DATA SHEET

UNITED STATES DEPARTMENT OF THE INTERIOR NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

FOR NPS USE ONLY

RECEIVEDIAN 3 0 1976

DATE ENTERED 007 2 9 1976

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	S COMPLETE APPLICAE	SLE SECTIONS	
NAME South 13th	and the second		
HISTORIC 3			
	ka City Historic Distr	ict	·
AND/OR COMMON			- 11 - <u>- 11 - 11 - 11 - 11 - 11 - 11 - </u>
LOCATION	4.0.4.40.44		
STREET & NUMBER woughly bou	ded by 12th, 14th (see maps #1 and #4 and	d item #10)	the Course Sts.
CITY, TOWN	(See maps #1 and #4 an	NOT FOR PUBLICATION CONGRESSIONAL DISTR	
Nebraska City	VICINITY OF	/	
STATE Nebraska	CODE	COUNTY Otoe County	CODE 131
CLASSIFICATION			
CATEGORY OWNERSHIP	STATUS		ENT USE
X_DISTRICTPUBLICBUILDING(S)XPRIVATE	XOCCUPIED	AGRICULTURE	MUSEUM
STRUCTUREBOTH	UNOCCUPIEDWORK IN PROGRESS	COMMERCIAL EDUCATIONAL	PARK X BBIVATE DECIDENCE
SITE PUBLIC ACQUISIT		ENTERTAINMENT	X PRIVATE RESIDENC
_OBJECT _IN PROCESS	XYES: RESTRICTED	GOVERNMENT	SCIENTIFIC
BEING CONSIDERED	_YES: UNRESTRICTED	X INDUSTRIAL	_TRANSPORTATION
DENIA CONSIDERED	NO	_MILITARY	_OTHER:
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__EXCELLENT

__G00D

XFAIR

CONDITION

DETERIORATED

RUINS UNEXPOSED **CHECK ONE**

__UNALTERED X_ALTERED

CHECK ONE

X ORIGINAL SITE

MOVED

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Nebraska City occupies the nearly level tableland situated between North and South Table Creeks which flow into the Missouri River at the east edge of town. The gentle slope of this land toward the river is in marked contrast to the bluffs which face the Missouri along most of its length in southeast Nebraska. This slope has provided easy access from the river to the Nebraska side as well as an ideal landing for steamboat activities in the nineteenth century. The (southwest) Nebraska City Historic District occupies a portion of the gentle, south facing slope to South Table Creek and what is known as Hail and Companies Addition to Nebraska City (see map #1).

Land use within the district is strictly residential with a small industrial tract at the south edge (see map #2). The area is bounded on the east and north by strip commercial development along U.S. Highway 73-75 and Central Ayenue. Three square blocks of public school lands bound the western edge while South Table Creek terminates the southern edge.

The district is comprised of eighty-one buildings in nine and onehalf square blocks of land (see map #4). Of these, 31% were built in the nineteenth century, 53% in the early twentieth century, 3% between 1920 and 1950, while 10% were built after World War II (see map #3).

The close relationship of late nineteenth and early twentieth century construction gives this district an 84% compatibility with respect to the historic character of the area. Modern structures associated primarily with the strip commercial development along the east and north and the school lands to the west, effectively isolate this area from other historic districts in Nebraska City (see Nebraska City Historic District and South Nebraska City Historic District - both submitted simultaneously with this nomination).

A contiguous historic environment exists within the district which has a strong focus along South 13th Street. All six sites chosen for discussion are located along either side of this street. The ordinary nineteenth century dwelling house comprises the character of the district; little of architectural distinction is represented. Justification for the area is based on this being the historic living environment of some of Nebraska City's more prominent business, professional and political figures and as an area which when viewed along with the other areas under consideration, will provide a more complete picture of Nebraska City, one of Nebraska's most important nineteenth century communities.

Form No. 10-300a (Rev. 10-74)

UNITED STATES DEPARTMENT OF THE INTERIOR

NATIONAL PARK SERVICE

INVENTORY -- NOMINATION FORM

NATIONAL REGISTER OF HISTORIC PLACES

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CONTINUATION SHEET

Description

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HISTORIC SITES INVENTORY (Map #4)

- 1. F. W. Rodenbrock house (1303 1st Corso): A two-story brick residence with a low pitched hip roof built for this prominent Nebraska City grocer ca. 1878. The house has a one and one-half story addition to the rear (south) of the house which was built by 1899. The full frontal porch was constructed by 1913, however the present enclosure represents recent work. The basic form and design of this dwelling is very similar to his friend and former employer's house, the F. W. Rottman house at 1118 1st Avenue (see Nebraska City Historic District nomination).
- 2. Whitten development house (223 South 13th Street): Perhaps the most distinctive house in the district, this one and one-half story residence was built by Dr. Elisha M. Whitten as a development property ca. 1896. Pleasing in form, the house is distinguished by the unique sawn wood ornament along the bargeboards.
- 3. Dr. Elisha M. Whitten house (1218 3rd Corso): A two and one-half story brick residence built in 1874 and substantially enlarged and remodeled ca. 1902 for this prominent Nebraska City physician. Originally a nineteenth century house of some pretention (a 1906 view shows Eastlake derived porches on the west and south which were probably retained from the original structure), builder-architect D. C. Proper enlarged the house with equal pretention with the somewhat Queen Anne derived addition to the west. All detailing on the new addition, however, was from Georgian revival sources. Both the west and south porches have recently been modernized and the south porch has been enclosed.
- 4. John Mattes Jr. house (404 S 13th): This one and one-half story frame residence was built ca. 1890 for this local brewer and political figure. The house has been modified over the years especially in the stucco facing, the removal of the original wooden front porch and the alteration of the chimney. The brick foundation of this house is of the same color and texture as the First Baptist Church (see South Nebraska City nomination) and the Morton-James Public Library (see nomination).

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NATIONAL REGISTER OF HISTORIC PLACES **INVENTORY -- NOMINATION FORM**

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5. John Mattes Sr. house (1222 6th Corso): This simple two and one-half story brick house with brick foundation was built ca. 1889 for the proprietor of the Mattes Brewing Co. The house has a hipped roof with a hipped dormer on the south and a U-shaped, full frontal porch of frame construction over the south entrance. D. C. Proper, the builderarchitect, provided Georgian revival details for the eaves-cornice and the porch.

6. Mattes Brewing Company warehouse (southeast corner, 13th Street and 6th Corso): This one story brick structure was built ca. 1900 as a Bottling Storage warehouse for the Mattes Brewing Co. The building was west of the main plant which was founded by F. Beyschlag in 1858. The brewery was purchased and substantially enlarged by John Mattes Sr. in subsequent years. This is the only structure remaining in Nebraska City known to have been associated with the brewery industry.

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NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

(SOUTHWEST) NEBRASKA CITY HISTORIC DISTRICT

CONTINUATION SHEET Description

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The nature of the district is exemplified by the ordinary nineteenth century dwelling house (see photo #7). The very small percentage of more modern structures within this district does little to impair the basic character of the area. The most serious effect of modern development can be seen along Fifth Corso near Fourteenth Street where two contemporary dwellings are seen on adjacent lots (see photo #8). This small pocket of development could be seen more as reflecting the element of time within the district than as representing an intrusion in the district.

PERIOD	AREAS OF SIGNIFICANCE CHECK AND JUSTIFY BELOW			
PREHISTORIC	_ARCHEOLOGY-PREHISTORIC	COMMUNITY PLANNING	LANDSCAPE ARCHITECTURE	RELIGION
1400-1499	ARCHEOLOGY-HISTORIC	CONSERVATION	LAW	SCIENCE
1500-1599	AGRICULTURE	ECONOMICS	LITERATURE	SCULPTURE
1600-1699	ARCHITECTURE	EDUCATION	MILITARY	XSOCIAL/HUMANITARIAN
1700-1799 <u>X</u> 1800-1899	ART XCOMMERCE	ENGINEERINGEXPLORATION/SETTLEMENT	MUSIC PHILOSOPHY	THEATERTRANSPORTATION
1900-	COMMUNICATIONS	XINDUSTRY	XPOLITICS/GOVERNMENT	OTHER (SPECIFY)

SPECIFIC DATES

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

Nebraska City, which developed as a freighting town in the 1850's and 1860's, had become a very prosperous community by 1880. The town boasted several schools and churches, a newspaper, fire department, several banks, successful business houses and many manufacturing companies.

There were two breweries in Nebraska City, the first to be established being the Pioneer Brewery built in 1858 by Mr. Frederick Beyschlag, a German immigrant, along South Table Creek, at the southeast corner of 6th Corso and 13th Street.

In 1886 John Mattes Sr. moved his family to Nebraska City from Des Moines, Towa where he had operated a brewery with his brothers for a number of years. Mattes bought Beyschlag's Pioneer Brewery and continued to conduct the business as president under the name of Mattes Brewing Company until prohibition, manufacturing Otoes Chief Beer. He erected his large brick house across the street north of his brewery.

John Mattes Jr., purportedly a nephew of John Sr., was also associated with the Mattes Brewing Company. He came with John Sr. from Des Moines in 1886. John Jr. filled various positions in the firm throughout the years, (i.e. treasurer, secretary and manager). John Jr. was quite active politically. He served as a representative to the Nebraska State Legislature in 1888 and was elected state senator in 1890 and 1892. For three years Mattes was a representative of the U.S. Department of Agriculture in Berlin, having been appointed by J. Sterling Morton, then Secretary of Agriculture. In 1900 he was elected Mayor of Nebraska City.

Dr. Elisha Merritt Whitten, a prominent physician, moved into the southwest neighborhood in 1889, having arrived in Nebraska City in 1867. Dr. Whitten was a member of the Pathological Society, the Nebraska State Medical Society where he served as president in 1879 and was City Coroner. He was also the local surgeon for the Burlington and Missouri Pacific Railroad Co. and the physician for the School for the Blind located in Nebraska City.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

See Continuation Sheet - Bibliography, Item # 9

10 GEOGRAPHICAL DATA	
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VERBAL BOUNDARY DESCRIPTION	
The northern boundary of the (southwest) Nebr	aska City Historic District starts
at the intersection of 12th Street and 1st Co	rso and runs west to the intersection
of 14th Street and 1st Corso, then south to t	he intersection of 14th Street and
5th Corso, then east one block, then south al	ong 13th Street one and one half
blocks, then east one block, then straight no	rth along 12th Street to the point
of beginning at 1st Corso.	
LIST ALL STATES AND COUNTIES FOR PROPERTIES OVER	APPING STATE OR COUNTY BOUNDARIES
STATE CODE COUNT	
COUNTY	Constitutional Language Code
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NAME/TITLE	The district Country to the behavior of the
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Janet Jeffries, Curator of Historic Sites ORGANIZATION	DATE
Nebraska State Historical Society	October 25, 1975
STREET & NUMBER	TELEPHONE
1500 R Street	(4 02) 432–2793
CITY OR TOWN	STATE
Lincoln,	Nebraska
12 STATE HISTORIC PRESERVATION OFF	CER CERTIFICATION
THE EVALUATED SIGNIFICANCE OF THIS PRO	PERTY WITHIN THE STATE IS:
NATIONAL STATE STATE	LOCAL X
	organisa kan di salah dari perdaman di 1978 kan dari dari dari dari dari dari dari dari
As the designated State Historic Preservation Officer for the National His	
hereby nominate this property for inclusion in the National Register an	d certify that it has been evaluated according to the
criteria and procedures set forth by the National Park Service.	$(\mathbb{E}_{\mathcal{S}} \mathcal{H}_{\mathcal{S}}^{T} \mathcal{H}_{\mathcal{S}}^{T}) = (\mathbb{E}_{\mathcal{S}} \mathcal{H}_{\mathcal{S}}^{T} \mathcal{H}_{\mathcal{S}}^{T})$
STATE HISTORIC PRESERVATION OFFICER SIGNATURE MANAGED A	1) Kinett
	DATE 1. C
TITLE Director, Nebraska State Historical Soc	DATE 0[27/7]
DR NPS USE ONLY	
I HEREBY CERTIFY THAT THIS PROPERTY IS NO UDED IN THE NA	TIONAL REGISTER
Clark Hon	DATE 10/29/11/2
CTIONAECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVAT	ØN 1/1/5
STEST: / Um// Munty	DATE 10/22/36
KEEPER OF THE NATIONAL REGISTER	

Form No. 10-300a

UNITED STATES DEPARTMENT OF THE INTERIOR NATIONAL PARK SERVICE

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Southwest Nebraska City

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Significance

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In 1878, successful grocer F. W. Rodenbrock purchased the property at 13th Street and 1st Corso where he soon built his impressive home. A native of Germany, Rodenbrock came to Nebraska City in 1866 and began clerking for F. W. Rottman (see Nebraska City Historic District) in his grocery store. Mr. Rodenbrock soon went into business on his own and during his career was responsible for the building of two fine brick business blocks.

These men are very good examples of the "self-made" man. The Mattes' and Mr. Rodenbrock were all natives of Germany who came to America as young men with little finances. Dr. Whitten too, born in Maine, came to this newly settled country as a young man. By the end of the 1880's, all four men had gained the respect of their fellow townspeople as they grew successful in their careers. They were enjoying a prosperity by that time which enabled them to build the substantial homes which are contained in this nomination. Although all but one of the Mattes Brewing Company buildings are gone, the district remains much the same as it was in the nineteenth century.

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Chapman Bros., pub: Portrait and Biographical Album of Otoe and Cass Counties, Nebraska, Chicago, 1889.

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Dale, Raymond E.: Otoe County Pioneers, unpublished mss.

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<u>City, Nebraska</u>, City Planning Commission, April, 1971.

Wolfe, J. M. (pub.): <u>Nebraska City Directories</u>, Nebraska City, 1870, 1888, 1891-92, 1900.

TAX REFORM ACT

4/5/11

SOUTH THIRTEENTH STREET HISTORIC DISTRICT

- City of Nebraska City, Nebraska City Hall Nebraska City, Nebraska 68410
- Earl Mason and Suzanne Colbert
 c/o Suzanne Haith
 2540 Steamwagon
 Nebraska City, Nebraska 68410
- Edward L. Rowen et ux
 320 South 12th Street
 Nebraska City, Nebraska 68410
- 4. Donald Rottman and wife Talmadge, Nebraska 68448
- Harvey A. Neumeister and wife
 1201 2nd Corso
 Nebraska City, Nebraska 68410
- Richard Hoch and wife
 319 South 13th
 Nebraska City, Nebraska 68410
- 7. Kenneth J. Keeler et al 602 South 7th Street Nebraska City, Nebraska 68410
- 8. Cheryl R. Aufenkamp
 316 South 13th Street
 Nebraska City, Nebraska 68410
- 9. Edward Gerber1308 3rd CorsoNebraska City, Nebraska 68410
- 10. Carl M. Gunn
 509 1st Corso
 Nebraska City, Nebraska 68410
- John M. Schumacher
 c/o John J. Richards
 1722 7th Avenue
 Nebraska City, Nebraska 68410
- 12. Warner James McHugh and wife
 1322 3rd Corso
 Nebraska City, Nebraska 68410
- 13. Edwin Gregg et al
 403 South 13th Street
 Nebraska City, Nebraska 68410

- 14. Eustace R. Linweber and wife
 1315 3rd Corso
 Nebraska City, Nebraska 68410
- 15. Carl Grundman and wife 1323 3rd Corso Nebraska City, Nebraska 68410
- 16. George and Mabel Smith
 14th Street and 4th Corso
 Nebraska City, Nebraska 68410
- 17. Claude J. and Judith Thorne Jr.
 1316 4th Corso
 Nebraska City, Nebraska 68410
- 18. Leland H. and Gloria M. Güttinger
 1310 4th Corso
 Nebraska City, Nebraska 68410
- 19. Bertha Zerbs et al414 South 13thNebraska City, Nebraska 68410
- 20. Eda Stamm
 422 South 13th Street
 Nebraska City, Nebraska 68410
- 21. Marvin D. Eaton and wife
 402 South 12th Street
 Nebraska City, Nebraska 68410
- 22. Bertha M. Novak 1207 3rd Croso Nebraska City, Nebraska 68410
- 23. Lucille D. Neuman
 403 South 13th, c/o Lucile Sharp
 Nebraska City, Nebraska 68410
- 24. Alonzo J. and Faith M. Eyman
 415 South 13th Street
 Nebraska City, Nebraska 68410
- 25. C. E. and Amanda Shepardson
 421 South 13th Street
 Nebraska City, Nebraska 68410
- 26. Dean D. and Marie Duncan 1208 4th Corso Nebraska City, Nebraska 68410

- 27. Harley R. and Deloris Bagley
 1206 4th Corso
 Nebraska City, Nebraska 68410
- 28. Viola Petersen
 R. F. D. #2
 Nebraska City, Nebraska 68410
- 30. Dealia A. Freel
 1213 4th Corso
 Nebraska City, Nebraska 68410
- 31. E. P. and Ethel Roser 1217 4th Corso Nebraska City, Nebraska 68410
- 32. Lowell C. Buchanan and Irma Fae 1220 5th Corso Nebraska City, Nebraska 68410
- 33. Ethel Buchanan and Lowell Clifford Buchanan 513 South 13th Street Nebraska City, Nebraska 68410
- 34. Mildred and Dean R. Sedoris
 1214 5th Corso
 Nebraska City, Nebraska 68410
- 35. Victor D. Bremer and wife
 R.F.D. #3
 Nebraska City, Nebraska 68410
- 36. Richard F. Kotas
 520 South 12th Street
 Nebraska City, Nebraska 68410
- 37. Martin J. Lieben
 1109 6th Corso
 Nebraska City, Nebraska 68410
- 38. Richard M. Shefferd et al 502 South 13th Street Nebraska City, Nebraska 68410
- 39. Charles E. Baker and wife
 c/o Charles Connell
 1817 Central Avenue
 Nebraska City, Nebraska 68410

- 40. Joseph E. Voges
 925 4th Corso
 Nebraska City, Nebraska 68410
- 41. Kerry D. and Debra Kaye Pfister 1320 5th Corso Nebraska City, Nebraska 68410
- 42. Carl J. Kreifels and wife
 1318 5th Corso
 Nebraska City, Nebraska 68410
- 43. Elmer Roy Rife
 c/o Fred Grimes
 1310 5th Corso
 Nebraska City, Nebraska 68410
- 44. Marylyn L. Snyder 1314 5th Corso Nebraska City, Nebraska 68410
- 45. Betty Lou Nelson 1222 6th Corso Nebraska City, Nebraska 68410
- 46. Harold E. and Constance J. Majors 1204 6th Corso Nebraska City, Nebraska 68410
- 47. Rex A. Hickman and wife
 210 South 20th Street
 Nebraska City, Nebraska 68410
- 48. Austin L. and Donna J. Cutler
 1212 6th Corso
 Nebraska City, Nebraska 68410
- 49. Walter L. and Rita Wenyl
 1201 5th Corso
 Nebraska City, Nebraska 68410
- 50. Frederick Oelke
 c/o Otto Wellensiek
 Syracuse, Nebraska 68446
- 51. Henry J. and Grace A. Bond
 13th Street and 5th Corso
 Nebraska City, Nebraska 68410
- 52. Paul L. and Zeta Baker 314 North 6th Street Nebraska City, Nebraska 68410

4/1/17

- 53. Dale W. Sharp and wife
 1622 3rd Corso
 Nebraska City, Nebraska 68410
- 54. Kenneth R. and Jacquelyn Kraenow 700 Central Avenue Nebraska City, Nebraska 68410
- 55. Elsie K. Baucke 1312 1st Corso Nebraska City, Nebraska 68410
- 56. Andrew J. and Della S. Wilson 1310 lst Corso Nebraska City, Nebraska 68410
- 57. Larry R. Lechner et al 1302 1st Corso Nebraska City, Nebraska 68410
- 58. Carl F. Wademan and wife 117 South 13th Street Nebraska City, Nebraska 68410
- 59. Alma Duffy c/o Leatha Wier 1218 1st Corso Nebraska City, Nebraska 68410
- 60. Roland W. and Nelva J. Baucke 1214 1st Corso Nebraska City, Nebraska 68410
- 61. Rolland L. Hunt and wife
 1210 1st Corso
 Nebraska City, Nebraska 68410
- 62. Clement Landis and wife 1204 1st Corso Nebraska City, Nebraska 68410
- 63. Murrell R. Starr and wife 1023 12th Avenue Nebraska City, Nebraska 68410
- 64. Ruth H. Schreiber 1201 1st Corso Nebraska City, Nebraska 68410
- 65. Merle Rakes 1207 1st Corso Nebraska City, Nebraska 68410

- 66. Micheal J. Miller and wife
 1215 1st Corso
 Nebraska City, Nebraska 68410
- 67. Louis W, and Anna M. Harris 205 South 13th Street Nebraska City, Nebraska 68410
- 68. Emil and Esther Knoll
 201 South 13th Street
 Nebraska City, Nebraska 68410
- 69. Alice M. Hauptman Olson Box 112 Nebraska City, Nebraska 68410
- 70. Davidson E. Haneline and wife 1210 2nd Corso
 Nebraska City, Nebraska 68410
- 71. Robert G. Brown and wife and
 Carl J. Peters and wife
 1519 1st Corso
 Nebraska City, Nebraska 68410
- 72. Mason Earl Colbert 1206 2nd Corso Nebraska City, Nebraska 68410
- 73. Kathleen Colbert
 218 South 12th Street
 Nebraska City, Nebraska 68410
- 74. Wilda Jean and Richard L. Schobert
 1303 1st Corso
 Nebraska City, Nebraska 68410
- 75. Robert W. and Ellen Gress
 1320 2nd Corso
 Nebraska City, Nebraska 68410
- 76. Harvey W. and Bernice L. Weber 1318 2nd Corso Nebraska City, Nebraska 68410
- 77. C. M. and Phyliss Peterson Rural Route #1 Syracuse, Nebraska 68446
- 78. Wilber D. and Jeanne Barrett
 1312 2nd Corso
 Nebraska City, Nebraska 68410

7/13/17

- 79. Robert W. and Lois B. Schultz 224 South 13th Street Nebraska City, Nebraska 68410
- 80. Robert Lee and Irene White
 300 South 13th Street
 Nebraska City, Nebraska 68410
- 81. Frances S. Snodgrass and Bobbie Gene Lee 1313 2nd Corso Nebraska City, Nebraska 68410
- 82. Firmin W. Voges and wife 1319 2nd Corso Nebraska City, Nebraska 68410
- 83. Harvey A. Neumeister et ux 1201 2nd Corso Nebraska City, Nebraska 68410
- 84. Albert L. Petersen and wife 1205 2nd Corso Nebraska City, Nebraska 68410
- 85. Herschel Gaylord et ux
 313 South 12th Street
 Nebraska City, Nebraska 68410
- 86. Dorothy Boeche 1215 2nd Corso Nebraska City, Nebraska 68410
- 87. Corabell Gowe Thornby 1217 2nd Corso Nebraska City, Nebraska 68410
- 88. Elizabeth S. and Glen E. Wilcox 1201 1st Corso Nebraska City, Nebraska 68410