

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 Nichols Funeral Home Building  
other names/site number Thurston Home Hotel, Eiler's Furs Building

**2. Location**

street & number 832 St. Joseph not for publication N/A  
city or town Rapid City Vicinity N/A  
state South Dakota Code SD county Pennington code 103 zip code 57701

**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.)

Jay D. Vogt 12-15-2003  
Signature of certifying official Date

South Dakota SHPO  
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 commenting or other official Date

**4. National Park Service Certification**

I hereby certify that the 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:)

Signature of the Keeper: Edson H. Beall Date of Action: 1/28/04

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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**

Contributing	Noncontributing	
<u>1</u>	<u>0</u>	Buildings
<u>0</u>	<u>0</u>	Sites
<u>0</u>	<u>0</u>	Structures
<u>0</u>	<u>0</u>	Objects
<u>1</u>	<u>0</u>	Total

Number of contributing resources previously listed in the National Register  
 Name of related multiple property listing (Enter "N/A" if property is not part of a multiple property listing.) N/A



See Continuation Sheets

**8. Statement of Significance**

Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A** Property is associated with events that have made a significant Contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a Significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield information important in prehistory or history.

**Criteria Considerations** (Mark "X" in all the boxes that apply.)

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

**Areas of Significance** (Enter categories from instructions)

Architecture \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**Period of Significance**

1919 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**Significant Dates**    1919  
\_\_\_\_\_  
\_\_\_\_\_

**Significant Person**    N/A  
\_\_\_\_\_  
\_\_\_\_\_

**Cultural Affiliation**    N/A  
\_\_\_\_\_  
\_\_\_\_\_

**Architect/Builder**    Unknown  
\_\_\_\_\_

**Narrative Statement of Significance** (Explain the significance of the property on one or more continuation sheets.)

See Continuation Sheets

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## 9. Major Bibliographical References

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(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 of Additional Data**

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:    N/A  
\_\_\_\_\_

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**10. Geographical Data**

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**Acreage of Property** Less than one acre

**UTM References**

(place additional UTM references on a continuation sheet.)

1	13	641515.06 23	4882408.1458	3			
	<u>Zone</u>	<u>Easting</u>	<u>Northing</u>		<u>Zone</u>	<u>Easting</u>	<u>Northing</u>
2				4			
					<input type="checkbox"/>	See continuation sheet	

**Verbal Boundary Description** (Describe the boundaries of the property on a continuation sheet.) See Continuation Sheet

**Boundary Justification** (Explain why the boundaries were selected on a continuation sheet.) See Continuation Sheet

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**11. Form Prepared By**

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name/title Chris Nelson  
organization SD State Historic Preservation Office date 15 August 2003  
street & number 900 Governors Drive telephone 605-773-3103  
city or town Pierre state SD zip code 57501

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**Additional Documentation**

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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)

Nichols Funeral Home Building  
Name of Property

Pennington County, South Dakota  
County and State

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## Property Owner

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

name Ron and Priscilla Schmidt  
street & number 11551 Highway 44 telephone 605-348-3547  
city or town Rapid City state SD zip code 57701

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**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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# National Register of Historic Places Continuation Sheet

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## Description

The Nichols Funeral Home Building is eligible under Criterion C as a fine example of the Colonial Revival style. It is a hipped roof without full-width porch subtype of that style.

The Nichols Funeral Home Building is a brick, hipped roof, asphalt shingled building with a concrete foundation. The fenestration is mainly double hung windows with multiple panes in one or both sashes. All the windows on the first and second stories have stone lintels, with the exception of the closed in porch on the west elevation.

The façade has a central door with two fixed pane vertical windows flanked by single vertical pane sidelights. Two large fixed 12 pane windows are on either side of the entry. There are awnings over both windows and the door. There are also two engaged columns beside the windows. The second story of the façade has three sets of paired nine-over-nine double hung windows with louvered shutters. There is a hipped roof dormer with triple six-over-one double hung windows. The dormer is clad in asphalt shingles.

The first story fenestration on the east elevation includes a nine-over-nine double hung window, paired nine-over-nine double hung windows, and paired six-over-one double hung windows. The second story has a nine-over-one double hung window, paired nine-over-one double hung windows and paired six-over-one double hung windows. There is a hipped roof dormer with triple six-over-one double hung windows. The first story of the recessed portion of the east elevation has no openings; there are two nine-over-one double hung windows on the second story.

The west elevation has a small one story, flat roof closed in porch with two large fixed pane windows with awnings. The addition is flanked by a nine-over-one double hung window to the north and two six-over-one double hung windows the south. The second story has a nine-over-one double hung window, paired nine-over-one double hung windows, and two six-over-one double hung windows. There is a hipped roof dormer with triple six-over-one double hung windows. There is an external chimney toward the southwest corner that extends beyond the roof line. The west elevation of the recessed portion has a fixed pane window, a wood door, a recessed entry on the first story and two nine-over-one double hung windows on the second story.

The north elevation has two nine-over-one double hung windows on the first and second story near the northwest corner. The north elevation of the recessed portion has boarded window opening on the first story and two nine-over-one double hung windows on the second story.



Nichols Funeral Home Building  
Name of Property

Pennington County, South Dakota  
County and State

NPS FORM 10-900-A  
(8-86)

OMB Approval No. 1024-0018

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The south elevation is attached to the main building. The east, west, and north elevations have hipped roof dormers with paired six-over-one-double hung windows.

The interior of the building has been remodeled into office space. Some of the wood baseboards and door casings remain intact.

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The Nichols Funeral Home Building is significant locally under Criterion C as an excellent example of Colonial Revival construction in a business district setting. It was constructed in 1919 and is a hipped roof without full-width porch subtype of that style.

The Custer Expedition of 1874 confirmed that gold existed in the Black Hills and consequently created an influx of Euro-American prospectors to the region. The Black Hills had been promised to the Sioux in the Fort Laramie Treaty of 1868 as part of the Great Sioux Reservation, however, the military was unable and unwilling to remove the prospectors. The Black Hills were eventually ceded to the federal government in 1877.

Rapid City, Pennington County, South Dakota, was founded in 1876 and incorporated in 1882. It was platted by a prospector who sought to make it a trade center for the region, a goal that was boosted by the arrival of the railroad in 1886. Rapid City continued to grow as an influx of prospectors, farmers, homesteaders, and merchants poured into the newly opened territory.

The Nichols Funeral Home Building constructed in 1919 for Mr. and Mrs. William Nichol who used it as a funeral home until they sold it in 1926 to Mr. and Mrs. W.E. Sarver. The Sarvers used it as a residential hotel for a year before selling it to Lina Thurston, who would own and operate the Thurston Home Hotel in the building until 1959. William Eilers and his two partners, Joe Butler and Bruce Lien, purchased the building in 1959, at which time Mr. and Mrs. Eilers opened up Eiler's Furs. Eiler's Furs remained in the building for several years along with a dress shop. The upper floors were also rented out for office space. William Eilers died in 2003 at which time the family sold the building to Ron and Priscilla Schmidt. The building currently houses a travel agency and other offices.

The Nichols Funeral Home Building is a Colonial Revival style building lying just outside the district boundaries of the Rapid City Commercial Historic District. Built in 1919, the Nichols Funeral Home Building would be identified as a second phase building in regards to the neighboring district. The period between the depression that started in 1893 and the end of World War I was slow for construction nationwide. Correspondingly, the nomination for the downtown district defines post 1919 as the second phase of construction in Rapid City's downtown.

The Colonial Revival style was popular in South Dakota in the first half of the 20<sup>th</sup> century. Elements of this style seen in the Eiler's Fur Building include: a façade with a central door and symmetrically

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balanced windows, double hung windows, windows in pairs or triples, and a door accentuated with side lights. Other features found on the Nichols Funeral Home Building that are characteristic of commercial Colonial Revivals include the use of red brick and white window trim.<sup>1</sup> The building has seen minor alterations and retains a high degree of integrity.

The Nichols Funeral Home Building is significant locally under Criterion C as an excellent example of Colonial Revival construction in downtown Rapid City. Most of the contributing buildings in the neighboring district are Italianate and Utilitarian styles, which makes the Eiler's Fur Building even more distinctive in its surroundings.

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<sup>1</sup> Carole Rifkind, *A Field Guide to American Architecture*. (New York: NY, Penguin Books, 1980), 220.

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## Bibliography

Korsgaard, Ross P. *A History of Rapid City, South Dakota, During Territorial Days*. Univerisity of South Dakota, Vermillion: SD, 1955.

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

Rifkind, Carole. *A Field Guide to American Architecture*. Penguin Books, New York: NY, 1980.

## Verbal Boundary Description

Lots 17, 18 and 19, Block 82, Original townsite, Rapid City, Pennington County, South Dakota.

## Boundary Justification

The boundary includes the area historically associated with the building. The boundary is a corner lot bound on two sides by streets, one side by a driveway, and one side by an alley.