RESOLUTION – EXHIBIT I
BANK OF FLORENCE
LANDMARKS HERITAGE PRESERVATION COMMISSION

RESOLVED BY THE LANDMARKS HERITAGE PRESERVATION COMMISSION OF THE CITY OF OMAHA:

WHEREAS, Una K. Lemen is the properly authorized representative of the Florence Historical Foundation; and,

WHEREAS, this representative, on July 11, 1980, requested that the Bank of Florence be designated as a Landmark under the City of Omaha’s Landmark Heritage Preservation Ordinance; and,

WHEREAS, the Bank of Florence, constructed in 1856, represents a commercial application of the Greek Revival style of architecture; and,

WHEREAS, the Bank of Florence is the oldest building in the City of Omaha; and,

WHEREAS, the Bank of Florence is historically related to the town of Florence, the site of the Mormon’s Winter Quarters in 1846.

NOW, THEREFORE, BE IT RESOLVED BY THE LANDMARKS HERITAGE PRESERVATION COMMISSION OF THE CITY OF OMAHA:

THAT, the Bank of Florence, 8502 North 30th Street, be designated as a Landmark of the City of Omaha.
Landmarks Heritage Preservation Commission

DEPARTMENT RECOMMENDATION

INSPECTION DATE
8-4-80

REQUEST
- Landmark Designation
- Landmark Heritage
- District Designation
- Certificate of Approval to Perform Work

CATEGORY
- District
- Building
- Structure
- Site
- Object

APPLICANT
Florence Historical Society

LOCATION OF PROPOSED DESIGNATION OR WORK
8502 North 30th Street

PRESENT USE
Museum

CONFORMANCE WITH MASTER PLAN
Conforms to 1977 Community Development Master Plan in which it is shown to be an historic structure worthy of preservation.

NEIGHBORHOOD CHARACTER
Existing:
Commercial, "Main Street" atmosphere in small town annexed by Omaha in 1917.

Probable future effect on neighborhood if designation is granted or work is approved.

Designation will contribute to stabilization of area & promote awareness of the role of Florence in Omaha's heritage.

PRESERVATION ADMINISTRATOR'S RECOMMENDATION
Approval

PLANNING DIRECTOR'S RECOMMENDATION
Approval

ADDITIONAL DATA
Listed in National Register of Historic Places, 1969
Landmarks Heritage Preservation Commission
APPLICATION FOR LANDMARK OR LANDMARK HERITAGE DISTRICT DESIGNATION

NAME OF STRUCTURE
Historic
Bank of Florence
and/or Common

LOCATION
Street and Number
8502 North 30th St.

CLASSIFICATION
<table>
<thead>
<tr>
<th>Category</th>
<th>Ownership</th>
<th>Status</th>
<th>Present Use</th>
</tr>
</thead>
<tbody>
<tr>
<td>X Building(s)</td>
<td>Private</td>
<td>Occupied</td>
<td>Agriculture</td>
</tr>
<tr>
<td>Structure</td>
<td>Both</td>
<td>Unoccupied</td>
<td>Commercial</td>
</tr>
<tr>
<td>Site</td>
<td>Public Acquisition</td>
<td>Work in Progress</td>
<td>Educational</td>
</tr>
<tr>
<td>Object</td>
<td>In Process</td>
<td>Accessible</td>
<td>Entertainment</td>
</tr>
</tbody>
</table>

| X Yes: Restricted | Museum |
| No | Park |
| | Private Residence |
| | Religious |
| | Scientific |
| | Transportation |
| | Other |

OWNER OF PROPERTY
Name
Florence Historical Society
Phone Number

Street and Number
P.O. Box 12434
City, State and Zip Code
Omaha, NE 68112

Representative
Una K. Lemen (Mrs. Lee Lawrence Lemen)
Phone Number
455-6871

Street and Number
3114 Fillmore Street
City, State and Zip Code
Omaha, NE 68112

LEGAL DESCRIPTION
Lot 8, Block 33, Florence Addition, Douglas County, Nebraska

REPRESENTATION IN EXISTING SURVEYS
Title
National Register of Historic Places
Date
1969

- over -
Title: Nebraska State Historical Society, Douglas County #D009, 30-7
Date: March 1978 X State

Title: Omaha City Architecture, Landmarks Inc.
Date: 1977 X Local

Title: Historic Omaha Building Survey, LHPC, Omaha
Date: 1980 X Local
Robert Peters
Preservation Administrator
Omaha/Douglas Civic Center
1819 Farnam Street
Omaha, Nebraska 68102

Dear Sirs:

With reference to your letter of June 27, 1980, stating that in 1980 the City of Omaha's Landmarks Heritage Preservation Commission is considering the designation of all National Register structures and requests our participation in the process. Yes, we are in favor of local designation for the Florence Bank, 8502 North 30th Street, Florence Station, Omaha, Nebraska.

We do accept and thank both you and Connie Findlay, Chairman, Landmarks Heritage Preservation Commission for bringing this to our attention.

Sincerely,

Florence Historical Foundation

By: Una K. Lemen (Mrs. Lee Lawrence Lemen)
Chairman, Acquisition Committee
3144 Fillmore St.
Omaha, Nebraska 68112
Telephone: 455-6871
TO: Omaha City Planning Board

FROM: Landmarks Heritage Preservation Commission and Alden Aust, Planning Director

SUBJECT: Master Plan Approval of the Landmark Designation of the Bank of Florence; 8502 North 30th Street

At the Public Hearing and Administrative Meeting of the Landmarks Heritage Preservation Commission held August 21, 1980 the City Planning Department presented a visual overview of the architectural and historical significance of the Bank of Florence. All Commission members had inspected the building previous to the Public Hearing.

Rosemary Allen of the Florence Historical Foundation appeared in support of the subject designation and stated that the structure is the oldest building extent in the City of Omaha. The building has been renovated by the Foundation and will be maintained in its present condition.

No one appeared in opposition to subject designation.

Landmarks Heritage Preservation Commission Recommendation: Motion to approve the Resolution designating the Bank of Florence a Landmark of the City of Omaha by Mr. Wood. Seconded by Mr. Harmsen and carried 7-0.

Members Present: Mrs. Findlay, Chairman, Messrs. Harmsen, How, Kinsel, Perry, Ryan and Wood.

Landmarks Heritage Preservation Commission Resolution attached.

Alden Aust
Executive Director
Landmarks Heritage Preservation Commission

5C2:26
**1. NAME**

COMMON:

Bank of Florence

AND/OR HISTORIC:

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**2. LOCATION**

STREET AND NUMBER:

8502 North 30th Street

CITY OR TOWN:

Omaha

STATE:

Nebraska

CODE:

26

COUNTY:

Douglas

CODE:

055

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**3. CLASSIFICATION**

<table>
<thead>
<tr>
<th>CATEGORY (Check One)</th>
<th>OWNERSHIP</th>
<th>STATUS</th>
<th>ACCESSIBLE TO THE PUBLIC</th>
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</thead>
<tbody>
<tr>
<td>District</td>
<td>Building</td>
<td>☑️ Public</td>
<td>☑️ Occupied</td>
</tr>
<tr>
<td>Site</td>
<td>Structure</td>
<td>☑️ Private</td>
<td>☑️ Unoccupied</td>
</tr>
<tr>
<td>Object</td>
<td>☑️ Public Acquisition</td>
<td>☑️ In Process</td>
<td>☑️ Preservation work in progress</td>
</tr>
</tbody>
</table>

**PRESENT USE (Check One or More as Appropriate)**

- Agricultural
- Government
- Park
- Transportation
- Commercial
- Industrial
- Private Residence
- Other (Specify)
- Educational
- Military
- Religious

**4. OWNER OF PROPERTY**

OWNERS NAME:

Florence Historical Foundation

STREET AND NUMBER:

8502 North 30th Street

CITY OR TOWN:

Omaha

STATE:

Nebraska

CODE:

26

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**5. LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE, REGISTRY OF DEEDS, ETC:

County Clerk, Douglas County Court House

STREET AND NUMBER:

1790 Farnam Street

CITY OR TOWN:

Omaha

STATE:

Nebraska

CODE:

25

**APPROXIMATE ACREAGE OF NOMINATED PROPERTY:** 1.3000

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**4. REPRESENTATION IN EXISTING SURVEYS**

TITLE OF SURVEY:

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DATE OF SURVEY:

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DEPOSITORY FOR SURVEY RECORDS:

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STREET AND NUMBER:

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CITY OR TOWN:

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STATE:

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CODE:

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The building is located on lot 8, block 33, in the former town of Florence, now part of Omaha. It was erected in 1856 as a modest two story brick building with a low pitched hip roof. The heavy cornices and the treatment of the wall openings place the structure within the tradition of Greek Revival commercial architecture, even through the building is almost devoid of ornamentation. Many years ago, the original double doors of the principal facade (east) entrance were replaced by a single door, and the numerous lights and glazing bars of each window were replaced by large panes of glass. Otherwise, very few exterior alterations have been made over the years. Although the interior appears to have been remodeled extensively around the turn of the century, the original bank vault remains intact. Shipped by steamboat from western Pennsylvania in 1856, this vault consists of interwoven strips of quarter-inch sheet steel. The vault is ventilated by concealed air shafts and enclosed within three foot thick masonry walls.

Within the past five years, the building has been acquired and partially restored by the Florence Historical Foundation under the leadership of J. M. Hart, Jr., President of Omaha's North Side Bank. The Foundation has removed the many layers of exterior paint through sandblasting, repointed and waterproofed the walls, and repaired and repainted the wood trim. The large "Bank of Florence" sign across the facade has also been restored recently and is said to be original to the structure. The building is now occasionally opened to the public as a museum. Late nineteenth century bank furnishings, including teller's cages, were recently removed from an old bank near David City, Nebraska, and installed inside the Florence bank, recreating the appearance of a small Nebraska bank at the turn of the century. The bank's history is summarized on an official Nebraska Historical Marker located just south of the building.
Now a section of northeastern Omaha, the former town of Florence figures prominently in the early history of Nebraska, created as a territory in 1854. Florence was platted in 1854 on the site of Winter Quarters, which had been established by the Mormons in 1846 as their principal encampment between Nauvoo and Salt Lake City during their epic westward migration. Briefly, during the 1850’s, Florence stood as one of Nebraska’s leading Missouri River steamboat ports. The Bank of Florence is the most important and least altered of the few extant early buildings in Florence. It is also one of the oldest commercial buildings in Nebraska and is perhaps the oldest building in Omaha, Nebraska’s largest city.

The Bank of Florence was chartered by Nebraska’s territorial legislature on January 18, 1856, and the building was erected the following summer at a cost of $4500 by builder Levi Harsh for the financial firm of Cook, Sargent & Parker of Davenport, Iowa. The bank soon played an important role in the development of the Florence area. Frontier banking practices were lax, and along with other Nebraska banks of the 1850’s the Bank of Florence issued quantities of unsecured "wild cat" currency and financed land speculation. Much of this money still exists in museums and private collections. Weakened by the Panic of 1857, the bank failed in 1859. (Only one Nebraska bank survived the Panic.) Various businesses continued to use the bank building prior to the organization of the second Bank of Florence, which occupied the structure from 1904 to 1939. Omaha’s present North Side Bank, located south of the Florence area, traces its origin to both the first Bank of Florence and the second Bank of Florence.
Archives, Nebraska State Historical Society

### 10. Geographical Data

**Latitude and Longitude Coordinates Defining a Rectangle Locating the Property**

<table>
<thead>
<tr>
<th>CORNER</th>
<th>LATITUDE</th>
<th>LONGITUDE</th>
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<tbody>
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<td>Degrees Minutes Seconds</td>
<td>Degrees Minutes Seconds</td>
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<tr>
<td>NE</td>
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<td>0° 10' 30&quot;</td>
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<tr>
<td>SE</td>
<td>0° 10' 30&quot;</td>
<td>0° 10' 30&quot;</td>
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<tr>
<td>SW</td>
<td>0° 10' 30&quot;</td>
<td>0° 10' 30&quot;</td>
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</tbody>
</table>

**Latitude and Longitude Coordinates Defining the Center Point of a Property of Less Than One Acre**

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<tr>
<th>LATITUDE</th>
<th>LONGITUDE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Degrees Minutes Seconds</td>
<td>Degrees Minutes Seconds</td>
</tr>
<tr>
<td>41° 20' 15&quot;</td>
<td>99° 57' 38&quot;</td>
</tr>
</tbody>
</table>

**List All States and Counties for Properties Overlapping State or County Boundaries**

<table>
<thead>
<tr>
<th>STATE</th>
<th>CODE</th>
<th>COUNTY</th>
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### 11. Form Prepared By:

**Name and Title:**
John Q. Magie, Curator of History

**Organization:**
Nebraska State Historical Society

**Street and Number:**
1300 R Street

**City or Town:**
Lincoln

**State:**
Nebraska

**Date:**
August 22, 1969

### 12. State Liaison Officer Certification

As the designated State Liaison Officer for the National Historic Preservation Act of 1966 (Public Law 89-663), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service. The recommended level of significance for this nomination is:

National □  State □  Local □

**Name:**

**Title:**

**Date:**

I hereby certify that this property is included in the National Register.

**Chief, Office of Archeology and Historic Preservation**

**Date:** 04/15/1969

**ATTEST:**

**Keeper of The National Register**

**Date:**
LHPC Case No. H1-80-14, APPLICANT Florence Historical Society requests LANDMARK DESIGNATION for 8502 North 30th Street (Bank of Florence). Area to be designated is shaded.
ORDINANCE NO 29306

AN ORDINANCE to designate the Bank of Florence, located at 8502 North 30th Street as a Landmark pursuant to the Landmark Heritage Preservation Ordinance of the City of Omaha

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF OMAHA

Section 1 That the Bank of Florence is located at 8502 North 30th Street, which is legally described as follows

Lot 8, Block 33, Florence Addition, Douglas County, Nebraska

Section 2 That for the reasons recited in Landmarks Heritage Preservation Commission Resolution attached hereto as Exhibit I, and made a part hereof as if fully set forth herein, the architectural characteristics of the Bank of Florence are hereby deemed significant and worthy of preservation

Section 3 That the Bank of Florence is hereby designated pursuant to Section 24-61 of the Omaha Municipal Code, and hereby subject to all of the provisions of Landmark Heritage Preservation, Ch 24, Art II of the City of Omaha

Section 4 That this Ordinance shall be in full force and take effect fifteen (15) days from and after the date of its passage

INTRODUCED BY COUNCILMEMBER

[Signature]

APPROVED

[Signature] 18/16/80

MAYOR OF THE CITY OF OMAHA DATE

PASSED 09/14/1980

ATTEST

[Signature]

CITY CLERK OF THE CITY OF OMAHA

I hereby certify that the foregoing is a true and correct copy of the original document now on file in the City Clerk’s Office.

APPROVED AS TO FORM

[Signature]

Buster Brown, City Clerk, City of Omaha

[Signature]
"NOTICE TO PUBLIC"

The following Ordinance has been set for City Council Meeting October 7, 1980 at 2:00 p.m.

AN ORDINANCE to designate the Bank of Florence located at 5022 North 30th Street as a Landmark pursuant to the Landmark Heritage Preservation Ordinance of the City of Omaha.

MARY GALLIGAN-CORNETT
City Clerk
10-6-80

"NOTICE TO PUBLIC"

AN ORDINANCE to designate the Bank of Florence located at 5022 North 30th Street as a Landmark pursuant to the Landmark Heritage Preservation Ordinance of the City of Omaha.

SUMMARY
AN ORDINANCE to designate the Bank of Florence located at 5022 North 30th Street as a Landmark pursuant to the Landmark Heritage Preservation Ordinance of the City of Omaha.

PASSED October 14, 1980
APPROVED
ALVEY
Mayor of The City of Omaha
MARY GALLIGAN-CORNETT
City Clerk
10-24-80
ORDINANCE NO 29306

AN ORDINANCE to designate the
Bank of Florence, located at 8502 North
30th Street as a Landmark pursuant to
the Landmark Heritage Preservation
Ordinance of the City of Omaha

PRESENTED TO COUNCIL

1st Reading SEP 30 1980
Hearing 10 - 7 - 80

OCT 7 1980
Hearing Motion To
Continue Public Hearing
To Third Reading on 10-14-80

Final Reading OCT 14 1980
Passed

Mary Gallagher
CITY CLERK