

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.

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1. Name of Property

=====

historic name Sammy Lane Resort Historic District

other names/site number none

=====

2. Location

=====

street & number 320 East Main not for publication N/A
city or town Branson vicinity N/A
state Missouri code MO county Taney code 213
zip code 65616

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3. State/Federal Agency Certification

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As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this x 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 x meets does not meet the National Register Criteria. I recommend that this property be considered significant nationally statewide x locally. (See continuation sheet for additional comments.)

Claire L. Blackwell 20 July 1993
Signature of certifying official Date

Claire F. Blackwell, Deputy State Historic Preservation Officer
Department of Natural Resources
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

State or Federal agency and bureau

Sammy Lane Resort Historic District
Taney County, Missouri
Historic Taneycomo Lakefront Tourism Resources

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4. National Park Service Certification
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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> 4 </u>	<u> </u> buildings
<u> </u>	<u> </u> sites
<u> 2 </u>	<u> 1 </u> structures
<u> </u>	<u> </u> objects
<u> 6 </u>	<u> 1 </u> Total

Number of contributing resources previously listed in the National Register 0

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

 Historic Taneycomo Lakefront Tourism Resources of Branson, Taney County, Missouri

Sammy Lane Resort Historic District
Taney County, Missouri
Historic Taneycomo Lakefront Tourism Resources

6. Function or Use

Historic Functions (Enter categories from instructions)

Cat:	<u>Domestic</u>	Sub:	<u>Hotel</u>
	<u>Recreation and Culture</u>		<u>Outdoor Recreation</u>

Current Functions (Enter categories from instructions)

Cat:	<u>Domestic</u>	Sub:	<u>Hotel</u>
	<u>Recreation and Culture</u>		<u>Outdoor recreation</u>

7. Description

Architectural Classification (Enter categories from instructions)

Late 19th and Early 20th Century
American Movements, Bungalow/Craftsman

Materials (Enter categories from instructions)

foundation	<u>Limestone</u>
roof	<u>Asphalt</u>
walls	<u>Log</u>
	<u>Shingle</u>
other	<u>Limestone</u>
	<u>concrete</u>

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

See Continuation Sheets, Section 7.

Sammy Lane Resort Historic District
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Period of Significance _____ca. 1925-1943_____

Significant Dates __ca. 1925__
_____1927_____
_____ca. 1934-40__

Significant Person (Complete if Criterion B is marked above)
_____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, Section 8

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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.)

All sources used in preparing this form have been cited on the Multiple Properties Documentation Form.

- 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: _____Western Historical Manuscript Collection. Columbia, Missouri_____
_____Southwest Missouri State University_____

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8. Statement of Significance
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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)

 COMMERCE
 SOCIAL HISTORY
 ARCHITECTURE

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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)

	Zone	Easting	Northing	Zone	Easting	Northing
1	15	480910	4055030	3	_____	_____
2	_____	_____	_____	4	_____	_____

_____ See continuation sheet.

Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)

See Continuation Sheets, Section 10

Boundary Justification (Explain why the boundaries were selected on a continuation sheet.)

See Continuation Sheets, Section 10

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11. Form Prepared By

=====

name/title David M. Quick, Architectural Historian and Linda Myers-Phinney,
Historian

organization Southwest Missouri State University date December, 1992

street & number 743 South Fremont telephone 417-862-8571

city or town Springfield state Mo zip code 65804

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The Sammy Lane Resort Historic District contains six significant TOURIST DEVELOPMENT PROPERTY resources of the sub-type AUTOMOBILE TOURIST PROPERTY as described in the Multiple Properties Cover Document, "Historic Resources of Branson, Taney County, Missouri" (Section F, pp. 5-7). These resources include four log and native rock resort cottages, an elaborate native rock landscape construction and a well house representing a total of four contributing buildings and two contributing structures. All of these resources are excellent vernacular examples expressive of the Bungalow/Craftsman aesthetic. It also contains a rock retaining wall separating the cottage's lawn from the drive area (VIII on the Sammy Lane Resort Historic District plan). Parts of this wall date from the period of significance; however, because of extensive modification, this wall is considered a non-contributing structure. The district is within the Sammy Lane Resort which is located adjacent to Main Street, once part of U. S. highway 65, and to Lake Taneycomo in the Branson lakefront area. Furthermore, it is clear how the resources in the district were conceived to accommodate the automobile. The district resources are within easy walking distance of the railroad station and area lakefront tourist facilities. The integrity of design of the district's resources is great enough, the district is large enough, and the development of the surroundings is consistent enough, so that a person within it is able to experience something close to the character of a Lake Taneycomo resort of the late 1920's and 1930's (see photos 4,6 and 9). Within the district itself, changes have been minor and in keeping with its original character. We may say that the district's resources exhibit integrity of location, design, setting, materials, workmanship, feeling and association.

Because location, feeling and association are particularly important in assessing the historical importance of tourist development; and because these qualities are expressed by aggregates of construction as much as by individual structures, it is appropriate to organize this description in terms of three larger themes: the setting; the cottages, including the discussions of each cottage; and the area of rock landscape construction, including each of its features.

The Setting.

The Sammy Lane Resort occupies most of a large block which fills the area between St. Limas Street and the Railroad to the west, Lake Taneycomo to the east, Main street to the north and an open area to the south. The

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district itself is contained within the southern part of that large block about midway between lake and railroad. The development which immediately surrounds the district is of a pedestrian scale. One-story buildings are most common in the area although some of two stories are also present. The distances between these buildings are not great, but neither is there a quality of crowding. While recent or recently modified buildings surround the district, there were buildings surrounding it from the time of its construction. While there are recent cottages between the district and the lake, these recent cottages replace earlier screen cottages in the same location which did not provide the amenities resort patrons have come to expect.

The district itself contains a number of large trees, as well as some smaller trees and bushes, most of which appear to be simply where they grew. The effect is fully in keeping with the informality of the space, and the district is pleasantly shaded during the tourist season. Within the district the land to the east of the cottages is flat and contains the rock landscape construction and also the dirt and gravel drive as it did when the district was developed (photo 9). The district and its surroundings retain an informal quality which contributes to its overall picturesque rusticity.

The Cottages.

There are four cottage buildings within the district. Three of these are single rental units. The fourth cottage contains two rental units. The basic material and construction features of all four are similar. All face east toward the lake and are set into land which slopes upward to the west. Because of the slope all the cottages have a high east foundation wall which retains an opening which was originally intended to allow automobiles to be garaged under the cottage. The foundations of all the cottages are constructed of uncoursed, randomly sized, native rock and concrete. The cottages are of round log saddle notch construction. All have gently sloping gable roofs with projecting eaves on all sides, and all have exposed rafter ends. All of the cottages have porches on the east facade which project over the automobile openings, and all of the porches retain some of their rustic log details.

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Each of the three single unit cottages has a massive rock chimney constructed in a manner consistent with the rock work of the foundations. However, near the base of each chimney a long narrow slab of stone is set vertically to create an accent. The gables of the double unit are covered with wooden shingles, while the gables of the single units are covered with rounded slabs cut from logs. Other distinctions and modifications found in individual cottages will be mentioned as each is discussed; however, it should be clear that taken together they form a rustic picturesque ensemble which is characteristic of the Taneycomo resort aesthetic. Indeed, in terms of integrity they represent the best such ensemble of rental cottages found in The Survey of Lake Taneycomo Towns and Resorts.

Unit 41. (Photos 1, 2 and 3). This contributing cottage has a cross gable plan with the rear section gables facing north and south, and the third gable on the principle facade faces east. The cross gable plan, together with the slightly larger size of this cottage as a single unit, serves as an effective end to the composition of this group of buildings on its southern end. The plan together with the rustic and craftsmen details such as the exposed rafter ends emphasizes the relation of this resort architecture to the bungalow. The east (front) facade has been modified by replacing what was likely the original open porch with a screen porch and by recent wooden steps. The automobile opening in the foundation has been covered although it remains clearly visible. These modifications do not seriously alter the overall character of the building and are consistent with resort architecture and normal maintenance. They could be easily reversed.

Unit 42. (Photo 4). The plan of the exterior of contributing unit 42 is an approximate 25 foot square gabled front and back (east and west). The porch projects on the east principle facade. This open porch retains its log railing balusters and one central log post. It is possible that the other square porch posts are replacements. The porch has a shed roof which is a modification from the open gable roof which was present in an early photograph. The porch steps are recent wood ones. This cottage is fenestrated with both double hung and casement windows of various light patterns, all of which appear to be original. Variations also occur in the windows of the other cottages. These variations are not surprising when we consider that resort cottages were often built piecemeal with what materials could be obtained at reasonable cost. These various window patterns may signify some use of salvaged materials. Again, the automobile

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entrance has been covered. The modifications of this cottage are minor and reversible.

Unit 43. (Photo 4). This contributing cottage is slightly smaller than unit 42, being 24 feet square. Its gables also face east and west. The original open gable porch roof has also been replaced by a shed roof, but more of the log elements of the porch itself remain than in unit 42. Again a variety of double hung and casement windows are used but in a different pattern than in unit 42. Again, the automobile entrance has been covered. The modifications of this cottage are minor and reversible.

Double Unit 44-45. (Photos 4 and 5). This contributing building was intended to contain two tourist units from the time of its construction. It balances unit 41 at the other end of the sequence in that it also has gable ends on the north and the south. It does not, however, have a gable roofed section projecting to the east. Rather two porches, one for each unit and each with its original open gabled roof, are located on this eastern facade. These porches retain most of their log details including cedar posts with projecting branch stubs, a rustic motif still seen fairly frequently in the area. The gable ends of this double building are all covered with wood shingles, as is a gable roofed addition to the rear (west) side of the building. This addition covers the entire rear wall of the original building. It appears to be early and likely dates from sometime within the period of significance. This addition does not detract from the integrity of the cottage as a resort property and other modifications to this building are minor and reversible. There are two openings originally intended for automobiles under the two porches of this building. Each is covered with simple plywood panel doors. The space between the openings is filled with vertical logs. It is possible to drive up to these two openings in the double unit.

Rock Retaining Wall. (Photos 3 and 9). A rock retaining wall separates the grassy area in front of all of the single unit cottages from the dirt and gravel drive. Stone steps were provided in this wall for each of the units. Currently this wall and the earth behind it blocks automobile access to the openings under each unit. An early photograph of cottage 42 (photo 10) shows a rock walled turn-in to the automobile opening below the porch similar to the one which still exists for cottage 44-45 (photo 4). Apparently, the rock from the walls of these turn-ins was used to make the current rock wall continuous. One can imagine this was done after

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automobiles became too large for the basement spaces under these cottages. While the rock retaining wall past the double unit would be considered non-contributing because of the way in which it has been altered, visually it is still consistent with the other construction.

Rock landscape construction and well house. (Photos 7-9). Almost directly east of the double cottage (units 44-45) is a contributing area of limestone rock landscape construction built in 1925. This is a sunken (about 24" below grade) area walled by rock which contains a fountain and a well house. The rock walls and fountain are taken together as a single significant structure. The work surrounds the well house building. The higher northern wall of the landscape construction separates it from a large swimming pool which was built during the 1950's. This pool replaces an earlier pool (1925) in the same location and of the same size. The swimming pool has been excluded from the district. The sunken area with its fountain, well house and rock work is what remains of a larger area that contained channels and fish ponds for a private fishing area, according to Mike Brown, the current owner of the property. South of the landscape construction is an area of mature trees which has been included within the district boundaries because surface variations of the ground suggest that more of the fishing area may survive under current grade level, and more importantly because the tree cover adds materially to the quality of the historical feeling of the district.

The contributing well house is a small structure (11 by 12 feet) the floor of which is still lower than the ground level in the sunken area which contains it. The house still contains the well head and pump which once serviced the swimming pool, fish ponds and fountain, but which is now used only for the landscape sprinkling system. The building is of poured concrete construction faced with limestone slab rock. Taken together with the rock work of the walls and the rock faced fountain pool and fountain, the entire construction is typical of the many examples of rock landscape construction found in the region. While only a fragment of what once was visible, this is the most elaborately rustic landscape grouping to be found in the Taneycomo survey.

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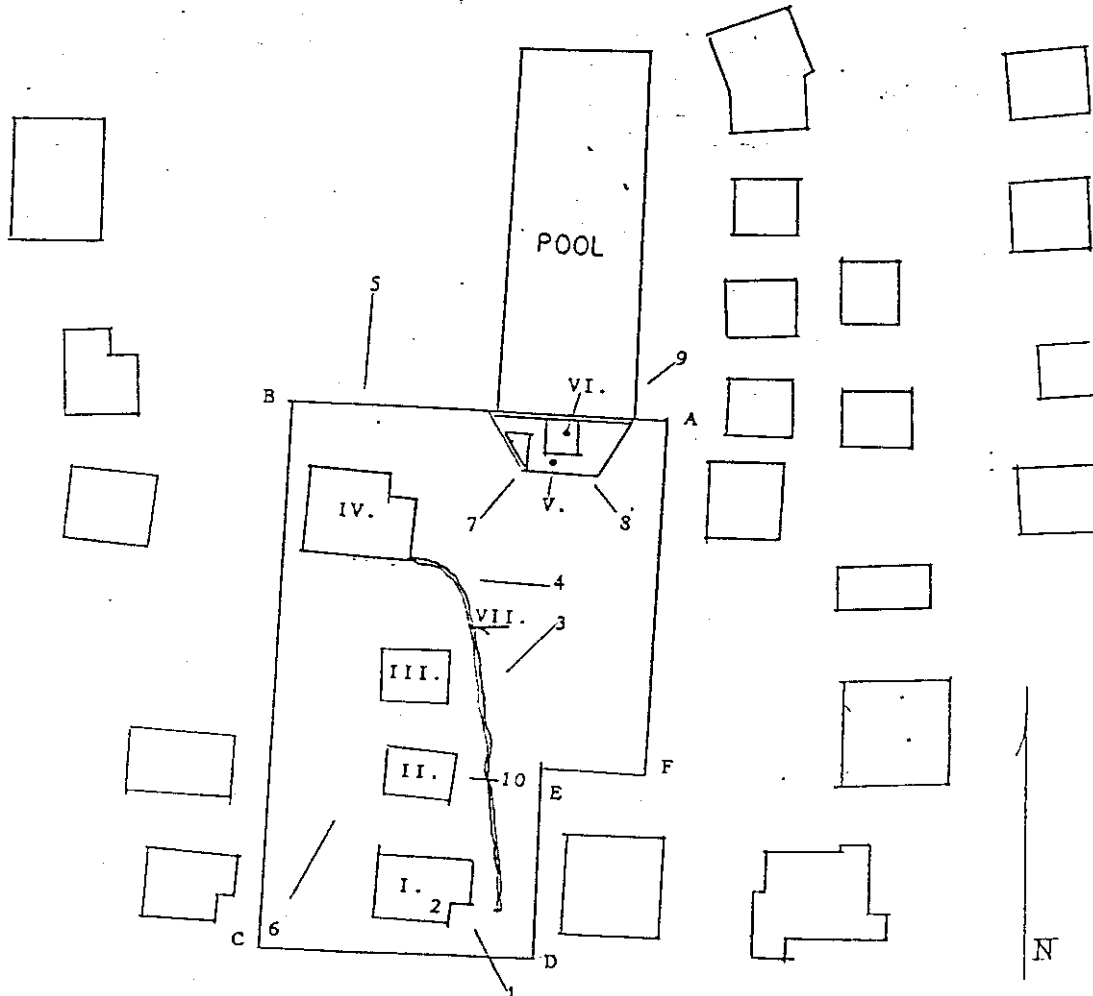
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SAMMY LANE RESORT HISTORIC DISTRICT site map

- I. Unit 41
 - II. Unit 42
 - III. Unit 43
 - IV. Unit 44-45
 - V. Landscape Construction
 - VI. Well House
 - VII. Stone Wall (non-contributing)
 - 1-10 Locations from which photographs were taken
- (not to scale)



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Within the Sammy Lane Resort Historic District, a tourist development property, are four contributing resort cottage buildings. In addition there are two contributing structures. One is an area of landscape construction which includes a fountain and native rock wall surrounding a sunken area. The second is a well house which is within the sunken area. These structures remain from of a sequence of fish ponds channels and related construction created for rustic effect and tourist fishing. The whole Sammy Lane Historic District complex still exhibits a clear relationship to the lake, still retains access to the highway, and still clearly exhibits how it was constructed to accommodate the automobile. Consequently, the district as a whole, and in terms of its parts, conforms to the sub-type described in the Multiple Properties Cover Document, "Historic Resources of Branson of Branson, Taney County, Missouri; Automobile Tourist Properties (Section F, pp. 5-7), and is significant under criteria A in the area of COMMERCE. Furthermore, as discussed in section 7 (pp. 1-2), all these buildings, structures, and objects conform to the picturesque use of rustic materials and informality of design. And since the four cottages still function as resort cottages and still clearly exhibit the materials, features, workmanship and design of the bungalow and craftsman style, all are also significant under criterion C, ARCHITECTURE. Furthermore, because of the overall design, continuity and integrity of the district area, the association and feeling of the picturesque and the arcadian ideal is still strongly present and is significant under criterion A, SOCIAL HISTORY. One of the first resorts on Lake Taneycomo's west end, the Sammy Lane Tourist Park, was also a place of community events and recreation including swimming, music and dancing by the pool.

The history of development in the Lake Taneycomo area is synonymous with the history of tourism in the area for it was tourism which precipitated the area's metamorphosis from frontier-like to modern. The change was evident in all aspect of life's fabric: commercial, social, economic, and cultural.

Lake Taneycomo's lakefront area has been the focus of tourism activities since the lake's impoundment in 1913. Immediately after the lake's formation, six excursion boats were conducting business from that point. One of them was the Sammy Lane owned by Hobart McQuerter and headquartered south of the Main Street Bridge. In 1924, in the flush of

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the 1920s tourist boom, McQuerter began the Sammy Lane Tourist Park on this same plot of land. It was situated advantageously at the juncture of Highway 3, the main route through town, the lake front and the Main Street Bridge which was the eastern entry to Branson. It also lay just east of the railway and the Branson depot.

Expansion of the Sammy Lane Tourist Park continued for decades. In 1925 McQuerter constructed a 60 by 150 foot swimming pool, fed by a well house at the south end of the pool; considerable landscaping was also done in the pool area which included rock landscape construction. Landscaping was updated in 1927; and when the resort opened for the 1927 tourist season, it could boast several new cabins which differed considerably from others. Whereas previous structures had been described as "camping shelters," the new ones were more substantial, each having two to four rooms and a fireplace which would allow them to be used throughout the year. These new structures included units 41-43. The Double unit 44-45 was added sometime between 1934 and 1940.

Besides being one of the first resorts on Lake Taneycomo's west end, the Sammy Lane Tourist Park was a focus of community events and recreation which engaged both tourists and locals. For those (presumably local) people who did not wish to camp at the Sammy Lane, season tickets to the swimming pool could be purchased. And in 1927 promoters staged a two-day water carnival on the lake. One event was a bathing beauty revue held around the Sammy Lane swimming pool. A twelve-piece orchestra accompanied this event and public dances were held there.

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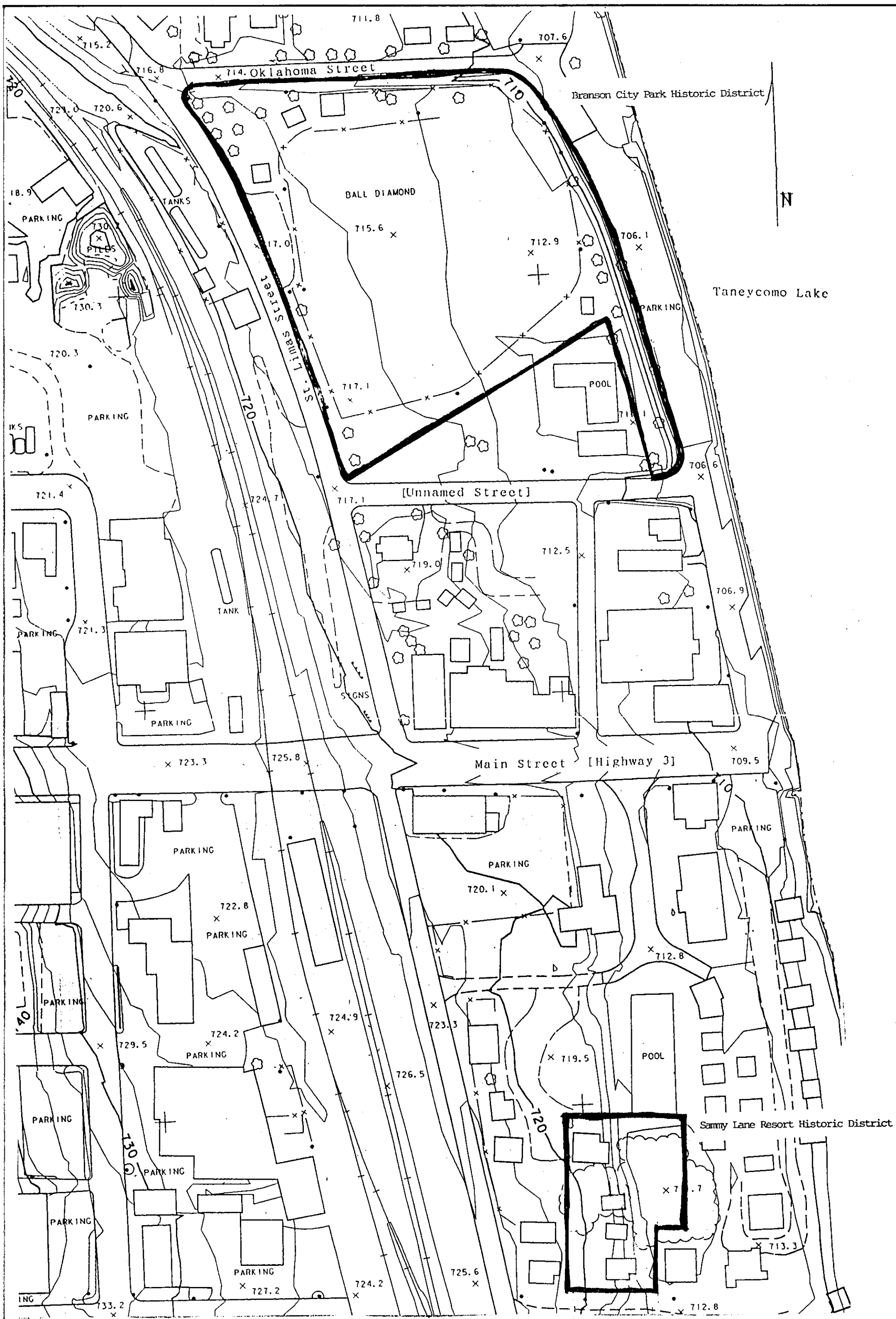
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Verbal Boundary Description.

The boundary of the Branson City Park Historic District is shown as a heavy dark line on the accompanying map entitled "Branson Lake Front Area," scale 1"=100' (approximate).

Boundary Justification.

The Sammy Lane Resort Historic District is a contiguous area within the larger Sammy Lane Resort complex. Its boundaries are flanked to the east, north and west, and partly to the south by tourist development construction which, while part of current Sammy Lane Resort, is recent or has been recently modified. The remaining area to the south of the district is open. These boundaries contain all the significant Sammy Lane Resort buildings and structures within an uncomplicated area. They also include the drive area vegetation which enhances the feeling and associative character of the district.



Branson Lake Front Area

Scale: 1"=100' (approximate)

Historic District Boundary: **_____**

This map is based upon one drawn for the Branson City Planning Office by M. J. Harden Associates, Kansas City, Missouri, 1991.



















