

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 Smith Hotel, Cornelius Hotel

other names/site number Scott Hotel

2. Location

street & number 100 Spring Street (Corner of Front/Spring Street) not for publication

city or town Caliente vicinity N/A

state Nevada code NV county Lincoln code 017 zip code 89008

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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.)

Ronald M. [Signature]
Signature of certifying official

4-28-08
Date

State or Federal Agency or Tribal government

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of commenting 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): _____

Signature of Keeper

Date of Action

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>		buildings
		sites
		structures
		objects
<u>1</u>		Total

Number of contributing resources previously listed in the National Register n/a

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

=====

6. Function or Use

Historic Functions (Enter categories from instructions)

Cat: Domestic Sub: hotel

Commerce/Trade restaurant

business

Current Functions (Enter categories from instructions)

Cat: Vacant Sub: _____

7. Description

Architectural Classification (Enter categories from instructions)

Vernacular/no style

Materials (Enter categories from instructions)

foundation concrete

roof tar and gravel

walls wood frame with stucco exterior.

other glass, aluminum framing

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

SEE CONTINUATION SHEET

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

Commerce Entertainment / Recreation

Period of Significance ca. 1919 to 1958

Significant Dates N/A

Significant Person (Complete if Criterion B is marked above) N/A

Cultural Affiliation _____

Architect/Builder _____

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

9. Major Bibliographical References

(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: Nevada Historical Society, Las Vegas

10. Geographical Data

Acreage of Property 0.248 acres

UTM References (Place additional UTM references on a continuation sheet)

Zone Easting Northing Zone Easting Northing

1 _____ _____ 3 _____ _____

2 _____ _____ 4 _____ _____

Verbal Boundary Description See Continuation Sheets

Boundary Justification See Continuation Sheets

11. Form Prepared By

name/title Gina P. Schneider / Office Manager

organization Vincent Development Company date January 24, 2008

street & number 181 East Rancho Drive telephone (702) 565-8240

city or town Henderson state Nevada zip code 89015

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 Victor B. Vincent (presently being sold on contract)

street & number 181 East Rancho Drive telephone (702)565-8240

city or town Henderson state Nevada zip code 89015

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.). A federal agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless it displays a valid OMB control number.

Estimated Burden Statement: Public reporting burden for this form is estimated to range from approximately 18 hours to 36 hours depending on several factors including, but not limited to, how much documentation may already exist on the type of property being nominated and whether the property is being nominated as part of a Multiple Property Documentation Form. In most cases, it is estimated to average 36 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form to meet minimum National Register documentation requirements. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, 1849 C St., NW, Washington, DC 20240.

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National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET**

Section 7 Page 1

Smith-Cornelius Hotel

name of property

Lincoln, Nevada

county and State

Section 7. Description

The Smith-Cornelius Hotel is a three-story structure measuring approximately forty-five feet along U.S. Highway 93 and sixty feet along Spring Street, at a "bend" in U.S. Highway 93. The vernacular frame construction is covered with exterior stucco. The main south façade and the north and south side façades are simple, plain stucco walls with discrete double-hung windows spaced two to three feet apart on the upper two stories. At street level, the original three bay store fronts have not been substantially modified. However, the original one-story frame porch with an upper balustrade has been removed (see photo 1).

The building is of wood frame construction with a plain stucco exterior. It is irregular-in-plan following the line of both streets which are angled at >90 degrees to each other. The upper floors are an irregular U-shape to allow all rooms to have windows.

The exterior walls are painted tan with the horizontal trim brown. During the 1920s the façade was painted with several signs advertising the hotel, drug store, barber shop, and billiards. Currently, protruding horizontal bands divide the storefront level from the upper stories and cap the building. These thick timbers framing each story's windows were added ca. 1950.

Regularly-spaced, wood-framed, double-hung sash windows with one-over-one lights illuminate the hotel's rooms on the second and third stories of both street fronts and the northern-most elevation. The first floor level has three storefront bays on the south façade and storefront windows and a lobby entrance on the east façade. The first floor commercial space still retains many original features including wood framed storefront windows with transoms and doors with transoms. The transoms have been painted. However, the western-most storefront has replaced aluminum-framed doors and windows within the original openings.

The first floor retains its original floor plan of the hotel lobby and three retail spaces. The interior plaster walls appear to be original as does the ceiling in the corner store. The two storefronts to the west have dropped ceilings.

The hotel portion of the interior has plaster walls and ceilings with modest wooden moldings including door and window surrounds and baseboards. The floor plan of the hotel does not appear to have been altered; the hallways and staircases appear to be original. The staircase from the lobby to second floor has a metal balustrade with turned metal balusters. The staircase between the second and third floors is wooden with a single balustrade with square balusters and square newel post. Some of the doors to the rooms are original with original hardware and transoms. Some of the original plumbing remains, including corner porcelain sinks in the rooms and claw foot bath tubs in the shared baths. Many of the light fixtures appear to be original. The hallways are lit by frosted glass shades covering a single light bulb hanging from the ceiling. Some of the rooms have a brass fixture with two bare bulbs hanging from the ceiling. All of the silvered radiators remain.

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**NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET**

Section 7,8 Page 2

Smith-Cornelius Hotel

name of property

Lincoln, Nevada

county and State

(Section 7, continued)

The integrity of the original hotel and commercial space is high with many of the original features intact. In terms of location, feeling, setting, association, and workmanship, the historic integrity is well-maintained. Materials and design are somewhat compromised with the removal (sometime after 1924 and prior to the mid-1950s) of the original balustrade over the front façades, which served as a sunshade for the street level store fronts and hotel visitors. The addition of thick wooden timbers form a “horizontal band” along the front rooflines and down the two sides to just above the first floor, where the frame porch used to be. Sometime prior to the mid-1950s, second- and third-floor windows were also encased with thick wooden beams, creating four narrow horizontal rectangles, two on each façade and two on each floor of rooms.

Residential buildings are to the north and east, smaller commercial buildings are to the west, and the railroad tracks are to the south.

Section 8. Significance

The Smith-Cornelius Hotel is eligible for listing on the National Register of Historic Places because of its prominence during Caliente’s boom as a mining, ranching, and railroad town in the first half of the twentieth century. It is locally significant in terms of Commerce and Entertainment/Recreation. The hotel is also significant for its architecture, as one of the oldest surviving buildings from the era and its simple vernacular architectural style reflecting the design tastes of the period and desert Southwest region. As the largest hotel in Lincoln County in the early twentieth century, the Smith-Cornelius Hotel played host to many visiting dignitaries and notables involved with Caliente’s mining and railroad activities. Included among these is former President Herbert Hoover, who owned interests in a mine in nearby Pioche (*Nevada State Journal* 1964).

History of Caliente

Caliente, Nevada, located in the Meadow Valley of Lincoln County at the junction of Clover Creek and Meadow Valley Wash, was first known as Dutch Flats. The first settler in the area established Jackman Ranch in the early 1870s, and when William Culverwell purchased the ranch in 1874, the area was known as Culverwell Ranch, until a new town site was platted in anticipation of a railroad stop. “Calientes,” Spanish for “hot” or “heated,” due to the large number of hot springs nearby, was platted in 1901. The postal service soon dropped the “s,” making the town’s moniker Caliente. In 1904, it became the main division point for the Union Pacific Railroad between Salt Lake City and Los Angeles with the construction of repair shops, round house, offices and company housing.

The historic hotel pulsed with activity and flourished during the economic boom of the 1920s. Completion of the Pioche Branch of the railroad in 1907 made Caliente the railroad connection to the nearby Pioche mines, but pre-existing agriculture and ranching in the rich valley helped stabilize growth in Caliente.

The Smith Hotel was most likely built in 1918 or 1919; a newspaper advertisement dated 1919 promotes the Royal

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CONTINUATION SHEET**

Section 8 Page 3

Smith-Cornelius Hotel

name of property

Lincoln, Nevada

county and State

(Section 8, continued)

Cafe, located on the first floor of the hotel (*Pioche Record* 19 December 1919). There was no local newspaper in Caliente between 1913 and 1920, making the determination of the actual construction date very difficult. An advertisement that ran in the *Caliente News* in 1920 read “SMITH HOTEL Hot and Cold Running Water, Baths, Etc. Everything New and Modern. A Good Place to Stop. Reasonable Rates. Caliente, Nevada.” The advertisement also displayed an illustration of the hotel. Presumably Dr. and Mrs. J. Wesley Smith built the hotel and operated it until 1921 when the business was bought by W.W. Stockham. By 1928, the management had changed hands again, to Mrs. H. M. J. Cornelius, but the hotel was still called the Smith Hotel. Sometime after 1928 but before 1969 (according to the first Lincoln County phone directory, published 1969), the name was changed to Scott Hotel. The Scott Hotel went out of business in approximately 1978.

The first floor of the building housed different commercial establishments. A cafe has always been part of the first floor businesses. The first reference found was to the Royal Cafe operated by John Jones in 1919 (see above). An advertisement in 1928 referred to the hotel as being the largest in Lincoln County and included an ad for the “Smith Hotel Block” that included the Star Pool Hall and a barber and beauty parlor. Also in 1928, the Caliente Herald reports, “The Savoy Cafe in the Smith Hotel has been nicely redecorated and the interior presents a most clean and neat appearance—the walls and woodwork being repainted” (Caliente Herald, 29 March 1928 “Not a Bad Place to Eat”). In 1940, a pharmacy, café, pool room, and barber shop were located on the first floor. A mid-1950s photo shows the hotel and street-level businesses in operation (see photo 3). Today, the hotel building and store front spaces are vacant, and locals know the building as “the pharmacy” not the Scott, Cornelius, or Smith Hotel (Lincoln County Assessor’s Office, personal communication 2008).

In 1923, the impressive Caliente Train Depot, listed in the NRHP March 5, 1974, was built across the highway from the Smith-Cornelius. A classic Mission-Style structure, this building included the railroad station, private offices, a community center, and a small hotel. Within a few years, Caliente grew to more than 5,000 residents. For more than forty years, Caliente was one of the major division points on the railroad line.

Like so many small towns, the Great Depression affected Caliente because of layoffs in the mines and on the railroad, but the city rebounded as the nation geared for World War II. The city grew rapidly once again, and by 1944 became incorporated. However, when the railroad converted from steam to diesel in the late 1940s, the steam engine servicing facilities at Caliente were no longer needed and demolition on the facilities began. Although the depot survived, Caliente’s significance as a railroad town declined and Caliente’s boom era had ended.

However, Caliente’s spirit has survived. According to 2000 U.S. Census data, there are 1,123 residents in Caliente. A town steeped in history, it has many stories to tell. The Smith-Cornelius Hotel with its period architecture, its prominent location, and its role as hub of Caliente activity during the town’s most significant period, make it an important historic landmark for the City of Caliente, as well as for all of Lincoln County.

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Section 9, 10 Page 4

Smith-Cornelius Hotel

name of property

Lincoln, Nevada

county and State

Section 9. Bibliographic References

“\$80,000.00 Damage Caused by Fire in Nevada City,” Nevada State Journal (Reno). June 19, 1924.
Page 1:7.

Caliente Herald, March 29, 1928. Volume 1, Number 12

Caliente News, October 21, 1920, January 6, 1921, January 13, 1921, February 10, 1921, and April 28, 1921

Design Concepts West, Lincoln County Historic Property Survey, 1982.

Hulse, James W. Lincoln County, Nevada: 1864-1909: History of a Mining Region. Reno, Nevada; University of Nevada Press, 1971.

“Nation Mourns Death of Hoover,” Nevada State Journal. October 21, 1964. Page 1.

Sanborn Perris Fire Insurance Map. Circa 1940. Caliente.

Undated photograph, Lincoln County #424. Nevada Historical Society, Las Vegas.

Through the Rainbow Canyon, by Walter R. Averett, 1995. Walter R. Averett, Grand Junction, Colorado.

Section 10. Boundary

Verbal Boundary Description

The Smith-Cornelius Hotel is located on the prominent commercial corner of Front and Spring (U.S. Hwy 93) Streets. The property includes lots Sixteen (16), Seventeen (17) And Eighteen (18) In Block Numbered One (1), Caliente, Lincoln County, Nevada. It is located in the NW ¼ of Section 8, Township 4S, Range 67E, on the Caliente, NV 7.5 Minute USGS topographic quadrangle map (1980).

Boundary Justification

Resource boundaries includes all land commonly associated with the town lot identified as Lincoln County, Nevada APN 003-077-09.

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CONTINUATION SHEET

Attachments, Page 1

Smith-Cornelius Hotel
name of property

Lincoln County, NV
county and State

Photo Log: Smith-Cornelius Hotel, 100 Spring Street, Caliente, NV (Lincoln County)

Digital images on file at the NV State Historic Preservation Office, Carson City, and Vincent Development Company, Henderson, NV.

Photo Number	Description	Date/Photographer
1	Southeast façade, facing north. Note US Hwy 93 passing in front and turning to the north along the right side of photo.	January 26, 2008/G. Schneider
2	Eastern façade, facing west. US Hwy 93 lies directly in front.	January 26, 2008/G. Schneider
3	Rear of Smith-Cornelius Hotel, facing south. At center of photo is north-south segment of building.	January 26, 2008/G. Schneider
4	Rear of building, facing south-southeast. Note delivery doors for street-level businesses.	January 26, 2008/G. Schneider
5	Western façade of Smith-Cornelius Hotel, facing southeast.	January 26, 2008/G. Schneider

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Attachments, Page 2

Smith-Cornelius Hotel
name of property

Lincoln County, NV
county and State



Smith-Cornelius Hotel 1924

One story wooden canopy with balustrade on south and east facades. Courtesy of the NV Historical Society, Las Vegas.

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CONTINUATION SHEET

Attachments, Page 3

Smith-Cornelius Hotel
name of property

Lincoln County, NV
county and State



Smith-Cornelius Hotel. The wooden canopy with balustrade is not shown in these photographs taken in the early 1950s.

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Attachments, Page 4

Smith-Cornelius Hotel
name of property

Lincoln County, NV
county and State



Smith-Cornelius Hotel, elevated view, facing north. Photo ca. 1974, courtesy of Victor Vincent.

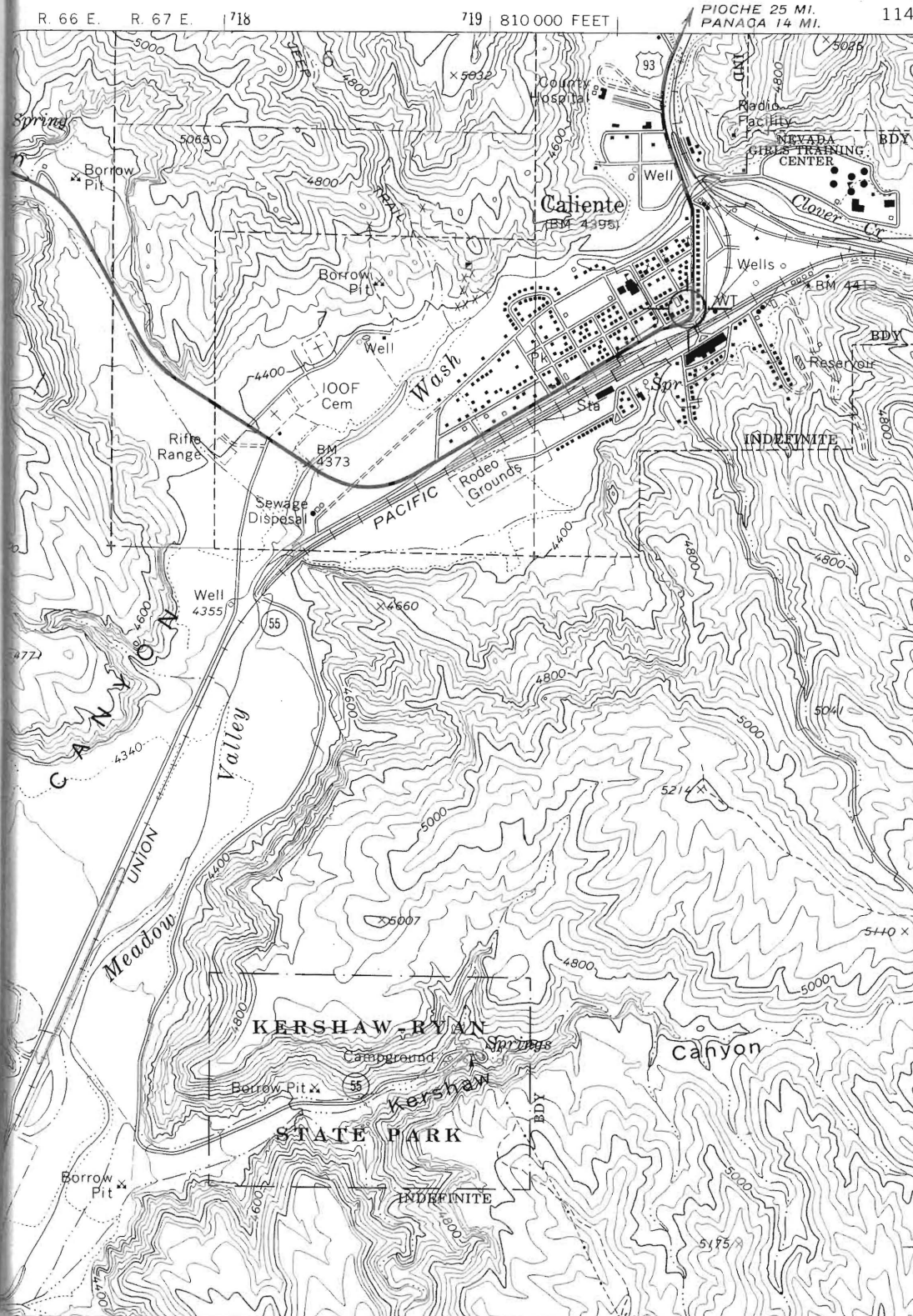
Portion of the NW
SEC. 8, T4S, R67E,



REV/LCA/NOV 05/MM
REV/DOAS/JAN 92/TG
REV/DOAS/AUG 90/TG
REV/DOAS/JUNE 90/TG
LCA/83/MSP
LCA/80/DD

CALIENTE QUADRANGLE
 NEVADA-LINCOLN CO.
 7.5 MINUTE SERIES (TOPOGRAPHIC)

3159 III NW
 (INDIAN COVE)



SMITH-CORNELIUS
 HOTEL
 LINCOLN COUNTY,
 NV
 MT. DIABLO MD
 (ZONE II)
 719215 e
 4166130 N

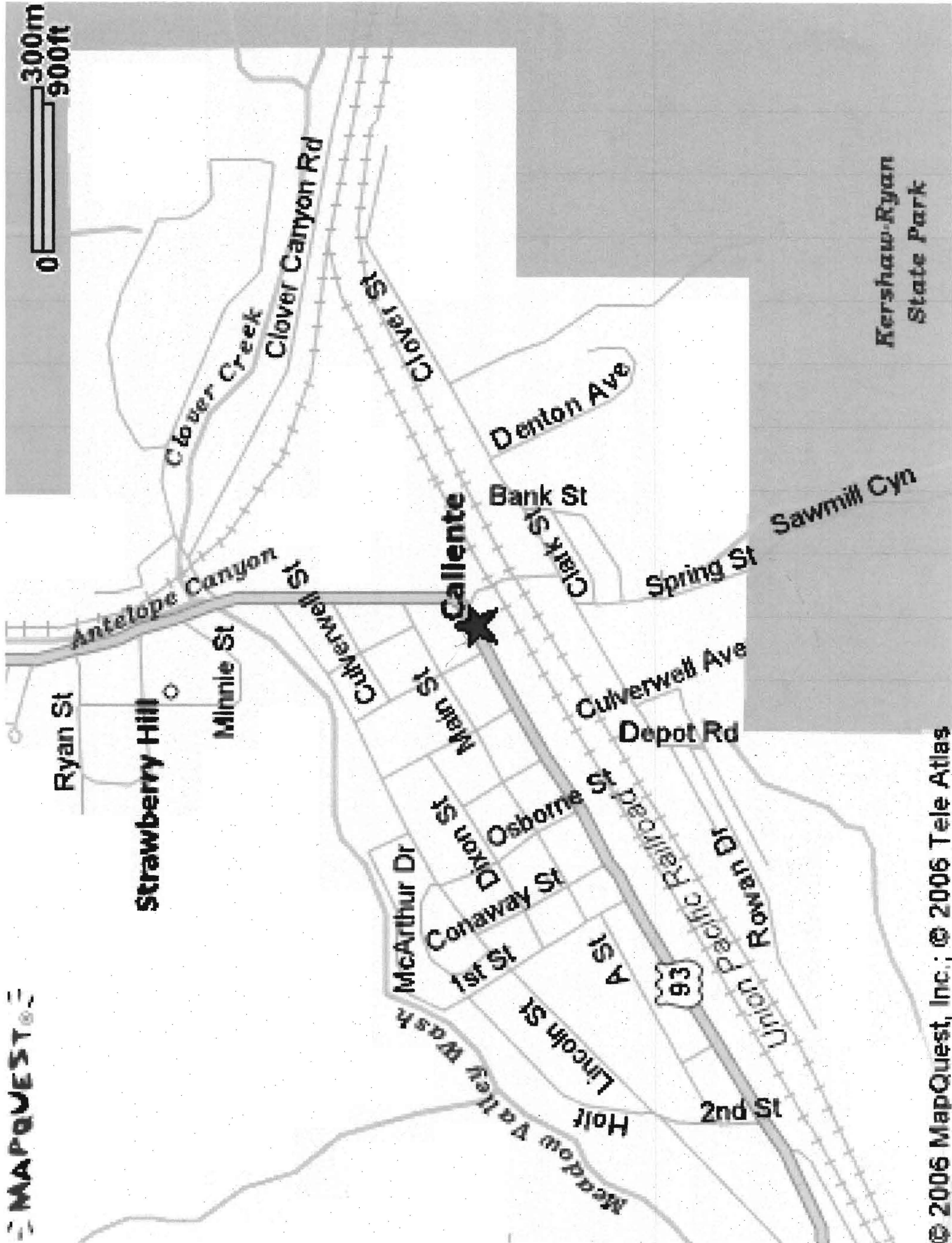
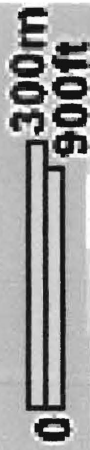
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Portion of the NW
SEC. 8, T4S, R67E, M



2-V/LCA/NOV 05/MM
 REV/DOAS/JAN 92/T3
 REV/DOAS/AUG 90/TG
 REV/DOAS/JUNE 90/TG

LCA/83/MSP
 LCA/80/DD





Smith-Cornelius Hotel 1924
One story wooden canopy with balustrade on south and east facades.

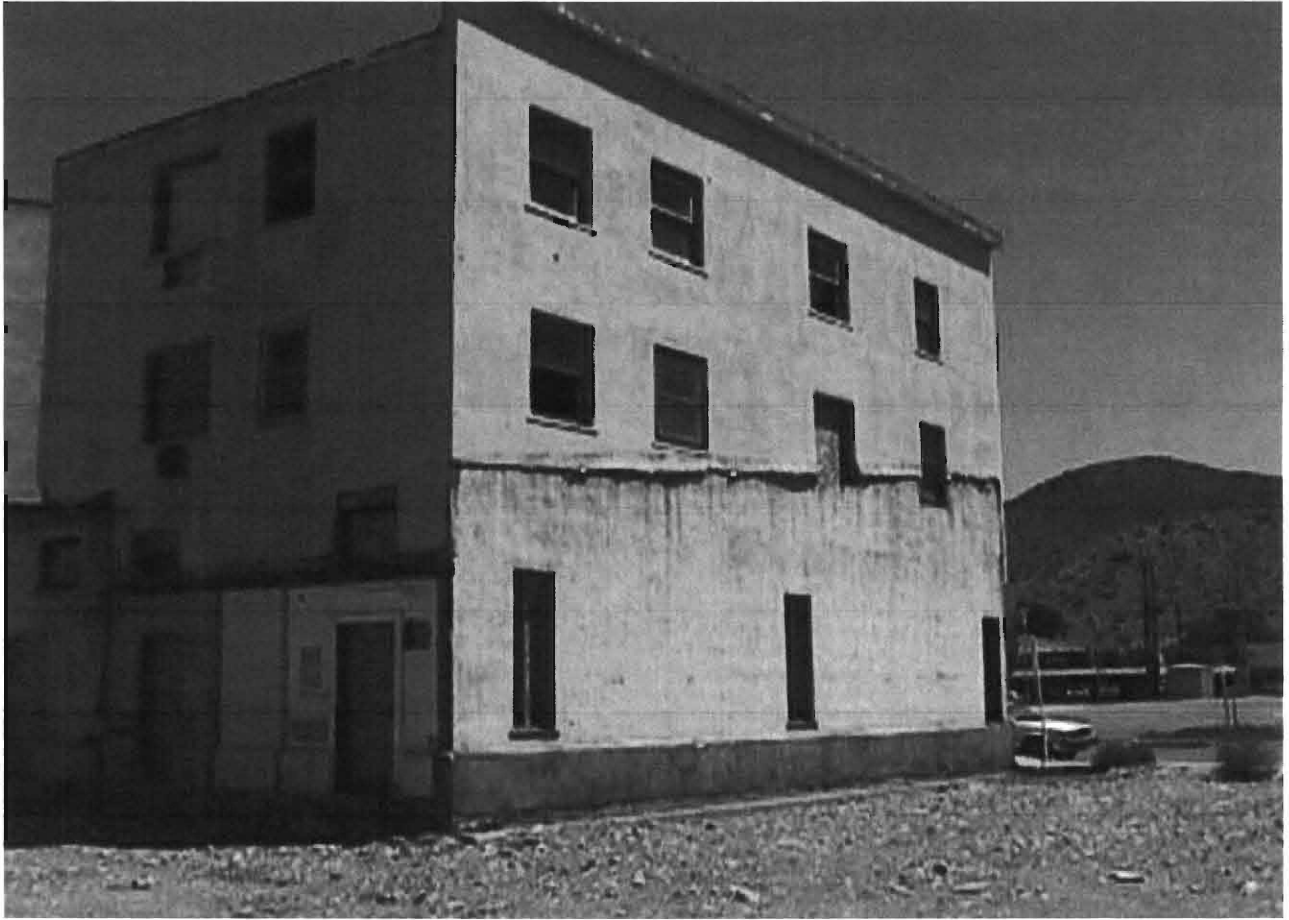


Smith-Cornelius Hotel

The wooden canopy with balustrade is not shown in these photographs taken in the early 1950's.



Smith-Cornelius Hotel
South and East sides of building



**Smith-Cornelius Hotel
West Side of building.**



Smith-Cornelius Hotel
North side of building