

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 an 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 Hermann Historic District (Boundary Increase I)

other name/site number N/A

2. Location

street & town 214 & 304 Franklin, 301-501 Gellert, 2202 Highway 100 NA not for publication

city or town Hermann and vicinity X vicinity

state Missouri code MO county Gasconade code 073 zip code 65041

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.)

Mark A. Miles

17 October 2006

Signature of certifying official/Title Mark A. Miles/Deputy SHPO

Date

Missouri 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 certifying official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

Signature of the Keeper

Date of Action

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:)

Hermann Historic District (Boundary Increase I)
Name of Property

Gasconade County, MO
County and State

6. Classification

Ownership of Property
(check as many boxes as apply)

Category of Property
(check only one box)

Number of Resources within Property
(Do not include previously listed resources in the count.)

- private
- public-local
- public-State
- public-Federal

- building(s)
- district
- site
- structure
- object

Contributing	Noncontributing	
26	2	buildings
		sites
		structures
		objects
26	2	Total

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

N/A

**Number of contributing resources previously listed
in the National Register**

0

6. Function or Use

Historic Function
(Enter categories from instructions)

DOMESTIC/single dwelling

AGRICULTURE/animal facility, agricultural field

AGRICULTURE/horticultural facility, storage

Current Function
(Enter categories from instructions)

DOMESTIC/single dwelling

AGRICULTURE/animal facility, agricultural field

7. Description

Architectural Classification
(Enter categories from instructions)

Other: Missouri German

Mid 19th Century: Greek Revival

Materials
(Enter categories from instructions)

foundation limestone

walls stone

brick

roof metal

other _____

Narrative Description

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

See continuation sheet(s) for Section No. 7

Hermann Historic District (Boundary Increase I)
Name of Property

Gasconade County, MO
County and State

8. Description

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.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** a birthplace or 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.

Narrative Statement of Significance

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

9. Major Bibliographical References

Bibliography

(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 # _____

Areas of Significance

(enter categories from instructions)

Ethnic Heritage: European

Architecture

Agriculture

Period of Significance

1838-1910

Significant Dates

1838

1852

Significant Persons

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

See continuation sheet(s) for Section No. 8

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other Name of repository:

Gasconade County Archives Center--Hermann, MO

See continuation sheet(s) for Section No. 9

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National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 1

Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

Summary: The Hermann Historic District (Boundary Increase I) lies immediately east of the existing district and includes properties along Franklin, Gellert and MO Hwy 100 in Hermann, Gasconade County, Missouri. Six single family residential buildings some with outbuildings and farm acreage with farmhouse, barns, wine cellar and related outbuildings are included within the boundary increase and constitute 25 contributing and 2 non contributing resources. The boundary increase also includes a large area of open space historically used for cultivating grapes and fruit trees. Small vineyards were associated with most of the houses within the boundary increase, though the larger acreage was owned by the Husmann/Manwaring Nursery. Known locally as the East Hill, the houses within the boundary increase are consistent in style, context, material and construction period with the adjoining historic houses within the original Hermann Historic district. Dating from circa 1850 to circa 1910, the houses are generally 1-2 stories and are constructed using traditional Missouri German materials and techniques including fachwerk, brick, stone and frame, all with stone foundations. The buildings and associated agricultural land retain a high degree of integrity and reflect the settlement of Hermann and its development into a significant wine producing center. Expanding the district to include these remaining houses completes the district by adding the contributing houses clearly part of this well-defined and compact area known as East Hill. The expansion of the district to include the adjacent acreage and farm is proposed as the farmhouse is a rare example of Greek Revival architecture in this German settlement. Further, the house and farm were the home and business location of George Husmann and Husmann/Manwaring Nursery. Husmann's contributions to the development of the winemaking industry in Hermann were significant as his vineyards and nursery operation introduced and cultivated the grape varieties vital to the success of winemaking in not only Hermann but far beyond.

Elaboration: The present Hermann Historic District encompasses the old section of Hermann which was platted on a regular grid with 60 x 120 feet lots in rectangular blocks, with no regard to topography by the German Settlement Society while yet in Philadelphia. Typically houses within the Hermann Historic District were built in the German tradition with front facades adjacent to the sidewalk. Most were constructed of locally fired brick, some of frame and of stone, all with stone foundations. Farther from the river, the houses became more distant from the sidewalk and spaces between buildings increased proportionately.

"As the prosperity of Hermann increased, more brick and stone buildings in the German Style replaced the earlier log structures. Within a generation the town had the look, as well as much of the character, of the towns the settlers remembered with affection in the homeland. Nearly all the houses hugged the streets, some attached in rows, others standing apart from those of their neighbors. The deep lots permitted vegetable gardens, fruit trees, grape vines and flower borders in the rear of the houses."¹

The area known as East Hill was similarly platted but many streets were never built or if built, were not connected to the remainder of the town due to the steep hillside terrain and Frene Creek at the west base of the hillside. The buildings were built close to the street line, but are more dispersed, surrounded by lots dedicated to vineyards, with a more rural atmosphere and views overlooking the town and the Missouri River. An 1867 bird's eye view of the town of Hermann depicts the hill with scattered houses surrounded by orchards or vineyards. (Figure 1) The houses included in this boundary increase were built during the initial settlement that began in 1838 and continued through the peak of the house winery period in the 1870s. Later contributing houses were built on former wine/vineyard lots through the early

¹ Charles van Ravenswaay, The Arts and Architecture of German Settlements in Missouri. A Survey of a Vanishing Culture, University of Missouri Press, 1977, p.51

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Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

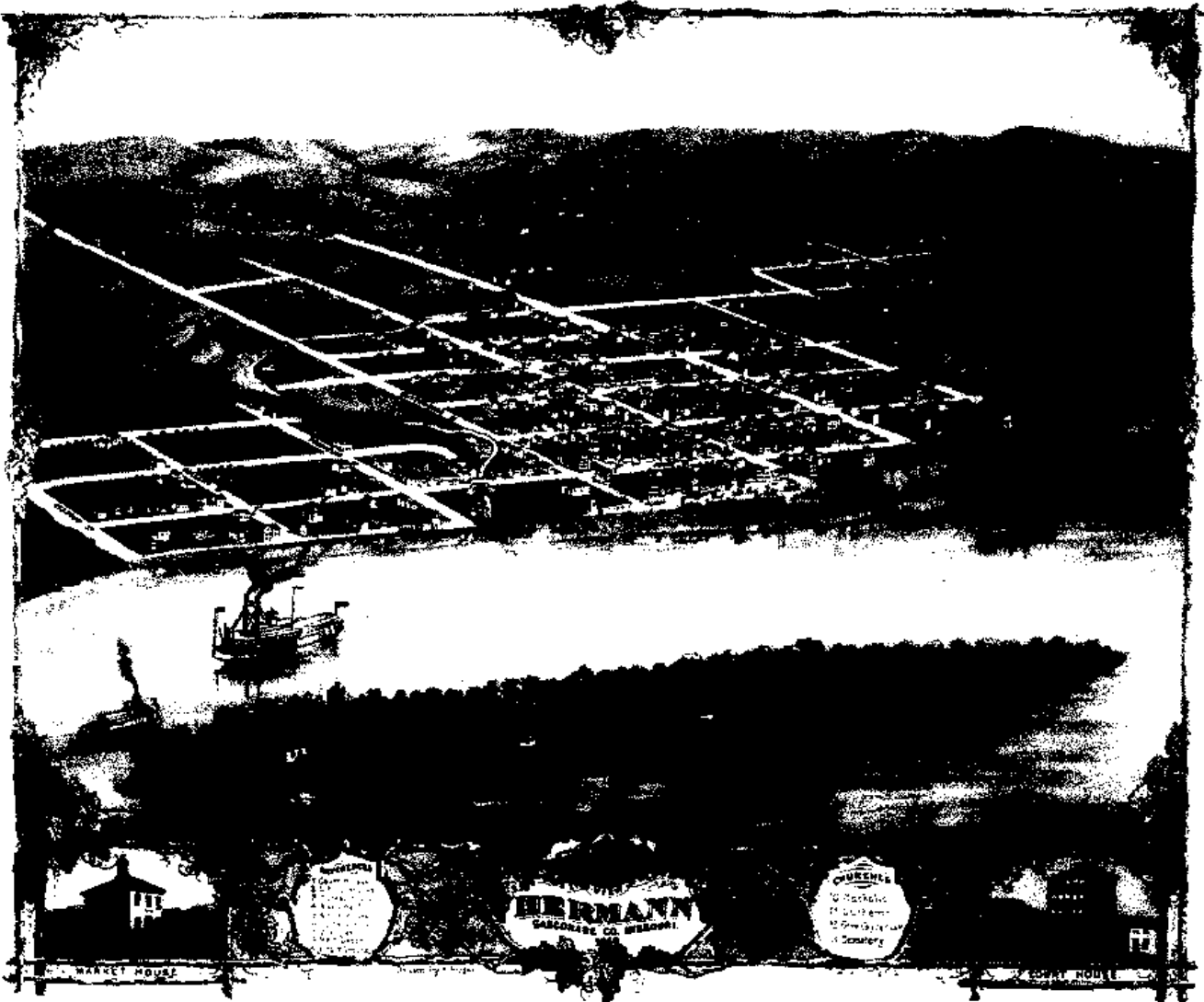


Figure 1

1900s. A few houses were built later in the 20th century on individual open lots, both in and outside the historic district boundaries. The farmhouse, wine cellar/press house, barns, related outbuildings and fields on the adjoining acreage are a larger and more rural form of the house winery complex. Members of the Society could purchase either a town lot or 40 acres of farm ground and house wineries were typical on farms surrounding Hermann during the period of 1840 to post Civil War. This farm is distinctive in its prominent location at the curve of Kallmeyer's Bluff on Highway 100, at the eastern entrance to the town of Hermann.

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Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

Individual Property Descriptions:

Carl Schroeder House 304 Franklin Constructed circa 1864, this one and one half story rectangular end gable building was built in two major phases, one in stone and the other in brick. The house is isolated under the crest of East Hill to the south. The stone section and adjacent stone courtyard are dug into the hillside. The roof is standing seam metal with a single gable roof dormer on either side of the brick section, centered. The brick section is comprised of four bays with a door in the second bay and a single window in the east wall of the attached stone section. The brick section has a corbelled cornice with a stretcher course surmounted by a vertical header dentil pattern of glazed brick. The windows reflect the talent of the stonemason owner/builder having segmental arches of dressed stone voissours with a keystone decorated with carved floreate motif in bas-relief. The stone sills are striated. On the rear elevation of the stone section, windows have laurel wreath bas-relief carving on the keystone. In the brick section, the window openings have segmental arches of brick with stone keystones that are decorated in bas-relief with a laurel wreath and floreate motif. Stone sills are tooled. The door entry has a segmental brick arch with keystone and stone skewbacks, tooled and bordered with a centered floral rosette. The doorways in both the stone and brick sections have bas-relief floral rosettes at the extreme ends and a moulded lip. Skewbacks with centered floral rosette are tooled and bordered. All openings have six over six light window sash. To the north of the main building and wrapping around the east is a courtyard area cut into the bank of the hill rising to the north and east. The wall is built of rock faced coursed stone. There is another stone wall linking the retaining wall to the building which has an arched doorway with a raised segmental arched stone voissour arch. The keystone has the same base relief floreate rosette found on the keystone of the door in the stone section. The surround of the arch entry is finished with dressed stone and has a moulded stone capital. Around the corner, set into the wall, is a niche. At the north east corner of the courtyard a door is cut into the wall, permitting entry into the lower level of a two story outbuilding. Further along the north wall is a large niche with a pecked and bordered stone lintel. The wall turns to the south and there is a similar moulded stone capital set into the corner of what appears to have been an unfinished doorway, perhaps intended to match the primary entrance.

Related outbuildings: Two level gable roofed outbuilding built on top of the stone retaining wall into which there is a grade entry to the lower level. Of vertical board construction, it was rebuilt in the early 1900s on the original foundation. To the west is a small two chamber gable roof brick smokehouse with metal roof. It is built into the hillside on the north. Further west is a frame, gable roofed one story building covered with lap siding resting on a stone foundation. The long side is two bay, window and door on the south and door and window on the north. Porches supported by chamfered posts with a patterned pendant frieze are on each long side of building at the door bay. Windows are two over two light sash in a mitered and beaded surround. The east has only an attic window while the west has an attic and first story window centered in the end-wall. [4C]

214 Franklin: One story four square clapboard sided frame house built circa 1900 with hip roof covered by asphalt shingles. A single dormer with one over one window sash is centered on the west front and rear roof. A bay window is centered in the first bay and a corner porch with turned posts and spindle railing is on the north corner of the front. Side elevations are two bay with windows centered in each. The hillside drops to the west exposing a full two story with 20th century gable and shed roofed additions. [1C]

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Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

Klenk House 301 Gellert One and one half story end-gable rectangle house built circa 1848 of unusual construction with stone on two walls (front and north end gable) and half-timber fachwerk covered with lap siding on the other two walls. A stone arched wine cellar is beneath the house. The house sits slightly back from the property line, with the site sloping rapidly away from the house on the east so there is a grade entrance to the cellar level press-room antechamber and to the wine cellar. The original parcel of one and one half city blocks is intact with lots adjoining the house terraced for grape vineyards. The roof is covered with asphalt shingles, eaves are flush at the end-walls and there is a modern dormer on the rear. The front facade has three bays, with the entry in the third bay. A small porch covers the entrance with a gable roof, supported by chamfered wood posts. The front façade windows have wood lintels with an applied triangular shaped architrave with moulded drip-cap. Sills have been replaced with concrete. Window sash are six over six lite. The north elevation is of stone with a single centered attic window and two symmetrical first story window openings. On the south there is a single attic window in the half-timber wall. A shed roof addition (circa 1880) is of frame construction. The rear upper story has two asymmetrical window openings. The cellar entrance is a double leaf doorway with flanking window openings. A modern gable roof porch is over the entrance. A turn of the century barn with vertical board siding is to the north on an adjoining lot. A brick smokehouse is east of the house. [3C]

401 Gellert

Built circa 1900, the one and one half story house is rectangular with an ell, frame with 20th century siding. The foundation is of stone with three small windows on the north side which is exposed due to the site's rapid fall to the east. The front façade is three bays with the door in the center bay and a centered window on each side. A shed roofed porch of later construction extends the length of the front first story. The roof is of corrugated metal, eaves projecting over the gable end walls. Each end wall has a centered window at the attic and first story. Various shed roof additions are attached to the rear. [1C]

409 Gellert

This one and one half story house was built in two phases, the first in brick circa 1883 and the second frame in the early 1900s. The house is sited well back from the street with a modern frame addition across the later frame portion of the original house. This frame portion has a dormer on the front. The front brick section has a single door opening that has been infilled and one window. The north frame gable end has a centered attic and first floor window. On the south, the brick gable end has two small attic windows and a centered first floor window, all with segmental arches of stretcher brick and two over two light sash. The roof is of corrugated metal. [1C]

501 Gellert

One and one half story frame house built in the early 1900s. The Greek Revival influenced gable end faces the street and is set back consistent with neighboring houses, on a rise significantly above street level. The front is of two bays with a door to the north and a window to the south. A hip roofed porch with plain cornice supported by wooden Doric columns covers the door. The eaves project over the end wall and have pronounced returns. Two abutting windows are on the attic gable end and a hip roofed dormer with one window is centered on the south roof. The south elevation has a bay window with hip roof and a single window in the front bay. [1C]

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Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

Teubner/Husmann House 2202 Highway 100

This two story brick house is an excellent but rare example of the grand residences built by the well-to-do during the early settlement period. Built circa 1855, the house is in the Greek Revival style with five symmetrical bays on the front. The imposing façade faces north, overlooking Highway 100 and the Missouri River, situated at the base of an imposing bluff to the west, which isolates the farm visually from the town. The windows have surrounds in the Greek Revival style. Single leaf doors are in the center bay of both stories with sidelights and transom. A gable roofed two story porch centers the façade with a fanlight in the gable. The cornice of the house has dentils and is brought around the porch and into the pediment and also returns around the house gable ends. The lower level of the porch has been altered with brick replacing the original wood railing that matched the railing on the second floor. A single gable roofed dormer flanks the porch roof. The east gable end has no window openings. A ginkgo tree near the house on this east side was planted at the time of the house's construction and is believed to be the largest tree of its kind in North America. The west gable end has a single window on each floor, off center to the rear. The rear elevation of the house has windows in the three easternmost bays at the second story. A one and one half story kitchen ell is attached at the rear west side. An enclosed shed roofed porch covers the lower floor of the remaining rear elevation. The house has a standing seam metal roof. A stone foundation and cellar are beneath the main house. Two gable roofed frame outbuildings are located south, away from the house, aligned on the western edge of the kitchen ell. [3C]

Press House and wine cellar

Built circa 1850, the presshouse with cellar is south of the house, built into the side of the hill which slopes down to the north and east. The press house is one and one half stories, of brick, built directly on the stone foundation walls of the cellar. The roof is of corrugated metal. The front gable faces north with a four panel entrance door at the press house level that once opened to a porch, now missing. Below on the gable end is an antechamber built of stone side walls and brick gable end in which is centered a single plank door. (figure 2) At the rear, opening at grade to the upper press house, is a double leaf door with broad wood lintel. On both long sides are two window openings, symmetrically arranged. Flat arches of stretcher brick and wood sills are at the windows, filled by six over six light sash. The presshouse is comprised of two rooms, the southern accessed by the double doors, with exposed brick interior walls, exposed crudely hewn five by five inch joists with planking on top. A brick wall separates the two rooms with a board and batten door between. The north room is plastered, finished with a plank floor and a stove flue giving the appearance of use as an office or housing for hired help during harvest. The cellar below has a double leaf door entrance with wood lintel and original doors of wide boards with tongue and grooved joints and edge beading. The cellar is stone arched, 16 feet wide and 30 feet long, built as a single chamber. A hole in the arch exists for passing the fermented must to the cellar from the press room. In the far endwall is a niche. Square hole ventilation shafts are located at the intersection of the arch with the foundation wall at approximately four feet from the dirt floor, rising vertically from the opening, within the stone masonry to exit at ground level above the arch of the cellar. In either endwall there are shafts, though on the forward endwall they are actually openings directly to the outside. [1C]

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Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

The Teubner-Husmann Wine House

This early press house and wine cellar was built by Carl Teubner in 1851, before his death in September of that year. Teubner had married Josephine Husmann in 1847, and when he died, George Husmann, who had gone to California to seek gold, returned to Hermann to help his sister with the property.

The wine house became an important part of the Husmann-Mauwaring Nursery business in the succeeding years. The ground floor, recessed into the hill, is stone with a brick upper floor. The building had a raftered, not a vaulted, cellar and would once have had heavy straw insulation in the cellar's ceiling to keep the temperature constant.

In the fall of 1864, when the vanguard of General Price's army, under the leadership of General Marmaduke, camped on the winehouse grounds on their way to meet General Price at Jefferson City, they found the wine cellar, and, annoyed that there was no whiskey, opened all the barrels and let the wine flow down the hill into the Missouri River.



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Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

Farm outbuildings

Various wood barns and agricultural storage buildings are to the east of the house and wine cellar. (figure 3) The main barn is a gable roofed, timber frame building with vertical board siding and a large shed roof addition extending the length of the rear elevation. Numerous doors and window openings provide for loft use, farm equipment and livestock access. A gambrel roofed wood barn with large loft is situated to the south and east of the press house. A third barn, also gable roofed, one story is located south near the creek at the east edge of the property. A gable roof corncrib, two non-contributing equipment sheds, an outhouse, and chicken house complete the farm complex, circa the late 19th or early 20th century. [6C 2NC]



View of Husmann Wine House and Nursery

When George Husmann took charge of the Tenbner property for his sister, he developed a nursery and fruit tree farm that became known throughout Missouri as a model business. Charles Manwaring joined Husmann as a partner in 1858. The nursery provided grape plants and fruit trees, along with a whole range of exotic plants—ginkgo from China, orange and lemon trees, and imported plants and seeds from Europe --to customers throughout the country. Husmann planted a ginkgo tree next to his sister's large brick home, which can be seen at the bottom left in the photograph. Almost a century later, in 1947, it was listed in the Missouri Botanical Garden *Bulletin* as the largest ginkgo in America. A busy highway now passes close to the house and tree, but the ginkgo still bears witness to the wide-ranging interests of a remarkable horticulturalist who made many contributions to Hermann.

Figure 3

Within the acreage, out of view from the house and barns, the City of Hermann owns a 12 acre site on which there are three lagoons for sewage treatment. A related 3 acre parcel on Reserve Street is located at the start of a service road into this site and has two buildings, an early 20th century brick industrial building and an equipment shed. (1C, 2NC)

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Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

Rasche Farm

To the rear of the Husmann property and accessed through that acreage is a second smaller house winery complex, circa 1850s. All that remains of the original farmhouse is a stone foundation. To the south, a brick smokehouse with gable roof remains. The gable end has a single entry door, one window on the long side and brick vents openings high in the end gable. A very well maintained stone springhouse is to the west, gable roofed with brick end walls above the first floor level of coursed ashlar limestone. The standing seam metal roof projects an exaggerated amount at the front end gable and the rafter end are boxed with a decoratively cut soffit board. Inside the floor is of stone and a stone trough extends the length of the south wall from which the spring originates and flows to the exterior. A single window opening is on each long side, a single door is centered in the end gable wall with a small window above. The far gable end has no penetrations. Windows and door have brick stretcher course at the header and wood sills. On the exterior the spring exits the far wall and has a modern concrete trough to water livestock. A partially collapsed wine cellar is further west, across a small creek. Only a portion of the original cellar remains with evidence of ventilation shafts at the further end, the cellar laid of stone and built into the hillside facing the creek. A gable roofed wood frame barn is south of the other buildings, two stories, with stone foundation, vertical board and batten wood siding and roof of corrugated metal. [4C]

(Descriptions in the previous section are in part based on the Missouri Historic Architectural Inventory completed for the Division of Parks and Historic Preservation Department of Natural Resources by David Denman in 1985.)

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Section number 8 Page 9

Property Name: Hermann Historic
District (Boundary Increase I)
Gasconade County, Missouri

Summary: The Hermann Historic District (Boundary Increase I) lies immediately east of the existing Hermann Historic District and includes properties along Franklin, Gellert and MO Hwy 100 in Hermann, Gasconade County, Missouri. The nominated boundary increase are significant at a local level in association with Criterion A and C in the areas of ETHNIC HERITAGE: EUROPEAN, ARCHITECTURE AND AGRICULTURE. Hermann was settled in 1838 by members of the German Settlement Society of Philadelphia and contains a high concentration of nineteenth century buildings which illustrate the architectural tastes of Missouri's early German immigrants. While the original district has notable individual buildings, it is the district in its entirety that effectively portrays German town life in Missouri. The expanded boundaries extend this by including houses and land area on East Hill, consistent with the original district and typical of the small house winery with adjoining wine lots, key to the growth of the Hermann wine industry from the mid to late 19th century. The expansion includes the adjoining Teubner-Husmann-Kalimeyer farm which is notable architecturally as the house built circa 1855 is a rare example of the high style Greek Revival residence in an early German settlement and as the home and business location of George Husmann, noted horticulturalist credited with the introduction and cultivation of grape stock instrumental to the development of the wine industry. This house-winery complex is significant on its own and could be individually listed. Its inclusion in the district is representative of the many house wineries surrounding Hermann that were built by members of the German Settlement Society of Philadelphia on parcels of land purchased from the society but outside the town limits. The two chamber press house is one of only a few surviving in the region and is an good example of the separate functioning winemaking complex on the farmstead of a mid-nineteenth century modest scale wine-grower. These house wineries contributed significantly to the development of the wine making industry in Missouri which in the mid nineteenth century assumed national prominence. The period of significance for the district is 1838-1910, the date of the founding of Hermann through the period of most significant development of the wine industry and associated building stock.

Elaboration:

Although German emigration to America began in the late 18th century, it peaked from 1830 to the mid 1850s, stimulated in part by the publication in 1829 of Gottfried Duden's Report of a Journey to the Western States of North America. Duden's account of his two years' residence in Missouri, painted a vivid picture of an idyllic new life in a beautiful setting, advantageous for the settlement of a new German homeland. With its broad circulation in Germany, emigration societies formed and thousands made the journey to Missouri. Once there, frontier life proved filled with unexpected hardships and challenges, many of the settlers were poorly suited to the hard life or quickly exhausted their resources and the first colonies failed to endure. The settlement of Hermann proved to be the exception.

¹German settlement in Gasconade County, and the founding of Hermann, resulted from the formation of the German Settlement Society of Philadelphia in August, 1836. Unlike the emigration societies organized abroad, this stock company consisted of shareholders who had already arrived in the United States. Its leaders were educated and practical men, consisting of merchants, attorneys and others who were concerned by how quickly German immigrants became Americanized and who feared that their children would lose their German heritage. Echoing Duden's suggestion, they proposed to establish a colony in some isolated place where they could enjoy the benefits of life in America while preserving the traditions of their homeland. ... The "Missouri Rhineland", or "little Germany", as their colony was dubbed, became more completely German in appearance and in quality of life than any other town along the lower Missouri River.²

² Charles van Ravenswaay, The Arts and Architecture of German Settlements in Missouri, A Survey of a Vanishing Culture, University of Missouri Press, 1977, p46-47.

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Property Name: Hermann Historic
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Gasconade County, Missouri

The new Settlement Society was enthusiastically supported by German Americans intent on the creation of a new homeland in the west. Over 835 shares of stock in the Society were sold in a few short months. Three deputies were sent in early 1837 to investigate potential locations for the new settlement in several states and following their report, an agent was dispatched to purchase the recommended land in Missouri. The first settlers arrived on the last boat of the winter of 1837 to find a cold and hostile environment with no improvements and little prospects. These first hardy settlers endured a difficult winter, joined by an additional 230 settlers in the spring of 1838. At first the Society controlled all aspects of the town out of Philadelphia, including requirements that proved to be impractical in a frontier setting such as the platting of the town on a Philadelphia style grid and the requirement to construct only substantial homes on its main streets.³ By 1839 the townspeople recognized that management from afar was unreasonable and demanded incorporation with local government. In 1839 the Philadelphia Society disbanded and relinquished control to the town. Many challenges faced the new town and by 1840 growth in Hermann had stagnated. Many lots remained vacant, owned by Society members who did not settle in Hermann. "In May 1844 the idea of selling "wine lots" was promoted.... From 1844 to 1849 vacant town lots were repeatedly offered for planting grape vines, lots to be paid for in five years, without interest, one fifth of lot to be planted each year. No more than five lots were to go to an applicant. With the growing wine industry the economic situation in Hermann improved."⁴

This effort was successful at stimulating the production of wine, one of the few agricultural crops suited to the area. Soon 50,000 vines were reportedly planted. Four of six finalists at the first St. Louis wine competition in 1848 were from Hermann. In celebration, the first Weinfest was held and annual wine production was reported to be 10,000 gallons. By 1850 most of Hermann's 930 residents were employed in the flourishing wine industry. House wineries such as those on East Hill were built and vineyards flourished to take advantage of the new opportunities in winemaking. For example, the Klenk house winery at 401 Gellert Street on East Hill had a sophisticated wine cellar and press house built within it. As reported in 1860, the adjoining four acres of vineyard was producing 500 gallons of wine. "By 1865 the golden age of Hermann's wine industry had begun, and by 1900 it had grown into an industry of major proportions. Until prohibition, vineyards covered the hills for many miles in the vicinity of Hermann; German style buildings for the processing of grapes were built."⁵

Coincident with this town effort, in 1847 Carl "Charles" Teubner arrived in Hermann from Alabama.⁶ He purchased 200 acres east of town and began immediately to plant the hillside overlooking the Missouri River to vineyards, bringing in thousands of fruit trees and vines from Cincinnati to create the first reliable nursery in the state and becoming one of the first winegrowers in the region. Following his marriage to Josephine Husmann, her brother, George, began a two year apprenticeship under Teubner. By 1850 the vineyards produced 700 gallons of wine, second only to that produced by Michael Poeschel. The press house/wine cellar was built at this time and the grand Greek Revival house soon followed. Carl Teubner

³ William G. Bek, The German Settlement Society of Philadelphia and its Colony, Hermann, Missouri. American Press, Inc. 1984, p. 86-98

⁴ Anna Kemper Hesse, Centenarians in Wood, Brick and Stone, Hermann, Missouri. 1969, p. 5

⁵ Charles van Ravenswaay, German Arts and Architecture in Missouri, A Survey of a Vanishing Culture. Columbia: University of Missouri Press, 1977, p. 51

⁶ This section is based primarily on Linda Walker Steven's work, What Wondrous Life: The World of George Husmann, Hermann University Press, 2002.

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Gasconade County, Missouri

died unexpectedly in 1851. Although George had followed others from Hermann to the California gold fields, he returned in 1852 to assume management of the nursery and winery operation for his sister. A cholera epidemic took Josephine's life and George assumed guardianship for his two small nephews.

Husmann successfully introduced the Concord grape to Missouri in 1855 and was one of a handful of Hermann winemakers who persisted in the production of the Norton Virginia Seedling. Post-Civil War this variety proved to be an award winning wine, edging out European competitors for gold medals. Husmann's reputation grew as he wrote articles and corresponded with horticultural leaders of the time, bringing Hermann growers to national attention. In 1859, Husmann was joined by Charles Manwaring of Geneva, NY, to form the Husmann-Manwaring Nursery, the largest and most profitable business in the county. During this time the house was used as an office in which role it was featured in a border vignette in Robyn's 1859 lithograph of Hermann. (figure 4) Husmann's reputation grew as he helped found numerous agricultural and horticultural organizations, serving in leadership positions, writing essays on proper methods of grape culture in the west and designing a house-barn-winery complex on vineyard acreage be bought and planted. With the onset of the Civil War, both partners took leave of the business to serve in the Union Army. In May of 1864, Charles Manwaring was killed by Confederate bushwackers. That same October, General Marmaduke's Confederate forces camped on the Husmann farm, destroying thousands of fruit trees and vines and emptying the hillside cellar of wine and cider valued at \$10,000. When Husmann's nephew came into his estate and assumed wine making responsibilities, Husmann moved on to a new venture, the Bluffton Wine Company, selling his own acreage near Hermann and moving across the Missouri River.



2-6. Hermann Nursery, Husmann & Manwaring, Props., ca. 1858.
Vignette in Eduard Robyn's lithograph *Hermann, Mo.*

Figure 4

By the 1870 census, 170 of 275 farmers in Roark township produced 200,000 gallons of wine, with the average grower a small to medium producer. By 1880 wine production had peaked and production became concentrated in a few larger producers. Husmann had moved on to Sedalia, Missouri, where he started another nursery business and shipped phylloxera-resistant rootstocks to France; root stock from Missouri was credited with saving the French wine industry. Husmann went on to be a noted

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professor at the University of Columbia, the publisher of books, articles and periodicals about viticulture and following his move to California was instrumental in the development of the Napa Valley wine industry.

With the passage of Prohibition the vineyards and wineries of Hermann were destroyed. The local economy went into decline. The Teubner-Husmann farm was converted to general agricultural usage. For the past 100 years, the farm has been owned and farmed by the Kallmeyer family, the steep bluff next to the house now bearing their name. On top of that bluff in a family cemetery overlooking the Missouri River, Charles Manwaring, Josephine and Charles Teubner are buried. Under the Kallmeyer family's care, the farm, house, press house/wine cellar, and the surrounding hillside have been well preserved, maintaining their historic appearance into the 21st century. Fortunately the same can be said for the historic district, its well-built German style buildings were maintained and left largely unaltered throughout the 20th century, now protected by a local Landmarks ordinance and enjoyed by thousands of annual visitors to this historic community.

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Property Name: Hermann Historic
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Property Name: Hermann Historic
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- A. 15/637080/4285360
- B. 15/637540/4285210
- C. 15/637640/4283970
- D. 15/637240/4283970
- E. 15/636170/4285000

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Photograph Key

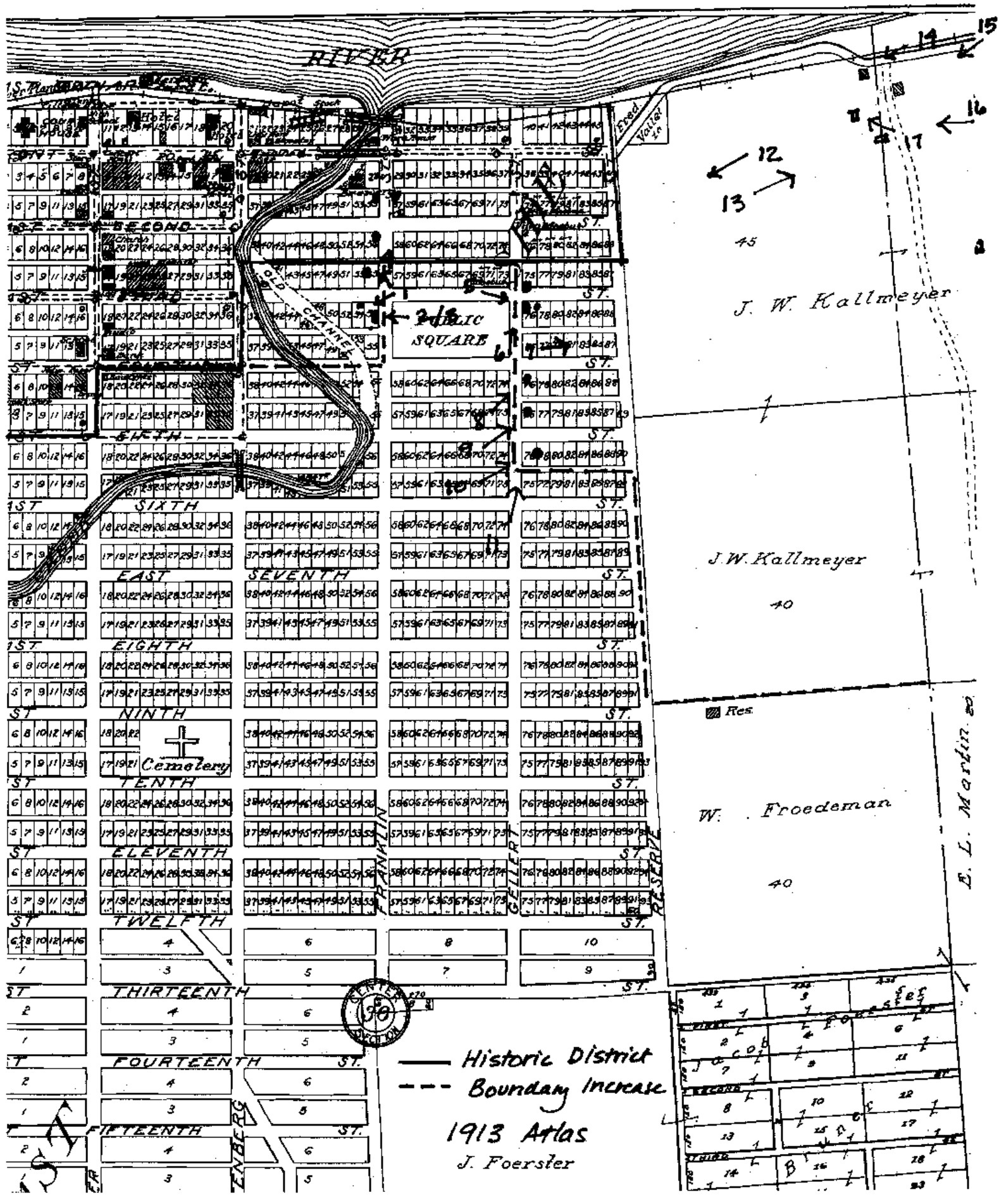
The following is the same for all photographs:

Hermann Historic District (Boundary Increase I)
Hermann, Missouri

Cynthia Strawn Browne
January 19, 2006

Negatives on file with Cynthia Strawn Browne, 1903 Highway H, P.O. Box 435, Hermann, MO 65041

1. Corner of 3rd and Franklin looking south to 304 Franklin
2. 304 Franklin, direction west
3. Detail of 304 Franklin, front elevation on the east
4. Corner of 3rd and Franklin looking north into the Hermann Historic District, 214 Franklin
5. 301 Gellert, direction east
6. Gellert Street looking north toward 301 Gellert and adjoining barn
7. From Gellert Street looking east toward Kallmeyer's Bluff
8. 401 Gellert, direction north east
9. 409 Gellert, direction north east
10. 501 Gellert, direction north east
11. Gellert Street looking north east toward 501 - 401 Gellert
12. East Hill viewed from Kallmeyer's Bluff looking west, 301 Gellert in center left
13. Teubner-Husmann farm complex viewed from Kallmeyer's Bluff looking east
14. Teubner-Husmann house, direction south west
15. Highway 100 looking west to Kallmeyer's Bluff and Teubner-Husmann farm complex
16. Farm complex viewed from adjoining land looking west
17. Press house, direction north west



12
13

J. W. Kallmeyer

J. W. Kallmeyer

40

W. Froedeman

40

E. L. Martin

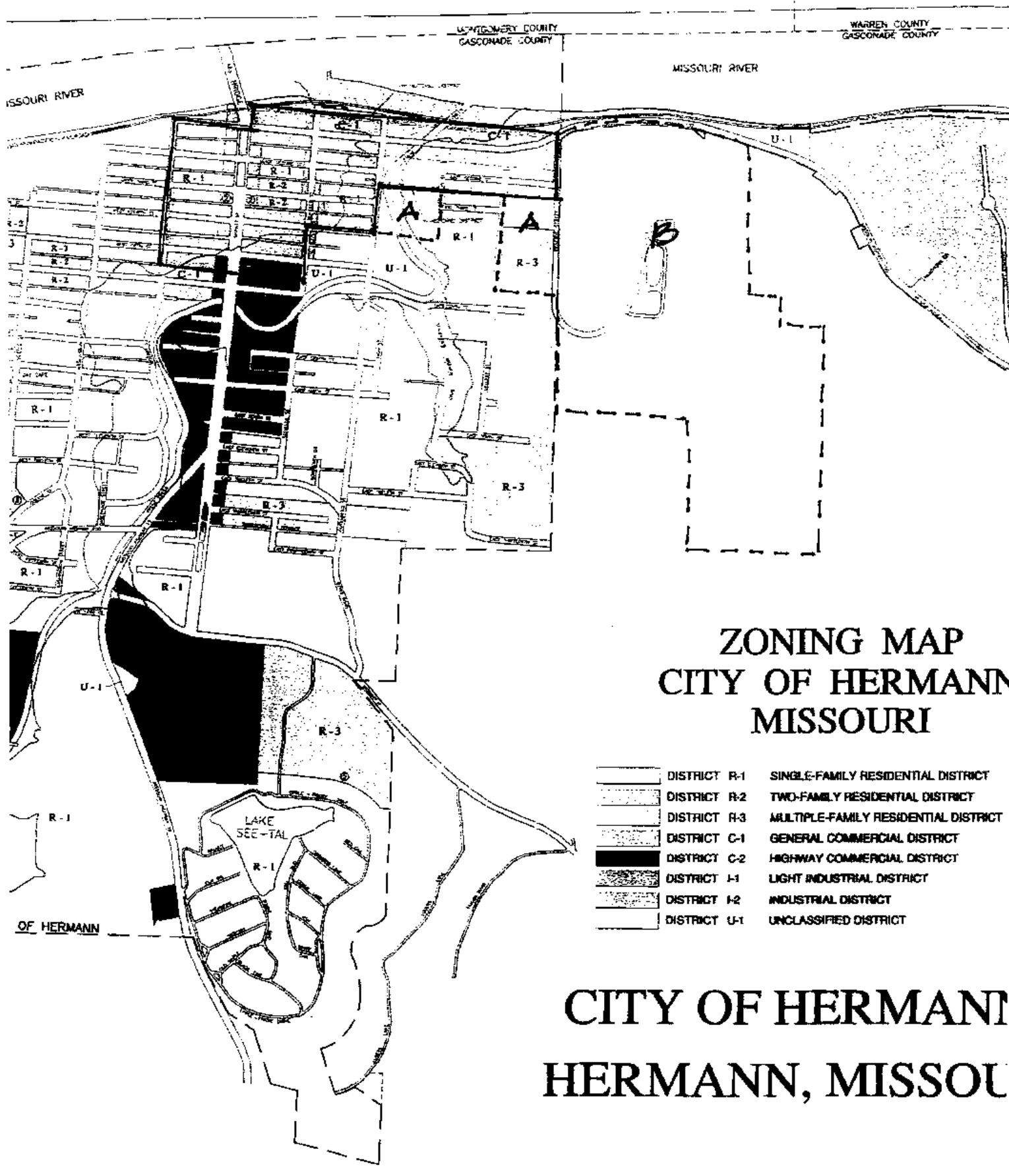


— Historic District
--- Boundary Increase

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40
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Photograph Key Hermann Historic District Boundary Increase 1

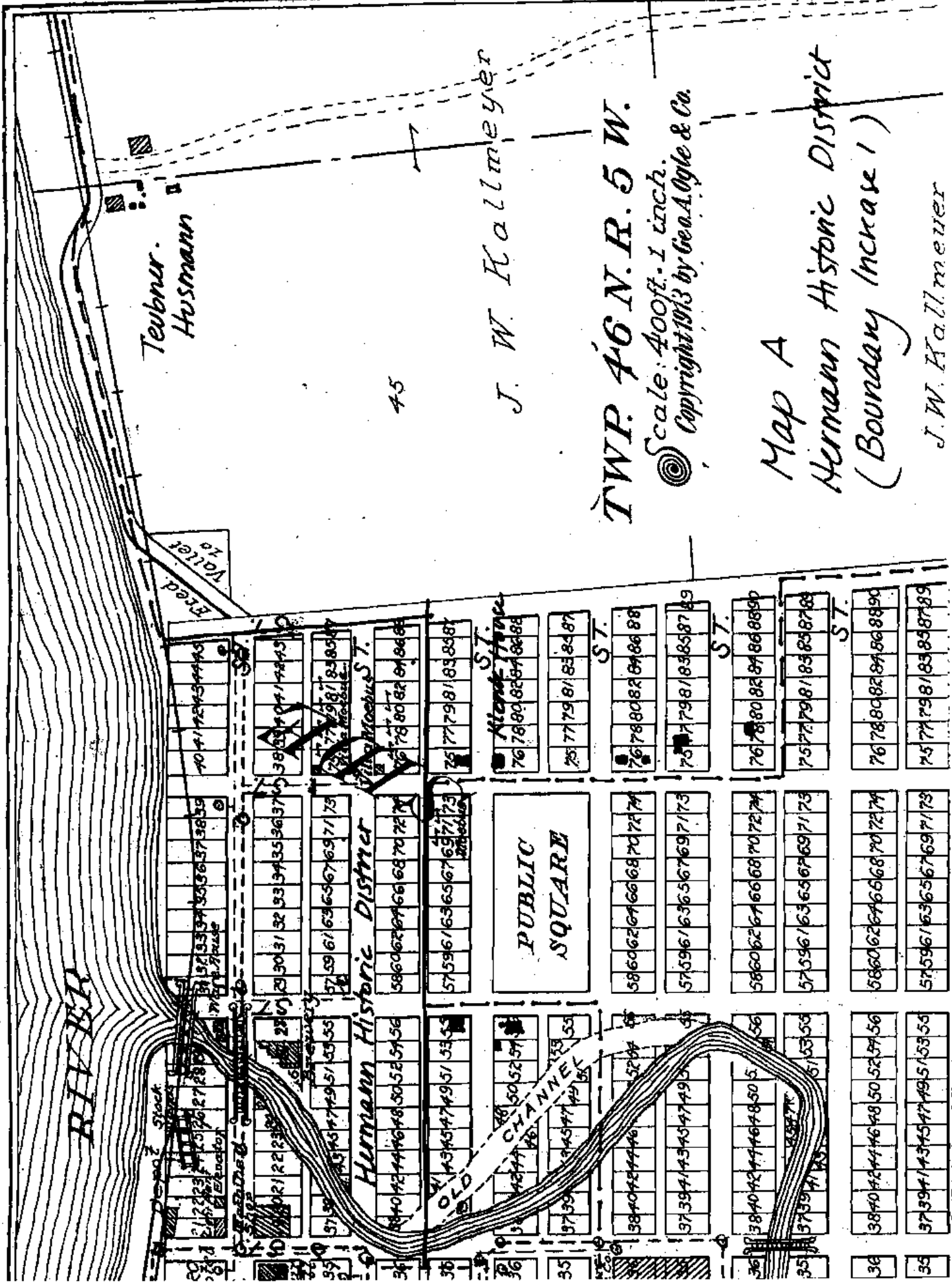
Key to Maps



ZONING MAP CITY OF HERMANN MISSOURI

	DISTRICT R-1	SINGLE-FAMILY RESIDENTIAL DISTRICT
	DISTRICT R-2	TWO-FAMILY RESIDENTIAL DISTRICT
	DISTRICT R-3	MULTIPLE-FAMILY RESIDENTIAL DISTRICT
	DISTRICT C-1	GENERAL COMMERCIAL DISTRICT
	DISTRICT C-2	HIGHWAY COMMERCIAL DISTRICT
	DISTRICT I-1	LIGHT INDUSTRIAL DISTRICT
	DISTRICT I-2	INDUSTRIAL DISTRICT
	DISTRICT U-1	UNCLASSIFIED DISTRICT

CITY OF HERMANN HERMANN, MISSOURI



Teubner.
Husmann

45

J. W. Hallmeyer

TWP. 46 N. R. 5 W.

Scale: 400ft. = 1 inch.
Copyright 1913 by Geo. A. Ogle & Co.

Map A
Hermann Historic District
(Boundary Increase 1)

J. W. Hallmeyer

Ered.
Votter

Hermann Historic District

PUBLIC
SQUARE

OLD
CHANNEL

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St. Anne ST.

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