

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

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

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DATE ENTERED	

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC
Clement Studebaker House
AND/OR COMMON
Tippecanoe Place

2 LOCATION

STREET & NUMBER
620 West Washington Avenue
CITY, TOWN
South Bend
STATE
Indiana
VICINITY OF
18
COUNTY
St. Joseph
CONGRESSIONAL DISTRICT
3
CODE
141

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE <input checked="" type="checkbox"/> MUSEUM
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> COMMERCIAL <input type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input checked="" type="checkbox"/> EDUCATIONAL <input type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> SITE	PUBLIC ACQUISITION	ACCESSIBLE	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input checked="" type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT <input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> TRANSPORTATION
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY <input type="checkbox"/> OTHER:

4 OWNER OF PROPERTY

(Contact: Mr. Jack Smith, President)

NAME
Southhold Restorations, Inc.
STREET & NUMBER
620 West Washington Avenue
CITY, TOWN
South Bend
STATE
Indiana
VICINITY OF

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.
STREET & NUMBER
Office of the County Recorder, City-County Building
227 West Jefferson Boulevard
CITY, TOWN
South Bend
STATE
Indiana

6 REPRESENTATION IN EXISTING SURVEYS

TITLE
National Register of Historic Places (House & West Wash. St. Dist.)
DATE
1972; 1974
DEPOSITORY FOR SURVEY RECORDS
National Register of Historic Places
CITY, TOWN
Washington
STATE
D.C.
X FEDERAL X STATE COUNTY LOCAL

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

From 1889 until his death in 1901, Clement Studebaker resided in this Richardsonian Romanesque style house designed by Henry Ives Cobb, a well-known Chicago architect. Constructed of glacial boulders and exhibiting a variety of woods in its interior, this little-altered, four-story structure is situated on a small bluff near the South Bend business district and occupies the site of an earlier Studebaker home in use from 1868 to 1889.

When Clement Studebaker first came to South Bend in 1850, he resided with an older sister. After his first marriage in 1852, he rented a house on Western Street, and later he built a home of his own nearby. After his wife's death in 1863, he apparently sold this house, and when he remarried in 1864, he and his bride resided with his brother Peter for a few years. In 1868 Clement purchased an old house on Washington Street and remodeled it. When he began construction of Tippecanoe Place on its site in 1886, he moved the old home to 202 South Scott Street and lived in it until his new house was completed in 1889. None of these pre-Tippecanoe Place residences are extant.

By the mid-1880's Clem Studebaker, according to an anonymous authorized biographer, "began to feel that they ought to have a larger house and one more nearly corresponding in its character with the position he had attained in the affairs of the world."¹³ After visiting Chicago and examining some of the fine homes there, he hired Henry Ives Cobb to design one in South Bend. According to architectural historian Carl W. Condit, Cobb was "one of the best known and most successful architects in Chicago during the eighties."¹⁴ By the spring of 1886, Studebaker was ready to proceed, and he hired two local contractors, Christopher Fassnacht and Robert L. Braunsdorf, to undertake the project. Because of the size of the edifice and the craftsmanship employed in its construction, it was not ready for occupancy until February, 1889.

Although a four-story structure, the mansion as viewed from the south and west appeared to have only three stories because it was constructed on the edge of a small bluff or hill. Thus, it was necessary to view the house from the north or east to obtain the full four-story effect. Studebaker named his

(continued)

913

¹³Quoted in Romine, Tippecanoe Place, 27.

¹⁴Quoted in Ibid.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input checked="" type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input checked="" type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

Christopher Fassnacht and

SPECIFIC DATES Site-1868-1901 BUILDER/ARCHITECT Robert L. Braunsdorf.
House-1889-1901 Henry Ives Cobb-Architect

STATEMENT OF SIGNIFICANCE

In 1918 Studebaker president Albert R. Erskine claimed with reasonable accuracy that his firm's name was "a household word wherever vehicles are used."¹ "From ice wagons to elegant surreys," says industrial insurance executive Frederick T. Moses, "Studebaker presented the whole panorama of horse-drawn vehicles used in this country for decades."² When Henry and Clement Studebaker founded the firm in 1852, they had only \$68 in capital, but the company grew rapidly due to the high quality of their work and what historian Stephen Longstreet has described as an ability to continue "expanding the use of their wagons."³ In fact, according to scholar John B. Rae, Studebaker by the 1890's "had grown to be the largest producer of horse-drawn vehicles in the world."⁴

Although Henry, John M., Peter E. and Jacob F. Studebaker aided in the firm's development, Clement Studebaker contributed far more. A talented executive, he arranged the 1857 subcontract with the U. S. Army that not only gave the firm its first large order but marked the beginning of a decades-long relationship in which the military was one of the company's best customers. When the firm incorporated as Studebaker Brothers in 1868, Clement became president, serving in this post for 33 years as Studebaker grew from a relatively small operation to the largest of its kind in the world. Also, Clement Studebaker "was alive to the possibilities of self-propelled vehicles," says his biographer Russell H. Anderson, "and began experiments with them in 1897."⁵

(continued)

¹Albert R. Erskine, History of the Studebaker Corporation (South Bend, 1918), 9.

²Frederick T. Moses, Firemen of Industry (Providence, 1954), 22.

³Stephen Longstreet, A Century on Wheels: The Story of Studebaker: A History, 1852-1952 (New York, 1952), 48.

⁴John B. Rae, American Automobile Manufacturers: The First Forty Years (Philadelphia, 1959), 16.

⁵Russell H. Anderson, "Clement Studebaker," Dictionary of American Biography, Vol. IX, Part 2 (New York, 1935), 181.



9 MAJOR BIBLIOGRAPHICAL REFERENCES

(See continuation sheet.)

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY Circa 2.6 acres

UTM REFERENCES

A	1,6	56,164,0	4,61,38,5,0	B			
	ZONE	EASTING	NORTHING		ZONE	EASTING	NORTHING
C				D			

VERBAL BOUNDARY DESCRIPTION

(See last page of description.)

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

Ralph J. Christian, Historian, Historic Landmarks Project

ORGANIZATION

DATE

American Association for State and Local History June 1977

STREET & NUMBER

TELEPHONE

1400 Eighth Avenue South

615/242-5583

CITY OR TOWN

STATE

Nashville,

Tennessee 37203

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL

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

FEDERAL REPRESENTATIVE SIGNATURE

TITLE

DATE

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST:

DATE

KEEPER OF THE NATIONAL REGISTER

(24)

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CONTINUATION SHEET Clement S. House **ITEM NUMBER** 7 **PAGE** one

estate "Tippecanoe Place" to honor his close friend Benjamin Harrison, who had recently been elected President of the United States. On October 9, only a few months after the Studebakers had moved into the house, fire completely burned the roof and gutted much of the interior. Within a year, however, all the damage had been repaired and the house returned to its former state.

The northward-facing Studebaker House is an irregularly-shaped structure capped with a combination of hipped and gabled roofs. The exterior walls and foundations are constructed of brownish-colored glacial boulders from the South Bend area set in concrete. A crisp contrast is provided by using Indiana Bedford limestone to trim window and door openings and for decorative purposes. The massiveness of the house is intensified by large bay windows on its front (north) facade, a four-story tower at its northeast corner, projecting turret with conical roof at its southeast corner, a steep gable on the porte-cochère at the west end, and six towering stone chimneys which service the 21 fireplaces inside. The red tile roof is adorned on the north facade by a dormer with a curved pediment roof and on the south facade and east end with large gabled dormers faced with stone. The effect of the house's steep roof line is accentuated by the use of copper gutters which feature ornamental catch basins.

Window treatment varies widely in the house. Most windows are of the one-over-one wood sash variety, but straight-top windows with double transoms are used frequently as well as an occasional Gothic window. Generally, windows are set in rectangular surrounds and feature stone lintels and lugsills. At the west end of the house, however, colonnettes flank six straight-top windows with double transoms on the fourth floor, while first story windows are set in rounded heavy stone arches which feature colonnettes as well.

The house has three major entrances. The main entrance is situated at the northwest corner and marked by a double-arched loggia of heavy stone construction featuring colonnettes. The heavy carved double doors have their original hardware, including oval-shaped doorknobs embossed with an "S." At the west end is a centrally located porte-cochère with large rounded arches. It served as an entranceway for guests arriving by

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CONTINUATION SHEET Clement S. House ITEM NUMBER 7 PAGE two

coach for formal balls. The rear (south) entrance features a one-story pedimented portico with Ionic columns.

Inside, the house has approximately 40 major rooms on its four levels, and most of these have undergone little alteration since their renovation after the 1889 fire. Probably the most noticeable interior feature is the wide range of woods utilized. Although naturally finished oak is the principal wood, extensive use was made of mahogany, birdseye maple, cherry, walnut, ash, rosewood, and snakewood as well. All windows feature interior shutters which match the predominant wood in the room where they are located. The edifice also contains 21 fireplaces, none of which are identical. They are constructed of a variety of materials ranging from onyx and fancy Italian marble to tile.

During Studebaker's day, most visitors entered the house on the second level through the entranceway situated at its northwest corner and came into the main reception room which measures approximately 27 by 45 feet and features walls and ceiling paneled in oak, a parquet floor, and a huge fireplace of red Pompeian marble with carved oak mantle. The most striking feature, however, is the elaborately carved, open-well, four-flight staircase. At this level, it is at its widest for grand entrances and features a carved lion mounted on the left newel post. To the left of the reception room are the drawing room, library, and family sitting room. The drawing room has mahogany floors, delicately carved shutters, and a fireplace with a Mexican onyx mantel, mosaic hearth, and a carved and mirrored over-mantle. The octagon-shaped library features a sculptured ceiling with mahogany beams, mahogany floors and built-in bookcases, and an oxidized silver chandelier. The family sitting room has an oak floor with mahogany trim and a mirrored cherry fireplace. To the right of the reception room and behind the staircase is the room which served Clement Studebaker as a combination office-den. Its walls and ceilings are paneled in oak, and it has a built-in desk at the southwest corner. It also has a walk-in safe manufactured by the Diebold Safe and Lock Company which features a wooden cover for its steel door. Also, in this area is a hallway (which leads to the porte-cochère and rear entrance), a bathroom, a closet, the elevator entrance, and a rear stairway for servants. The stair extends from the first to the fourth floor.

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Directly below the second floor reception room is a somewhat smaller first-floor reception room. It too has oak-paneled walls and ceilings, parquet floor, and a fireplace of red Italian marble. To the left of this room are the state and personal dining rooms. The state dining room has a stenciled plaster ceiling with mahogany cross beams; flooring, carved wainscoting, and shutters of mahogany; and walls covered with Moroccan leather studded with brass nail heads. The family dining room has been somewhat altered by removal of the original flooring and the addition of an exit. Beyond the reception and dining rooms are the former butler's pantry, now a kitchen; the servants dining quarters; a trunk storage now converted into a laundry; and the old kitchen now used for storage.

The third floor was used primarily for family sleeping quarters. It included five bedrooms, four bathrooms, a dressing room, a sitting room, a nursery, and several large closets. Here much use was made of exotic woods such as birdseye maple, rosewood, maple, and cherry.

The fourth floor was used primarily as guest and servant bedrooms, but its highlight was a large art gallery, later converted into a ballroom. Its walls are paneled in oak, and it has a terra cotta fireplace featuring a hearth of glazed art tiles. This section originally contained four servants' rooms, three guest rooms, and several storage rooms. At one time, the fourth floor featured an open veranda at its northeast corner, but this has been bricked up.

Below, the mansion has a full basement. It houses machinery, provides access to the house's understructure, and contains an original but now somewhat deteriorated bowling alley.

After Clement Studebaker's death, the house remained in his family for many years. His son George lived here until 1933 when he lost the structure due to bankruptcy. For several years, the building stood vacant, but in 1941, E. M. Morris purchased it and gave it to the city as a school for handicapped children. During World War II, however, it served as Red Cross headquarters, and it was not until 1947 that it became the E. M. Morris School for Crippled Children, which purpose it served

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CONTINUATION SHEET Clement S. House **ITEM NUMBER** 7 **PAGE** four

until 1970. At present, it is owned by Southhold Restorations, Inc., a local historic preservation group, and serves as its headquarters.

Tippecanoe Place has undergone remarkably little exterior or interior alteration over the years. None of its outbuildings, including stables, a carriage house, and a conservatory, have survived, however. The house is situated in the West Washington Street Historic District, one of the older residential areas of South Bend.

Boundary Justification. The boundary described below contains approximately 2.6 acres and includes, in addition to the Studebaker House, its surrounding grounds which are necessary to protect its historical integrity.

Boundary Description. As indicated in red on the accompanying maps [(1) U.S.G.S. 7.5' Series, Indiana, South Bend West Quad., 1969; and (2) AASLH sketch map, 1977], a line beginning at the southwest corner of the intersection of West Washington Avenue and Taylor Street and extending southward approximately 391.4 feet along the western edge of the right-of-way of Taylor Street to an unmarked point; thence, westward approximately 296.2 feet along a plane to a stone fence; thence, northward approximately 391.4 feet along a stone fence to the southern edge of the right-of-way of Washington Avenue; thence, eastward approximately 296.2 feet along the southern edge of the right-of-way of Washington Avenue to the point of beginning.

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CONTINUATION SHEET Clement S. House TEM NUMBER 8 PAGE one

Shortly after his death, the company began to concentrate on the automotive field, making it, according to Moses, "the only one of the 5000 wagon manufacturers in the United States to make the change successfully into the automobile field."⁶

From 1889 until his death in 1901, Clement Studebaker resided in this Richardsonian Romanesque style house designed by Henry Ives Cobb, a well-known Chicago architect. Constructed of glacial boulders and exhibiting a variety of woods in its interior, this little-altered, four-story structure is situated on a small bluff near the South Bend business district and occupies the site of an earlier Studebaker home in use from 1868 to 1889. None of the South Bend homes of the four other Studebaker brothers are extant. Two rather deteriorated brick factories from the old Studebaker wagon complex in South Bend remain standing, but they have been so extensively altered that they bear little evidence of their original purpose.

History

Clement Studebaker was born March 12, 1831, on a farm near Gettysburg, Pa., to John and Rebecca M. Studebaker. Despite the fact that John was a hard worker who supplemented his income with blacksmithing and wagonmaking, he lost his property in 1836 because of financial difficulties. He then moved his growing family to Ashland County, Ohio, where he managed to purchase a 160-acre farm. Two years later, however, this property was repossessed. An unsuccessful milling venture followed before John set up a blacksmith and wagon shop which enabled him to support his family. During these trying years Clement, or Clem as he came to be called, attended public school, worked on neighboring farms, and learned the art of blacksmithing and wagon making from his father.

In 1850 Clem moved to South Bend, Ind., and went to work as a blacksmith for a threshing machine works. For a brief period in 1850-51, he supplemented his income by teaching school. In the meantime, the entire Studebaker clan including his brothers Henry, John M., Peter E., and Jacob F. moved to South Bend. In

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⁶Moses, Firemen of Industry, 23.

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the spring of 1852, Clem and his older brother Henry with \$68 in capital founded the firm of H. & C. Studebaker to do blacksmithing and build wagons. During that first year, the brothers built only two wagons, and for the next few years, the young company's future seemed uncertain.

The turning point for H. & C. Studebaker came in 1857 when Clem obtained a subcontract to build 100 wagons for the U. S. Army. To fill this order on time, says historian Joan Romine, they "invented a special process for aging timber," making possible a certain degree of mass production.⁷ Also, they stenciled their names on the wagons to insure that they would be remembered by the military, who subsequently became one of the company's best customers. Shortly after this order was filled, Henry Studebaker decided to retire to what he considered the less strenuous life of being a farmer. In 1858, he sold his share of the business to his younger brother, John M. Studebaker, who had recently returned to South Bend from California where he had made a small fortune building wheelbarrows for gold seekers.

With the profits from the Army contract and nearly \$8,000 in additional capital invested by John M. Studebaker, the firm of C. and J. M. Studebaker embarked on an expansion program. They enlisted another brother, Peter, who operated a general store in Goshen, Ind., as their sales agent. Thus, by 1860, they could boast of owning a manufacturing plant, a paint shop, a lumber yard, an office building, and an out-of-town showroom.

The Civil War improved the company's position still further, as the Studebakers supplied Union forces with large numbers of gun caissons and wagons of all descriptions. Meanwhile, the Studebakers prepared to take advantage of the expected postwar boom in westward expansion. In 1863 Clem and John took Peter in as an equal partner and made him general sales manager. They then sent him to St. Joseph, Mo., the principal starting point for wagons going west. Here, the firm established a large repository where wagons, manufactured in South Bend and shipped by railroad, were sold along with accessories like spring seats, canvas covers, bows, mess boxes, feed boxes, and harness. (911)

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⁷Joan Romine, Tippecanoe Place: A History (South Bend, 1972), 11.

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In 1868 the firm incorporated as Studebaker Brothers Manufacturing Company with Clem Studebaker as president, a position he was to hold until his death in 1901. During these years, the size of plant facilities was greatly increased, sales agencies and repositories were set up on a nationwide basis, the foreign export trade was entered, and the volume of sales multiplied. Much of this success was due, says Longstreet,, to the Studebakers' ability to continue "expanding the use of their wagons."⁸ Capable of building anything from a two-wheel cart to a two-ton Nevada-type mine wagon, they offered a variety of vehicles that included not only several kinds of farm and Conestoga wagons but fine carriages as well. By the 1890's, Studebaker, according to Rae, "had grown to be the largest producer of horse-drawn vehicles in the world."⁹ Also, during this period Jacob F. Studebaker, the youngest of the brothers entered the business.

In the late 1890's the company began to turn its attention to the automobile. Clem Studebaker was largely responsible for this development. He "was alive to the possibilities of self-propelled vehicles, says Anderson, "and began experiments with them in 1897."¹⁰ Shortly after his death on November 27, 1901, in South Bend at the age of 70, the company began to concentrate its energies on the automotive field. Thus, Studebaker, according to Moses, was "the only one of the 5000 wagon manufacturers in the United States, to make the change successfully into the automobile field."¹¹ Studebaker's "principal asset in entering the automobile business," says Rae "was not its technical capabilities but its organization for distributing and selling wheeled vehicles" on a national basis.¹²

The company continued to produce horse-drawn vehicles for some years afterwards and did not completely discontinue its wagon line until 1920.

⁸Longstreet, A Century on Wheels, 48.

⁹Rae, American Automobile Manufacturers, 16.

¹⁰Anderson, "Clement Studebaker," Dictionary of American Biography, Vol. IX, Part 2, 181.

¹¹Moses, Firemen of Industry, 23.

¹²John B. Rae, The American Automobile: A Brief History (Chicago, 1965), 27.

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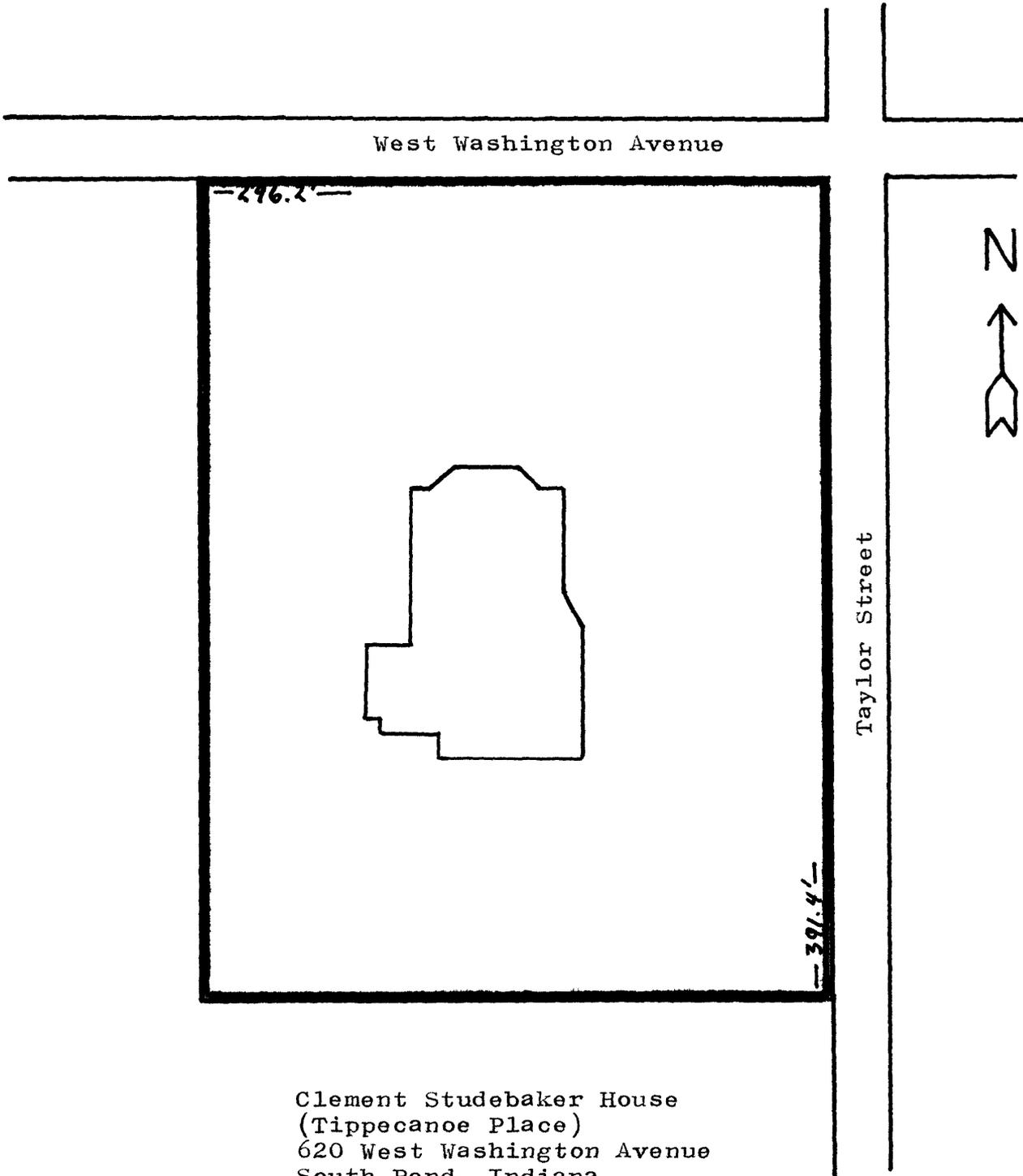
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_____, The American Automobile: A Brief History (Chicago: University of Chicago Press, 1965).

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AASLH Sketch Map
By: G.R. Adams
1977 (Not to scale)