

City of Auburn

Local Landmark Designation Application

For Staff Use Only

| | | | |
|--|---------------------------------|--|---------------------|
| <input checked="" type="checkbox"/> Building | <input type="checkbox"/> Site | <input type="checkbox"/> District | Approval Date _____ |
| <input type="checkbox"/> Structure | <input type="checkbox"/> Object | <input type="checkbox"/> Multiple Property | _____ |

1. NAME AND LOCATION OF PROPERTY

Historic Name The old Hansen Building Ideal Dairy Products of Auburn, Auburn
Machine Works Inc, Darkwing Transfer Inc
 Other names/site number (400)33911
 Address 807 Central Ave
 Historic address 807 Central Ave

2. PROPERTY OWNER(S) NAME AND ADDRESS

Name Meyer-Farp Auto Center Inc
 Street and number 1100 E. St
 City Auburn State NE Zip 68305
 Phone (H) 402-274-3160 (w) fax 402-274-3210 Email angie@meyerfarpautocenter.com

3. NOMINATION PREPARED BY

Name/title Abbie Moser
 Organization Peru State College
 Street and number 600 Hoyt Street
 City Peru State NE Zip 68421
 Phone 800-742-4412 Email abmoser@campus.peru.edu
 Date prepared 4-13-13 Signature Abbie Moser

Name of Property Meyer-Earp Auto Center, Inc.

4. NUMBER OF RESOURCES WITHIN PROPERTY

| Contributing | Non Contributing | | Contributing resources previously listed on the National Register or Local Register |
|-------------------|------------------|------------|---|
| <u>1 building</u> | | Buildings | |
| | | Sites | <u>None</u> |
| | | Structures | |
| | | Objects | |
| | | Total | |

5. GEOGRAPHIC DATA

Acreeage of property less than 1

Property identification number 640033911

6. BOUNDARY DESCRIPTION AND JUSTIFICATION

Describe boundary line encompassing all man-made and natural resources to be included in designation (general legal description or survey). Attach map delimiting proposed boundary. (Use continuation sheet if necessary)

This building is owned by Meyer-Earp Auto Center, Inc and is located on lots 1, 2, 3, 4 on Central Ave. There is 1 building on the property that was originally constructed around 1882. It is located in Auburn School District, neighborhood 1135. The lot size is 10,000 - 20,000 square feet (14,000 ft²); width 100 ft, depth 140 ft.

7. FUNCTION OR USE

Historic Functions

Ideal Dairy Products of Auburn
Auburn machine Works - farm
equipment manufacturing
Darling Transfer Inc. - dispatched
trucks
car dealership

Current Functions

Not used for business - storage

8. DESCRIPTION

Architectural Classification

level topography

Materials

Concrete foundation
Brick

Narrative Description

On one or more continuation sheets describe the historic and existing condition of the property. Illustrate the following information: original location and setting; natural features; pre-historic man-made features; subdivision design; description of surrounding buildings; major alterations and present appearance; interior appearance.

Name of Property Meyer - Earp Auto Center, Inc.

9. STATEMENT OF SIGNIFICANCE

Criteria for Significance

(mark one or more boxes for the appropriate criteria)

(1) Historical importance or cultural significance, or association with a significant person

(2) Architectural and engineering importance

(3) Geographic importance

(4) Archeological importance

Area(s) of Significance

(See Attachment A for list of categories)

Period of Significance

First constructed 1882, was hotel called Talmage House. 1920 became car dealership, then many other businesses.

Significant Dates

1882, 1920, 1947 (Auburn Machine Works), 1963, 1972

Significant Person(s)

Chas Nixon (builder), Schmidt family, Darling family, Hal Hansen

Cultural Affiliation/Historic Period

Located at heart of downtown, shortly owned by Burlington Railroad

Builder

Constructed as part of the Howe and Nixon Addition in Auburn

Architect

Ø

Narrative Statement of Significance

Explain the significance of the property as it relates to the above criteria and information on one or more continuation sheets. Include biographical data on significant person(s), builder, and architect, if known.

10. MAJOR BIBLIOGRAPHICAL REFERENCES

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

ATTACHMENT A – Areas of Significance for Local Landmark Designation

A particular site, structure, or area may be designated for preservation as a landmark or historical district if it has:

- (1) Historical importance or cultural significance, or association with a significant person
 - Historical importance or cultural significance, interest or value as part of the development, history, heritage or culture of the City, state or nation;
 - Associated with the life of a person significant in the past;
 - Site of an historic event, or exemplifies the cultural, political, economic, educational, social or historic heritage of the community;

- (2) Architectural and engineering importance
 - Architectural and engineering importance, portraying the historical setting or environment of a distinctive characteristic of an architectural or engineering type, period, style, or method of construction;
 - Work of a resident, builder or designer whose individual work is significant in the development of the City;
 - Contains elements of design, detail, materials or craftsmanship of distinctive quality, or which represents a significant innovation;

- (3) Geographic importance
 - Geographic importance, by being a part of or related to a city center, park or other distinctive area, which should be developed or preserved according to a plan based on a historic, cultural or architectural motif;
 - Owing to its unique location or singular physical characteristic, represents an established and familiar visual feature of a neighborhood, community, or the City; or

- (4) Archeological importance has yielded or is likely to yield information regarding the history of the area prior to the establishment of the City.

According to the deed records at the Nemaha County Clerk's Office, the Meyer Earp Auto Inc. building was built in 1882 by Chas D. Nixon. This building, now affectionately called the "Old Hansen Building", was built as part of the Howe and Nixon Addition to the town of Auburn. Edna Bachle (a citizen of Auburn) told me that in 1893 the building was a hotel called the Talmage House; and for fun there was ~~croquet~~^{croquet} played there. Also according to the deed records at the Nemaha County Clerk's Office, the building was owned for a short period of time by the Burlington Railroad in 1909 and then changed hands in 1920 from the Nemaha County Agricultural Fair and Driving Park Association to Barton C. Howe, et. al. In 1920 the building was used as a car dealership, most likely until 1936 when it was sold to Ideal Dairy Products Company of Auburn.

The building was then sold from Fred J. and Golda G. Schmidt to Auburn Machine Works Inc. where it produced farm machinery in 1947. Auburn Machine Works Inc. then sold the building to the Darling family in 1955 where it became Darling Transfer Inc.; Darling Transfer Inc. dispatched trucks from this building until it was sold to B. Hal and Orlah Marie Hansen on September 14, 1972 for the amount of \$1.00 and other good and valuable consideration. In 1985 a corporate quit claim deed was administered from the Nemaha County Fair and Livestock Association to the Nemaha County Agricultural Association. In 2006 the Hansen Building was bought by 5500 "L" Street Properties and eventually sold to the current owner, Meyer-Earp Auto Center, Inc. on May 3, 2010.

In 1920 the building was remodeled when it became a car dealership, but the building has been on lots 1, 2, 3, and 4 of Central Avenue since it was originally built. The building measures 14,000 square feet, but besides this not much is known about the architecture of the building. I could not locate any floor plans and the owner did not know much about the building itself.

Criteria for Significance:

A downtown district representing a town's growth as the commercial focus of the surrounding agricultural area.

1. Historical importance or cultural significance

This building was first constructed in 1882. According to Edna Bachle, it was briefly a hotel in 1893, called the Talmage House, which included a croquet field. Then in 1909 it was purchased by the Burlington Railroad. I am not sure what it was used for during this time, but the building of the railroad was a very significant point in the history of Nebraska and the whole entire nation. The building of the railroad not only brought new

industry to the city of Auburn, but also brought diverse cultures to the town because travel was more accessible.

The original deed to the building was under the name of Chas Nixon. The Howe and Nixon Addition to the city of Auburn was just being developed at this point.

2. Geographic importance

The Meyer-Earp Auto Center Inc. building is located in the heart of downtown Auburn on Central Avenue. It is on the corner of Central Avenue and H Street. This area of town is where many businesses have thrived and survived during the growth of Auburn. And, although this building is not currently being used for anything, many different businesses have had the opportunity to buy and use this building. The building has a unique look to it; its large windows and garage give it an open feel, and the old cars being stored inside of it give it a classic old-time feel.



Resources

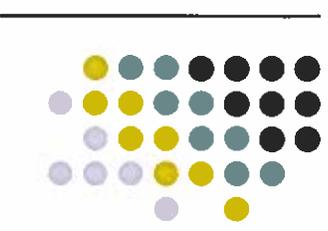
Interview with Edna Bachle.

Nemaha County Clerk's Office – Deed records.

Nemaha County Assessor's Office.

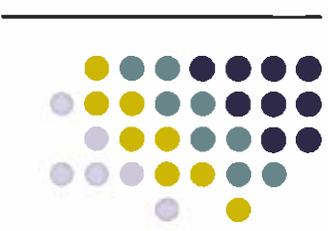
807 Central Ave.

Meyer-Earp Auto Center



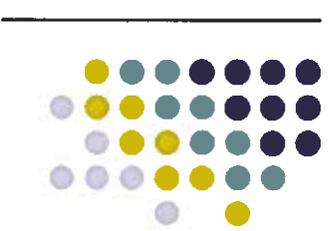
- Lots 1, 2, 3, 4 on Central Avenue.
- Sometimes referred to as the “Old Hansen Building”.
- Located on the corner of Central Avenue and H Street, on the south side of the street, on the east side of The Cleaners building.
- Built in 1882 by Chas D. Nixon as part of the Howe and Nixon Addition to Auburn.

807 Central Ave. Meyer-Earp Auto Center



- For a brief time in 1893 it was a hotel called the Talmage House.
- In 1909 briefly owned by the Burlington Railroad.
- Became a car dealership in 1920.
- Then became Ideal Dairy Products Company of Auburn in 1936.

807 Central Ave. Meyer-Earp Auto Center



- 1947 manufactured farm machinery as Auburn Machine Works.
- Began dispatching trucks as Darling Transfer Inc. in 1955.
- Was owned by B. Hal and Orlah Marie Hansen in 1972 until 2006, and eventually sold to the current owner in 2010.

HISTORIC RESOURCES INVENTORY FORM

STATE HISTORIC PRESERVATION OFFICE

Identification & Location

Common / Present Name Meyer-Earp Auto Center Inc.

Historic Name The Old Hansen Building

(The name(s) historically used or associated with the property during its period of significance. Examples: The Kennard-Ferguson House, John G. Neihardt Study, Freeman Homestead and School, Elijah Filley Stone Barn, Fairview.)

Address 807 Central Ave

City / Town Auburn County Nemaha

Legal Description: If the abstract is unavailable, please contact your County Register of Deeds to obtain a complete legal description.

Urban Lot(s) _____ Block _____ Plat Addition _____
 Rural _____ 1/4 Section _____ 1/4 Section _____ Section _____ Township _____ Range _____

Other Legal _____

Ownership / Biographical

Current Owner Name Meyer-Earp Auto Center Inc.

Address 1100 E St City Auburn State NE Zip 68305

Phone Number(s) _____ Email _____

Original Owner Chas Nixon; shortly Burlington Railroad Date(s) 1882

Subsequent Owners Barton C. Howe (et.al) Date(s) 1920-1933

Emmet and La Veta Andrews, Ideal Dairy Products Co. Date(s) 1933-1936

Fred Schmidt (et.al) Date(s) 1937-1947

Auburn Machine Works 1947-1963, Florence Darling (et.al) [Darling Transfer Inc.] 1963-1972

Use of Property Original use(s) Nemaha County Fair and Driving Date(s) 1882

Subsequent use(s) Dairy Products, farm equipment manufacturing, Date(s) 1920-1985

Current use(s) no current use (storage) Date(s) present

Construction Information

Significant dates (construction, alterations, etc.) Built in 1882, construction in 1920 when became car dealership

Architect / Engineer / Firm Name(s) Ø

Builder / Contractor / Craftsman Chas Nixon

Do site plans, architectural drawings or other historic materials (e.g. photographs) exist? Yes No

If yes, describe. Deed records exist

In whose possession? County Clerk's Office - Courthouse Are they available for copy? Yes No

Form submitted by owner - same as above

Name Abbie Moser Company / Organization Peru State College

Address 600 Hoyt Street City Peru State NE Zip 68421

Phone Number(s) 800-742-4412 Email abmoser@campus.peru.edu

Please check if public knowledge of this property would endanger its protection.

Batal and Orlan Hansen 1972-2006
5500 "L" Street Properties 2006-2010
Darling Transfer Inc. 1963-1972

HISTORIC RESOURCES INVENTORY FORM

STATE HISTORIC PRESERVATION OFFICE

Type / Condition

Property Condition: (check one) Excellent Good Fair Poor

Category: (Enter the number in the respective category for all that apply)

- 1 **Buildings:** A *building* is a shelter for any form of human activity, such as a house, barn, church, hotel, general store, or factory.
- 0 **Structures:** A *structure*, such as a bridge, canal, oil well, kiln, or radio tower, is a construction for purposes other than sheltering human activity.
- 0 **Objects:** An *object* is a small construction, such as a statue, monument, sign, or fountain. An object can also be a previously movable item which has been fixed in place for 50 years or longer, such as a locomotive.
- 0 **Sites/Landscapes:** A *site* is the location of a significant event or activity, such as a park, cemetery, mine, trail, battlefield, or a pre-historic settlement.

Is there any archaeological potential (e.g. Native American artifacts, early homestead, privies)? Yes No
 If yes, please describe:

Has the property been altered since its original construction? (additions / modifications) Yes No

If yes, please describe changes:

1920 - car dealership

Has the property been moved since its original construction? Yes No If yes, complete the following:

Original location (address and legal description, if known): _____

Reason for move: _____

Architectural / Landscape Data

Building / Structure / Object Information (Please check all that apply)

| | | | | |
|---|--|---|--|--|
| <p>Foundation</p> <input type="checkbox"/> Brick <input type="checkbox"/> Concrete Block <input checked="" type="checkbox"/> Concrete Slab <input type="checkbox"/> Concrete Poured <input type="checkbox"/> Stone <input type="checkbox"/> None - on earth <input type="checkbox"/> Unknown <input type="checkbox"/> Other _____ | <p>Structural Support</p> <input type="checkbox"/> Baled Hay <input type="checkbox"/> Concrete Block <input type="checkbox"/> Concrete Framed <input type="checkbox"/> Concrete Poured <input type="checkbox"/> Frame - Wood <input type="checkbox"/> Frame - Metal/Steel <input type="checkbox"/> Brick - Load Bearing <input type="checkbox"/> Stone - Load Bearing <input type="checkbox"/> Puddled Clay <input type="checkbox"/> Rammed Earth <input type="checkbox"/> Sod <input checked="" type="checkbox"/> Unknown <input type="checkbox"/> Other _____ | <p>Exterior Walls</p> <input type="checkbox"/> Aluminum Siding <input type="checkbox"/> Asbestos <input checked="" type="checkbox"/> Brick <input type="checkbox"/> Ceramic <input type="checkbox"/> Concrete <input type="checkbox"/> Horizontal wood siding <input type="checkbox"/> Log <input type="checkbox"/> Metal <input type="checkbox"/> Shingles - Asphalt <input type="checkbox"/> Shingles - Wood <input type="checkbox"/> Engineered Siding <input type="checkbox"/> Plywood <input type="checkbox"/> OSB <input type="checkbox"/> Fiberboard <input type="checkbox"/> Fiber Cement <input type="checkbox"/> Stone <input type="checkbox"/> Stucco <input type="checkbox"/> Vertical wood siding <input type="checkbox"/> Vinyl Siding <input type="checkbox"/> Other _____ | <p>Windows</p> <input type="checkbox"/> Double Hung Sash <input type="checkbox"/> Single Hung Sash <input type="checkbox"/> Casement <input type="checkbox"/> Fixed <input type="checkbox"/> Replacement <input type="checkbox"/> Aluminum <input type="checkbox"/> Vinyl <input type="checkbox"/> Stained Glass <input type="checkbox"/> Jalousie <input type="checkbox"/> Ribbon <input type="checkbox"/> Glass Block <input checked="" type="checkbox"/> None/Unknown <input type="checkbox"/> Other _____ | <p>Roof</p> <input type="checkbox"/> Asphalt Shingle <input type="checkbox"/> Asphalt Roll <input type="checkbox"/> Built-up <input type="checkbox"/> Ceramic Tile <input type="checkbox"/> Metal <input type="checkbox"/> Slate <input type="checkbox"/> Wood Shingle <input type="checkbox"/> None - N/A <input checked="" type="checkbox"/> Other <u>UNKNOWN</u> |
| <p>Height</p> <input checked="" type="checkbox"/> Stories <u>1</u> <input type="checkbox"/> Below Ground <input type="checkbox"/> N/A <input type="checkbox"/> Other _____ | <p>Chimney</p> <input type="checkbox"/> Brick <input type="checkbox"/> Concrete Block <input type="checkbox"/> Stuccoed Masonry <input type="checkbox"/> Stone <input type="checkbox"/> Stove Pipe <input type="checkbox"/> Siding <input type="checkbox"/> None <input checked="" type="checkbox"/> Unknown <input type="checkbox"/> Other _____ | <p>Porch(es)</p> <input type="checkbox"/> Arcade <input type="checkbox"/> Balcony <input type="checkbox"/> Porte-Cochere <input type="checkbox"/> Recessed <input type="checkbox"/> Stoop <input type="checkbox"/> Portico <input type="checkbox"/> Verandah <input type="checkbox"/> Wrap-around <input checked="" type="checkbox"/> None <input type="checkbox"/> Other _____ | | |

HISTORIC RESOURCES INVENTORY FORM
STATE HISTORIC PRESERVATION OFFICE

Description of Features

For the following three items, attach additional sheets if necessary.

Describe other distinguishing exterior features; for example, spindlework, doors, or unique windows.

This building has an all brick exterior. On the front there is a garage style door with many windows on it. To the east a single glass door to enter the building. Further to the east are 2 large double pane windows on the front of the building. Then even further to the east are 4 more large windows and a single glass door. The windows give a great view into the building; and can easily be seen as a previous car dealership. Above the garage door is a vacant sign hanging, most likely used for the previous business.

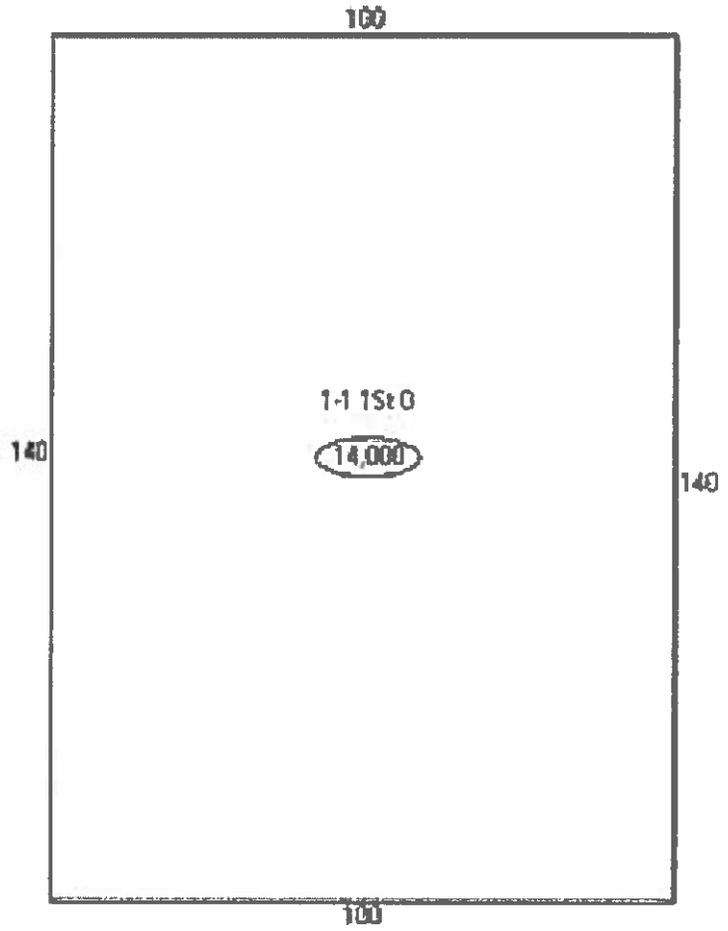
Describe interior rooms, spaces, and details; for example, mezzanines, lobbies, flooring, light fixtures, fireplaces, or woodwork. Keying information to building plans is welcomed.

No carpeting on interior floors; some type of hard flooring. Fairly open spaces for lobbies when entered through doors.

Describe the landscape and setting. For an individual building, describe immediate surroundings and landscape features. For farmsteads or rural complexes, describe each building and their relation to other buildings and their surroundings. For urban structures or parks, describe the surrounding street(s) or commercial area(s).

Individual building: located at 807 Central Ave. It is on the corner of Central Avenue and H Street. On the west side of the building is located the Cleaners building, which is the dry cleaners. Right outside of the doors are parking spots - only available to park in outside the hours of 8am-6pm.

FLOOR PLAN SKETCH DRAWING



-- Denotes common wall

SITE PLAN - DOWNTOWN AUBURN

H STREET

807 CENTRAL AVE
OLD HANSEN
BUILDING
(OWNED BY MEYER
EARP)

LOTS 1, 2, 3, 4

809 (813) CENTRAL AVE
THE CLEANERS

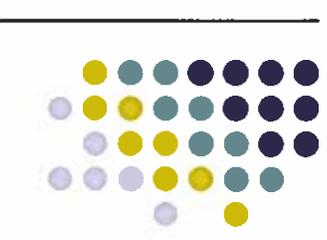
LOTS 5, 6, 7

817 CENTRAL AVE
NAPA BULLDOG
AUTO PARTS INC
LOTS 8, 9

CENTRAL AVENUE

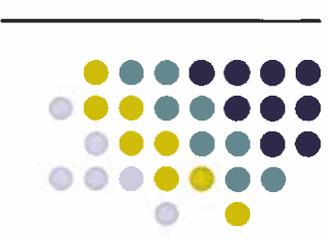
DOWNTOWN PARKING
LOT
(PREVIOUSLY THE AUBURN HOTEL)

809 (813) Central Ave. The Cleaners



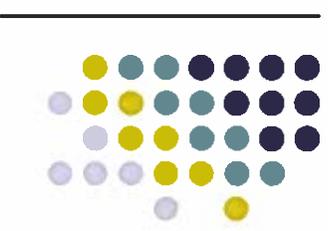
- Lots 5, 6, 7 on Central Avenue.
- Located on the south side of Central Avenue, in between the Old Hansen Building and NAPA Bulldog Auto Parts.
- Original building located on lot 5 and built in 1895 by Church Howe and Charles D. Nixon.

809 (813) Central Ave. The Cleaners



- 1933 was supposed to be a paint and wallpaper store, but that never materialized.
- Became dry cleaners in 1941 and has been that ever since.
- Was bought by current owners, Dale and Suzzy Thomas in 1994.

809 (813) Central Ave. The Cleaners



- In 2007 the building caught fire and was burned to the ground.
- Owners bought the 2 adjacent lots (lots 6 and 7; one being an office supply store) and tore down the buildings on them.
- Rebuilt the current building on lots 5, 6, and 7