 North 7 th	1888	NC	Monroe C. and Lena Steele
22	722 North 7 th Garage	C1920	NC	
23	718 North 7 th	1925	NC	Ira W. Kenagy
24	718 North 7 th	C1960	NC	-
25	714 North 7 th	1890	C	William W. and Esther M. Lawson
26	700 North 7 th	1895	C	Robert J. and Marian Kilpatrick
27	700 North 7 th Garage	1885	C	Robert J. and Marian Kilpatrick

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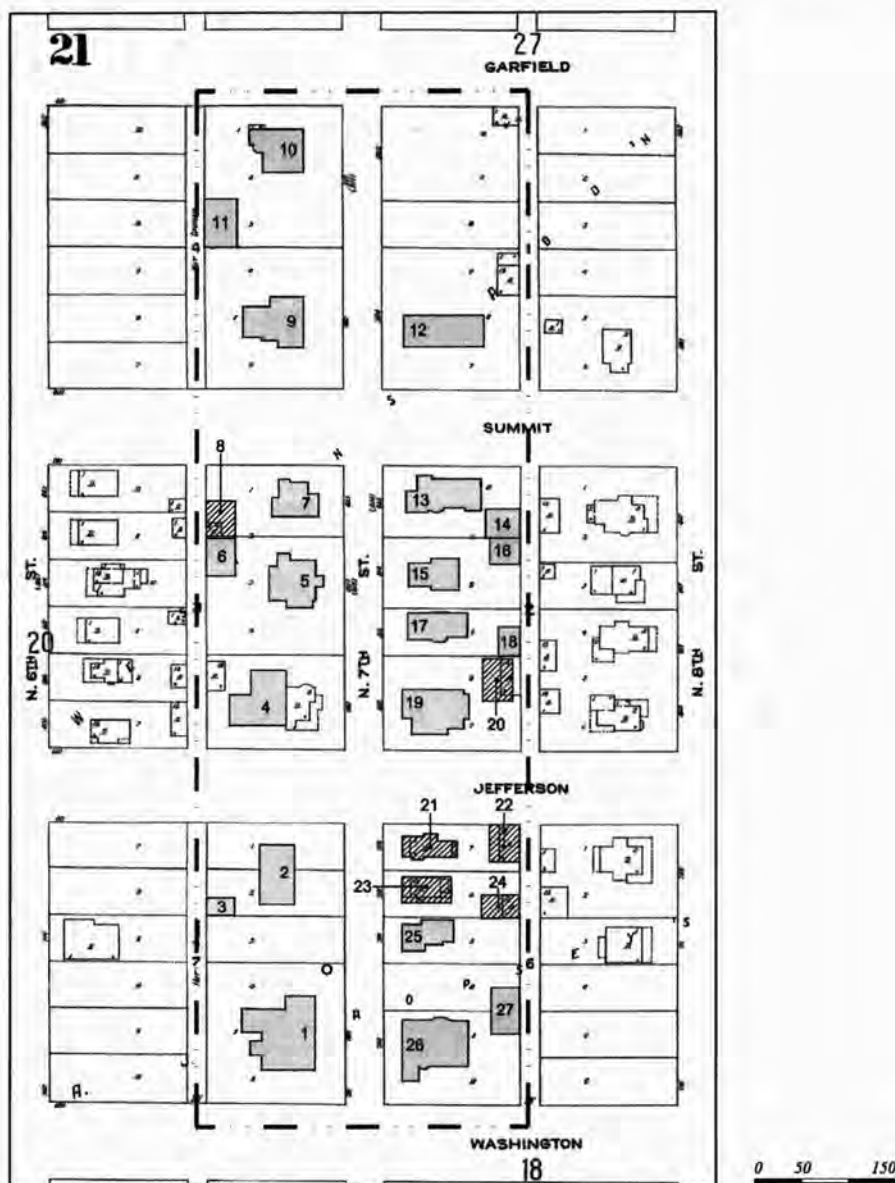
North Seventh Street Historic District

Name of Property

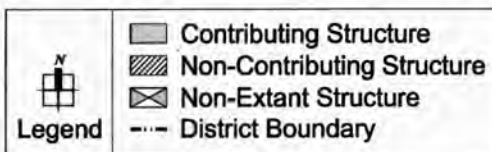
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North 7th Street
Historic District
Beatrice, Nebraska



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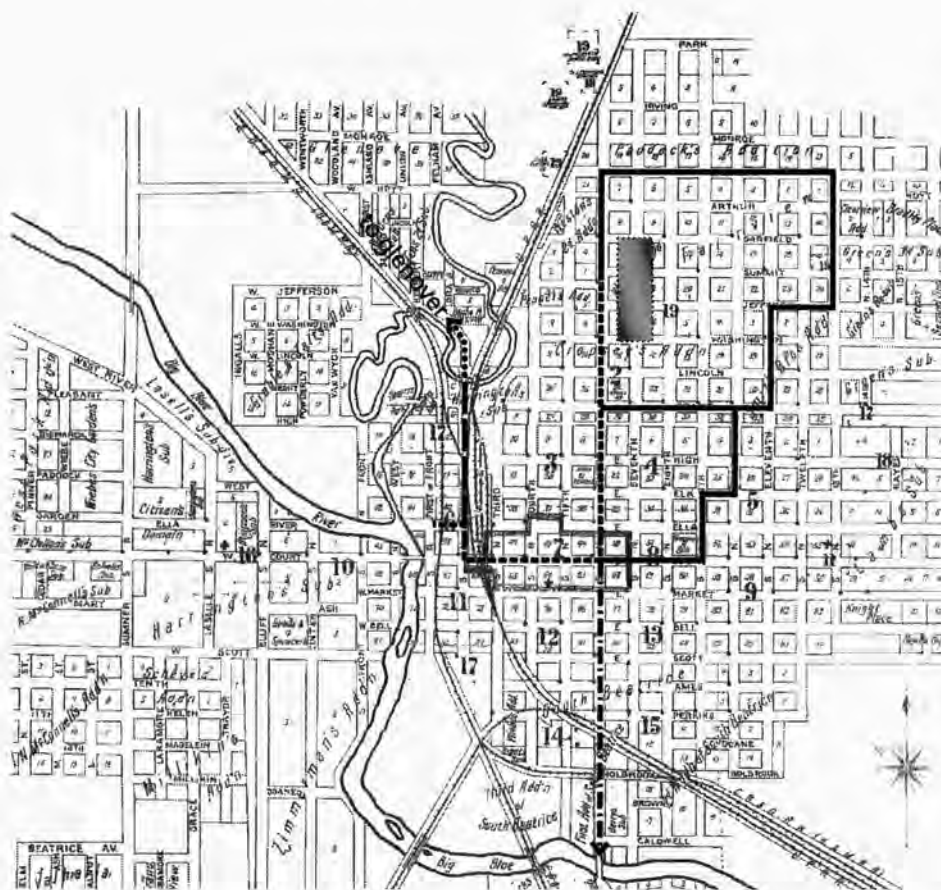
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Beatrice Streetcar System



Beatrice Streetcar System

Beatrice Transit Railway

----- 1885

----- 1886

----- 1889

North Seventh Street Historic District

South Beatrice Street Railway

----- 1889

(extended south to Chautauqua Park and through Brumback and Spencer's additions)

Glenover Street Railway

----- 1889

North Seventh Street Historic District shaded. Map courtesy of Alley Poyner Macchietto Architecture; Omaha, Nebraska; August 2009.

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Bird's Eye View of Beatrice, 1874.

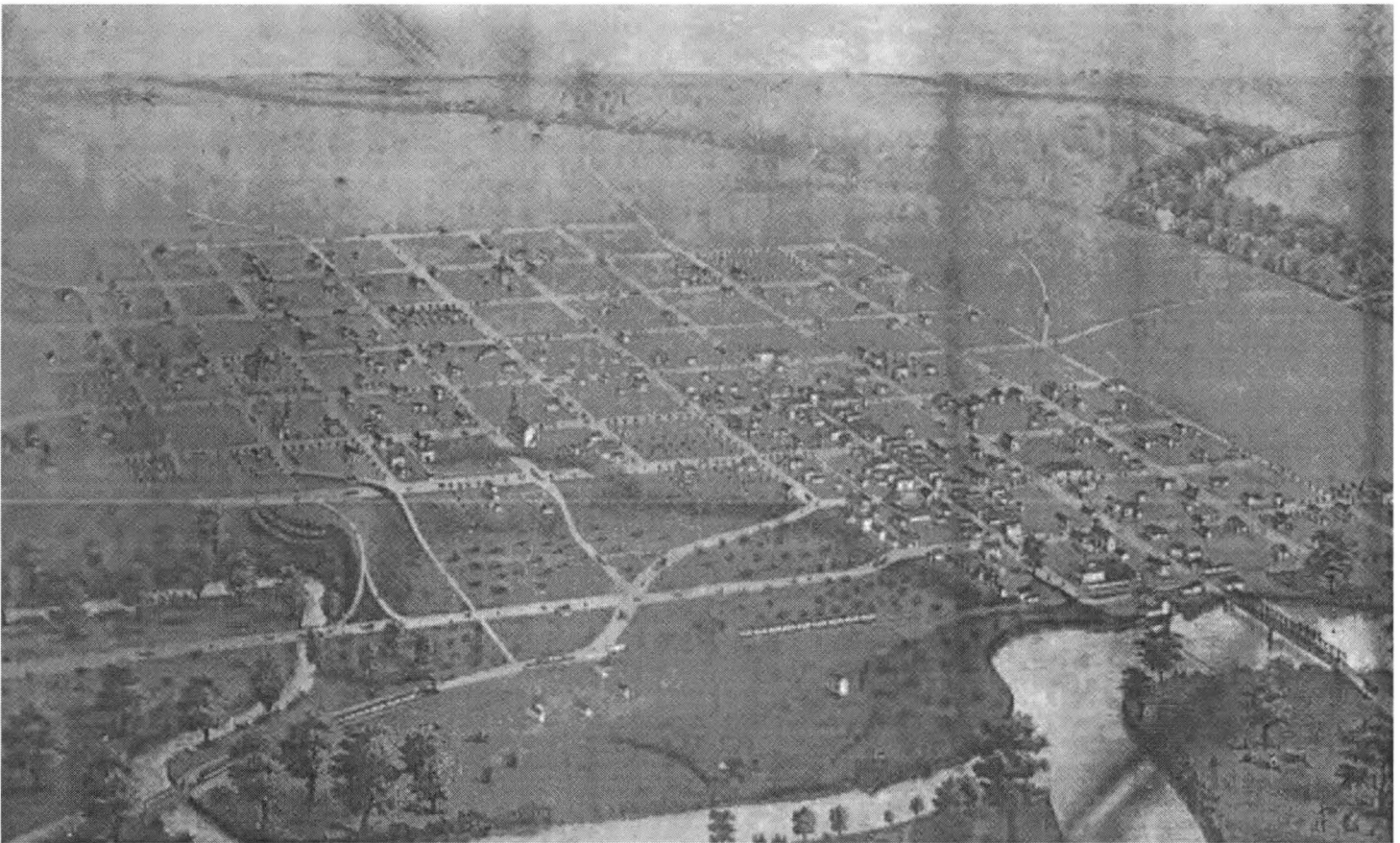


Image courtesy of the Gage County Historical Society; Beatrice, Nebraska.

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Bird's Eye View of Beatrice, 1881.



Image courtesy of the Gage County Historical Society; Beatrice, Nebraska.

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Fig 1 : Seventh Street looking south. S.D. Kilpatrick House in foreground. c 1913.
Thos. R. Allen. *In Word & Picture: Beatrice, Nebraska*. Milburn & Scott Company: Beatrice, Nebraska. 1913. P 18.

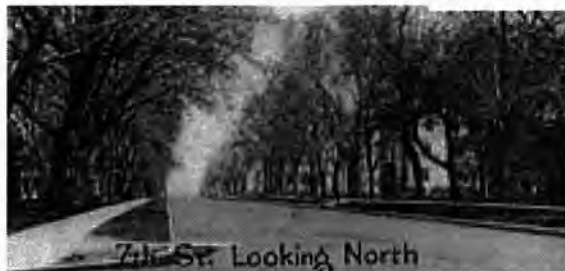


Fig 2: Seventh Street looking north. c 1913.
Thos. R. Allen. *In Word & Picture: Beatrice, Nebraska*. Milburn & Scott Company: Beatrice, Nebraska. 1913. P 18.



Fig 3: D.W. Cook Sr. House. 901 North Seventh Street. (Building 9). Gage County Historical Society.

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Fig 4: L. Van Boskirk House. 822 North Seventh Street. (Building 13). Gage County Historical Society.

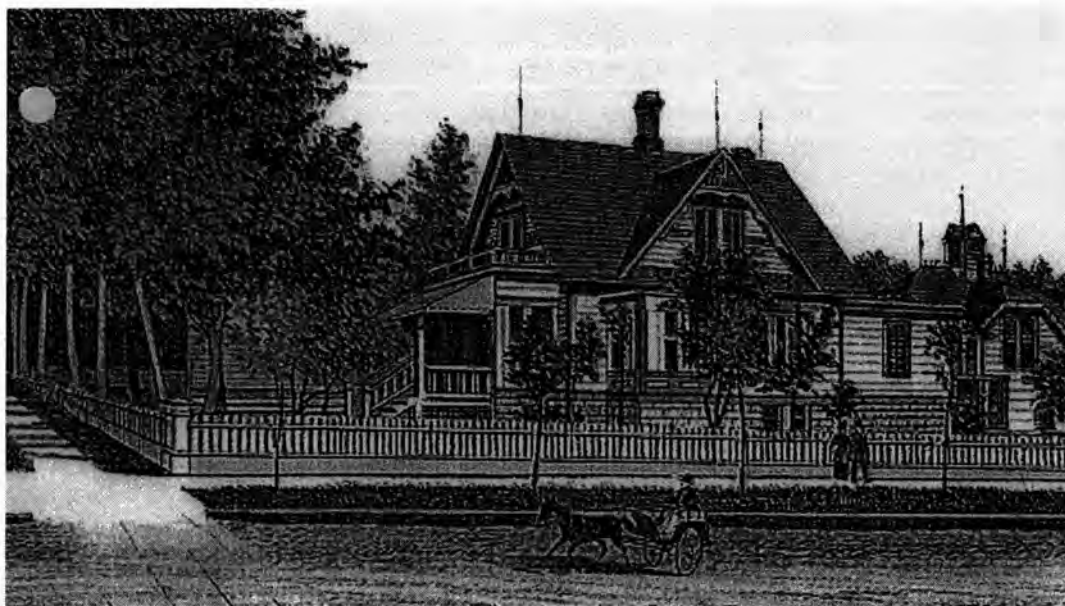


Fig 5: 700 North Seventh Street. Carriage house in background (Building 27). Gage County Historical Society.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Continuation Sheet**

North Seventh Street Historic District

Name of Property

Gage County, Nebraska

County and State

Section 10 Page 9

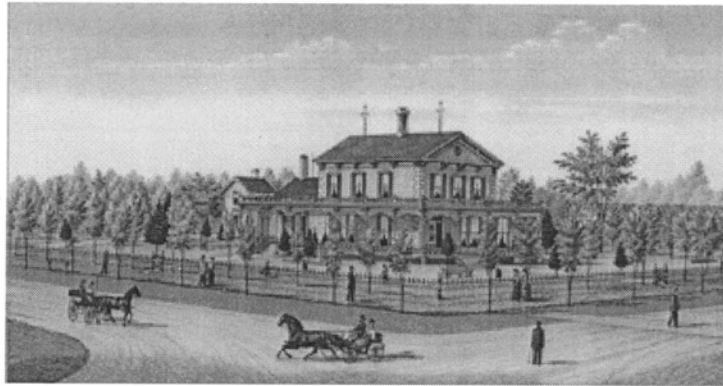


Fig 6: J.D. Kilpatrick House (no longer extant). After J.D.'s death S.D. demolished this home and built the house standing today at 701 North Seventh Street (Building 1). Although no longer standing, local histories consider this to be the first home built in the district. Gage County Historical Society.

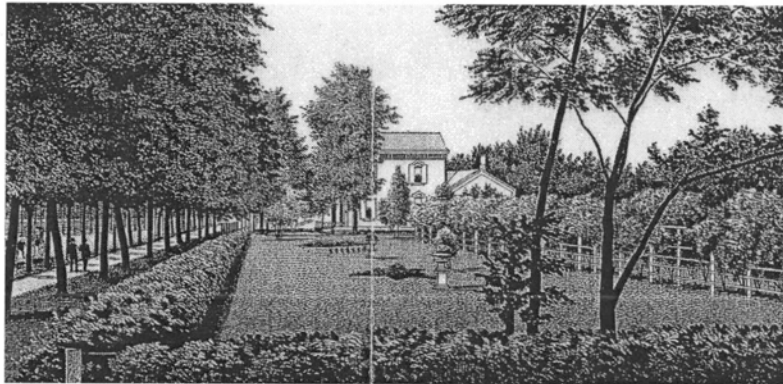


Fig 7: J.D. Kilpatrick House Grounds (no longer extant). The W.W. Cook House standing today at 723 North Seventh Street (Building 2) was built on this site in 1935. Gage County Historical Society.



Fig 8: Thomas Yule House (no longer extant). The O.J. Glass House standing today at 803 North Seventh Street (Building 4) was built on this site in 1950. Gage County Historical Society.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Continuation Sheet**

North Seventh Street Historic District

Name of Property

Gage County, Nebraska

County and State

Section 10 Page 10



Fig 9: Richard C. Hoyt House (no longer extant). The Dr. G.H. Brash House standing today at 807 North Seventh Street (Building 5) was built on this site in 1910. Gage County Historical Society.



Fig 10: J.B. Weston House (no longer extant). The H.T. Weston, Jr. House standing today at 904 North Seventh Street (Building 12) was built on this site in 1949. Gage County Historical Society.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY North Seventh Street Historic District
NAME:

MULTIPLE
NAME:

STATE & COUNTY: NEBRASKA, Gage

DATE RECEIVED: 1/29/10 DATE OF PENDING LIST: 2/19/10
DATE OF 16TH DAY: 3/06/10 DATE OF 45TH DAY: 3/15/10
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 10000067

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: N SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

☒ ACCEPT ☐ RETURN ☐ REJECT 3-10-10 DATE

ABSTRACT/SUMMARY COMMENTS:

Entered in
The National Register
of
Historic Places

RECOM./CRITERIA _____

REVIEWER _____ DISCIPLINE _____

TELEPHONE _____ DATE _____

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.



PHOTO 1 OF 34, NORTH SEVENTH STREET FROM SUMMIT, ASPECT: SE, JENNIFER HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE - GAGE COUNTY. NORTH SEVENTH STREET_0017



P

PHOTO 2 OF 34, NORTH SEVENTH STREET FROM WASHINGTON, ASPECT: NE,
JENNIFER HONEBRNIK, APMA, 3/18/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE- GAGE COUN
TY_ NORTH SEVENTH STREET_ 0018



PHOTO 3 OF 34, NORTH SEVENTH STREET FROM WASHINGTON, ASPECT: N,
CHRISTINA JANSEN, 7/22/2009, APMA. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE- GAGE
COUNTY - NORTH SEVENTH STREET - 0019.



PHOTO 4 OF 34, NORTH SEVENTH STREET FROM JEFFERSON. ASPECT: SE,
CHRISTINA JANSEN, APMA, 7/22/2009. NORTH SEVENTH STREET HIST.
ORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE- GAGE
COUNTY - NORTHSEVENTH STREET - 0020



PHOTO 50F34, NORTH SEVENTH STREET FROM SUMMIT, ASPECT: SW, CHRISTINA
JANSEN, APMA, 7/22/2009. NORTH SEVENTH STREET HISTORIC DISTRICT,
BEATRICE, GABE COUNTY, NEBRASKA. NE- GABE COUNTY- NORTH SEVENTH
STREET- 0021



PHOTO 6 OF 34, NORTH SEVENTH STREET FROM JEFFERSON, ASPECT: NW,
CHRISTINA JANSEN, APMA, 7/22/2009. NORTH SEVENTH STREET HISTORIC
DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE — GAGE COUNTY.
NORTH SEVENTH STREET — 6022



PHOTO 7 OF 34, NORTH SEVENTH STREET FROM SUMMIT, ASPECT: SW,
CHRISTINA JANSEN, APMA, 3/22/09. NORTH SEVENTH STREET HISTORIC
DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE- GAGE COUNTY.
NORTH SEVENTH STREET- 0023



PHOTO 8 OF 34, BUILDING NO. 1, ASPECT: NW, JENNIFER
HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH
STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY,
NEBRASKA. NE - GAGE COUNTY - NORTH SEVENTH
STREET_0002



PHOTO 9 OF 34, BUILDING NO. 2, ASPECT: W, JENNIFER
HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH
STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY,
NEBRASKA. NE_ GAGE COUNTY_ NORTH SEVENTH
STREET_ 0006



PHOTO 10 OF 34, BUILDING NO. 3, ASPECT: SW, CHRIS-
TINA JANSEN, ADMA, 7/22/2009. NORTH SEVENTH
STREET HISTORIC DISTRICT, BEATRICE, GAGE
COUNTY, NEBRASKA. NE — GAGE COUNTY —
NORTH SEVENTH STREET — 0026



PHOTO 11 OF 34, BUILDING NO. 4, ASPECT: NW, JENNIFER HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE- GAGE COUNTY. NORTH SEVENTH STREET_ 0608



PHOTO 12 OF 34, BUILDING NO. 5, ASPECT: SW, JENNIFER HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NE — GAGE COUNTY. NORTH SEVENTH STREET — 0009



PHOTO 13 OF 34, BUILDING NO. 6, ASPECT: SW, CHRIS-
TINA JANSEN, APMA, 7/22/2009. NORTH SEVENTH
STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY,
NEBRASKA. NE- GAGE COUNTY- NORTH SEVENTH
STREET- 6027



PHOTO 14 OF 34, BUILDING NO. 7, ASPECT: W, JENNIFER
HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH
STREET HISTORIC DISTRICT, BEMRICE, GAGE COUNTY,
NEBRASKA. NE_ GAGE COUNTY_ NORTH SEVENTH
STREET - DO 12



PHOTO 15 OF 34, BUILDING NO. 8, ASPECT: W, CHRISTINA JANSEN,
APMA, 7/22/2009. NORTH SEVENTH STREET HISTORIC DISTRICT
BEATRICE, GAGE COUNTY, NEBRASKA. NE_ GAGE COUN
TY_ NORTH SEVENTH STREET_ 0028



PHOTO 16 OF 34, BUILDING NO. 9, ASPECT: W, JENNIFER
HONEBRINK, APMA, 3/28/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA.
NE- GAGE COUNTY- NORTH SEVENTH STREET- 0014



PHOTO 17 OF 34, BUILDING NO. 10, ASPECT: W, JENNIFER HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NE — GAGE COUNTY. NORTH SEVENTH STREET — 0016



PHOTO 18 of 34, BUILDING NO. 11, ASPECT: W, CHRIS-
TINA JANSEN, APMA, 7/22/2009. NORTH SEVEN
TH STREET HISTORIC DISTRICT, BEATRICE, GAGE
COUNTY, NEBRASKA. NE- GAGE COUNTY -
NORTH SEVENTH STREET - 0025



PHOTO 19 OF 34, BUILDING NO. 12, ASPECT: SE, JENNIFER HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE - GAGE COUNTY - NORTH SEVENTH STREET - 0015



PHOTO 20 OF 34, BUILDING NO. 13, ASPECT: E, JENNIFER HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET, HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NE - GAGE COUNTY - NORTH SEVENTH STREET - 0013



PHOTO 21 of 34, BUILDING NO. 14, ASPECT: SW, CHRISTINA JANSEN, ADMA, 7/22/2009. NORTH SEVENTH STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE- GAGE COUNTY. NORTH SEVENTH STREET- 0029



PHOTO 22 OF 34, BUILDING NO. 15. ASPECT: E, JENNIFER HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA. NE_ GAGECOUNTY_ NORTH SEVENTH STREET_ 0011



~~BUILDING~~

PHOTO 23 OF 34, BUILDING NO. 16, ASPECT: NW, CHRISTINA
JANSEN, APMA, 7/22/2009. NORTH SEVENTH STREET HISTORIC
DISTRICT, BEATRICE, GAGE COUNTY, NE BRASKA, NE - GAGE
COUNTY - NORTH SEVENTH STREET - 0030



PHOTO 24 of 34, BUILDING NO. 17, ASPECT: E, JENNIFER
HONEBRINK, ADMA, 3/18/2009. NORTH SEVENTH
STREET HISTORIC DISTRICT, ~~A~~ BEATRICE, GAGE COUN-
TY, NEBRASKA. NE_ GAGE COUNTY_ NORTH SEV
ENTH STREET_ 0010



PHOTO 25 of 34, BUILDING NO. 18, ASPECT: NW, CHRISTINA JANSEN
APMA, 7/22/2009. NORTH SEVENTH STREET HISTORIC DISTRICT,
BEATRICE, GAGE COUNTY, NEBRASKA. NE_ GAGE COUNTY_
~~NEBRASKA~~ NORTH SEVENTH STREET - 0031



PHOTO 26 OF 34, BUILDING NO. 19, ASPECT: E, JENNIFER
HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA.
NE - GAGE COUNTY - NORTH SEVENTH STREET - 0007



PHOTO 21 of 34, BUILDING NO. 20, ASPECT: W. CHRISTINA
VANSEN, APMA, 7/22/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRA-
SKA. NE - GAGE COUNTY - NORTH SEVENTH STREET -
0032



PHOTO 280P34, BUILDING NO. 21, ASPECT: E, JENNIFER
HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA.
NE - GAGE COUNTY - NORTH SEVENTH STREET - 0005



PHOTO 29 of 34, BUILDING NO. 22, ASPECT: SW, CHRISTINA
JANSEN. ADMA, 7/24/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA.
NE - GAGE COUNTY - NORTH SEVENTH STREET - 0033



PHOTO 30 of 34, BUILDING NO. 23, ASPECT: E, JENNIFER
HONERDINK, APM4, 3/18/2009. NORTH SEVENTH
STREET HISTORIC DISTRICT, BEATRICE, GAGE COUNTY,
NEBRASKA, NE— GAGE COUNTY— NORTH SEVENTH
STREET— 0004



PHOTO 31 of 34, BUILDING NO. 24, ASPECT: SW, CHRISTINA
VANSEN, ABMA, 7/22/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BETTRICE, GAGE COUNTY, NEBRASKA.
NE-GAGECOUNTY-NORTHSEVENTHSTREET-0034



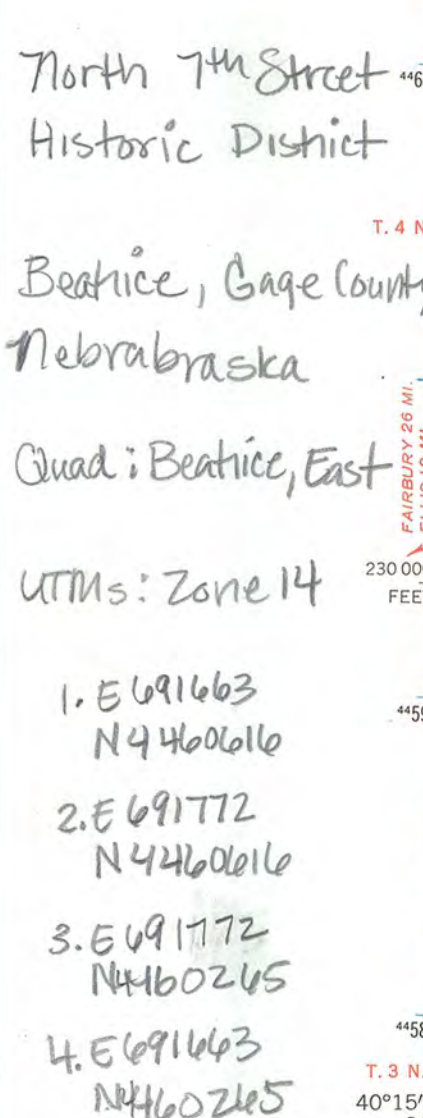
PHOTO 32 OF 34, BUILDING NO. 25, ASPECT: E, JENNIFER
HONERBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRAS-
KA. NE- GAGE COUNTY- NORTH SEVENTH STREET-
0003





PHOTO 33 of 34, BUILDING NO. 26, ASPECT: NE, JENNIFER
HONEBRINK, APMA, 3/18/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GAGE COUNTY, NEBRASKA,
NE_ GAGE COUNTY_ NORTH SEVENTH STREET_ 0001





PHOTO 34 of 34, BUILDING NO. 27, ASPECT: F, JENNIFER
HONEYBUNK, APMA, 3/18/2009. NORTH SEVENTH STREET
HISTORIC DISTRICT, BEATRICE, GABE COUNTY, NEBRASKA.
NE - GABE COUNTY - NORTH SEVENTH STREET - 0024



ROAD CLASSIFICATION

Heavy-duty		Light-duty	
Medium-duty		Unimproved dirt	

 U. S. Route  State Route

BEATRICE EAST, NEBR.
N 4015—W 9637.5/7.5
1957
PHOTOREVISED 1980
DMA 6664 L SW. SERIES V075



January 21, 2010

J. Paul Loether
National Register—National Historic Landmarks Programs
National Park Service
1201 "I" Street NW, 8th Floor
Washington, DC 20005

RE: North Seventh Street Historic District
Beatrice, Gage County, Nebraska

Dear Mr. Loether:

Please find enclosed the National Register of Historic Places nomination form for the above resource. This form has met all notification and other requirements as established in 36 CFR 60.

If you have any questions concerning this nomination, please let me know.

Sincerely,


L. Robert Puschendorf
Deputy State Historic Preservation Officer

Enclosure

1500 R Street
PO Box 82554
Lincoln, NE 68501-2554
p: (800) 833-6747
(402) 471-3270
f: (402) 471-3100
www.nebraskahistory.org