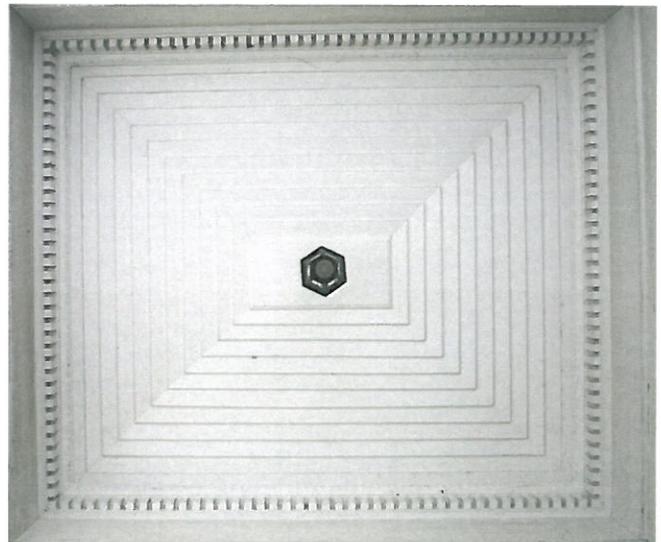


Description:

The John and Adella Cordner House at 325 S. 55th Street in Lincoln is a two-and a half-story frame house with brick veneer on the first story and a clapboarded upper story, set under a cross-gambrel roof. The unusual principal façade faces east, with a symmetrical upper story and asymmetrical ground floor. The understated front door is set in a recessed entryway at the southeast corner, with a single limestone column topped with a composition Roman Ionic capital. The front doorway has a decorative limestone frame and the porch

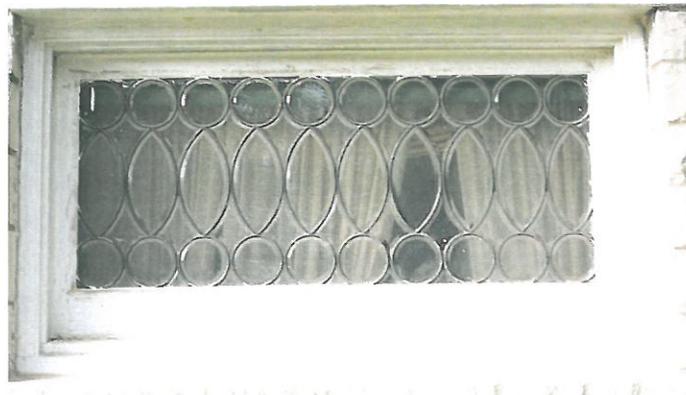


ceiling is meticulously trimmed with a dentil border and shallow coffer, consisting of a receding pattern of mitered rectangles, around a central pendant light.





The longer dimension of the house plan is east-west, resulting in longer and higher gambrel ends on the north and south sides. Each of those sides has a bay window, clad in limestone to the south and brick to the north. Like the east front, the north and the south sides also have symmetrical fenestration on the upper story, and asymmetrical openings on the ground floor. These include two leaded, clear-glass windows on the south side and one on the east side.



The west, rear façade of the house has a rear entrance near the south corner and a nearly centered, exterior brick chimney which pierces the pent eave of the second story and the wide eaves of the gambrel roof. That chimney has a nicely carved limestone “shoulder” block just under the pent eave, where the wider lower portion of the chimney transitions into the narrower upper portion. The west side is the only façade with asymmetrical windows on both stories.

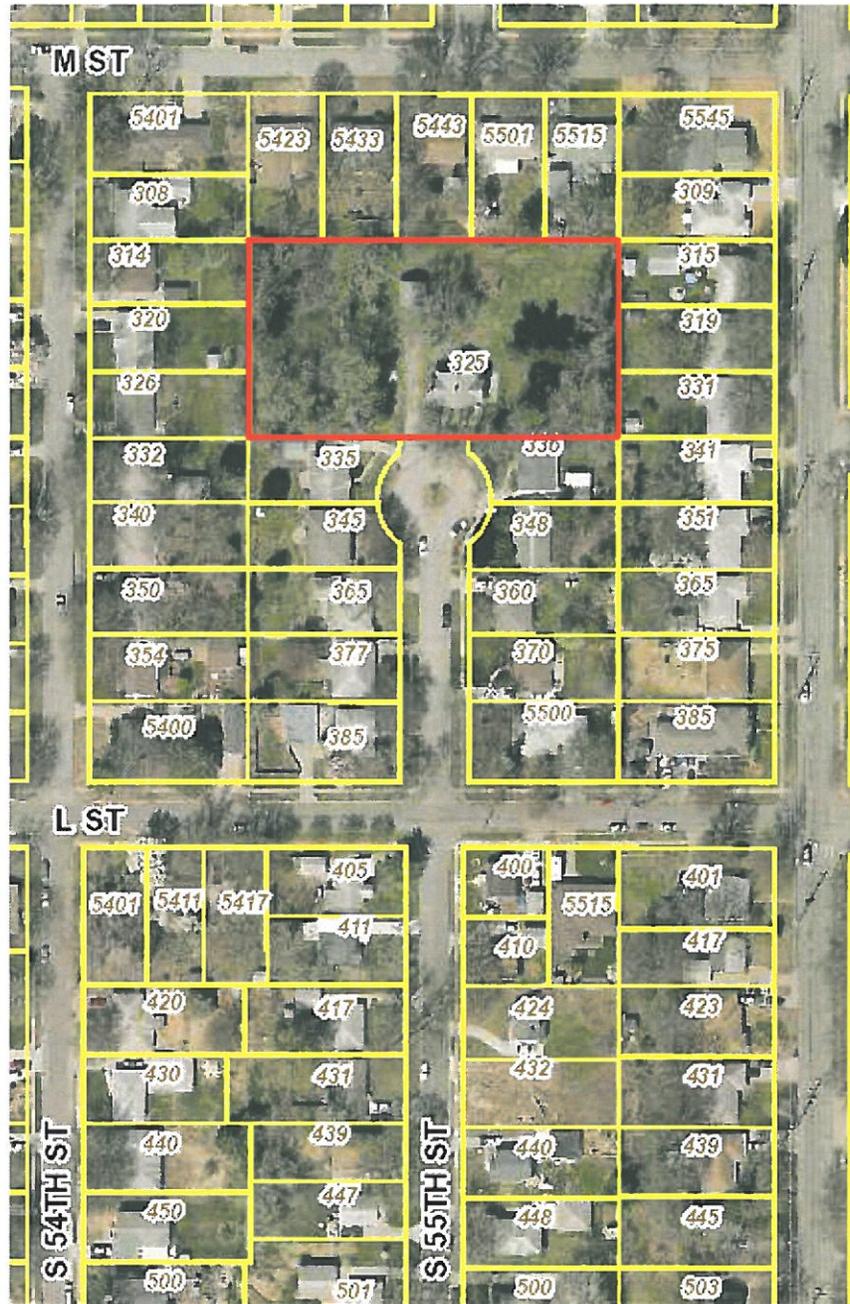


The long north side features an entrance and a brick-clad bay window.

The house site of approximately 1.25 acres is a remnant of a 5 acre parcel purchased by Adella Cordner in 1895. Elijah Lemming had platted eight large lots between L and O Streets, from 48th to 56th, in the late 1880s and the Cordners obtained the north half of Lot 8. The Cordners were listed in Lincoln directories as living in the vicinity of 53rd and O Streets by the late 1890s but the exact date of construction on the house is not clear. The family occupied the residence until they relocated to California around 1937, when the parents sold the property to their daughter, Lois (Cordner) Campbell. She sold to the Hanson family in 1948.

Fiene's Replat of 1954 created 30 house lots south, east, and west of the Cordner house, as

well as the stub of 55th Street north from L Street. Five more lots along the M Street frontage were created as North View addition in 1955. The houses surrounding the Cordner residence are Ranch-style home clad in brick or limestone, built between the mid-1950s and early 1960s.



The site retains a few features that reflect on the Cordner occupancy. An east-west line of three mature cedars northeast of the house apparently reflect the home's original orientation eastward to 56th Street. There are remnants of concrete curbing of an old driveway sweeping past the south side of the house, probably leading to the brick garage in the north central part of the lot. The garage is dilapidated, having lost all of its veneer brick from the east wall. There is a brick incinerator in

the southwest corner of the property. Most of the trees on the outer edges of the parcel are Siberian elms in poor condition.

History

John Cordner was born in Ohio in 1857. He married Adella in 1880 in Keokuk County, Iowa, while working as a carpenter. They settled in Lincoln by 1889 and John is listed in the 1890 directory as both a carpenter and an architect. The 1891 directory lists Cordner and Otis H. Placey as partners in an architectural practice, with Cordner living in Bethany Heights.

Adella Cordner purchased the 5-acre lot at 55th & M Streets in 1895 and before the turn of the century John, Adella, and their six children were apparently living on that property, often described as 53rd & L Streets. From 1907 to 1912, Cordner partnered with A. W. Woods, during a particularly productive period for both partners. They designed numerous houses, the First Methodist Episcopal Church of University Place (now First United Methodist), and several downtown office buildings including the extant Chapin Building at the SE corner of 14th & O of 1911. Cordner was also the local architect for improvements at Wyuka Cemetery around 1910 for Minneapolis architect Lowell A. Lamoreau, which included the extant Stable.

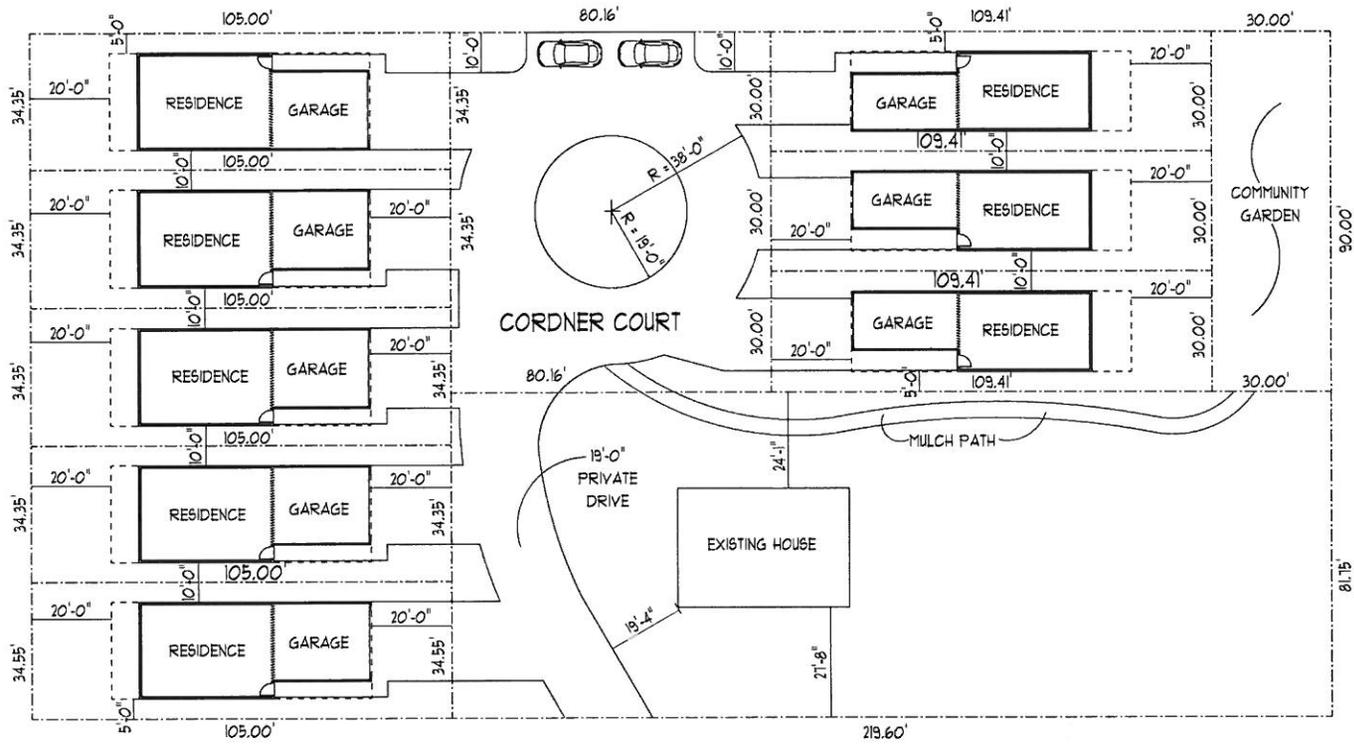
After the cessation of the Woods/Cordner partnership, Cordner designed the Mark Woods House at 2501 South Street (1913), the College View Carnegie Library (1914) at S. 48th and Prescott, and the Lancaster County Poor Farm residence (Westview). His practice apparently tapered down in the later 1910s, although the directories still listed Cordner as an architect until 1930. In 1937 the Cordners moved to Alta Dena, California to reside with their daughter Lois Campbell and son Harold. John died in California in 1939.



John and Adella Cordner,
with his sister Hazel (at right)

Significance:

The Corder House is a locally rare example of an architect-designed house built for and long-occupied by the architect's own family, with a unique form and details. It also demonstrates, though in altered form, an early "acreage" setting outside the developed city.



PROPOSED PLAT LAYOUT
 ALL DIMENSIONS APPROXIMATE,
 ACTUAL SIZES TO BE DETERMINED.

NOTE:
 BUILDING MAY BE LOCATED
 ANYWHERE WITHIN BUILDABLE
 AREA OF LOT.

LEGAL:
 LEMINGS SUBDIVISION,
 Lot 8, §171.95 N379.3
 W 324.75 E461.20 EX §1

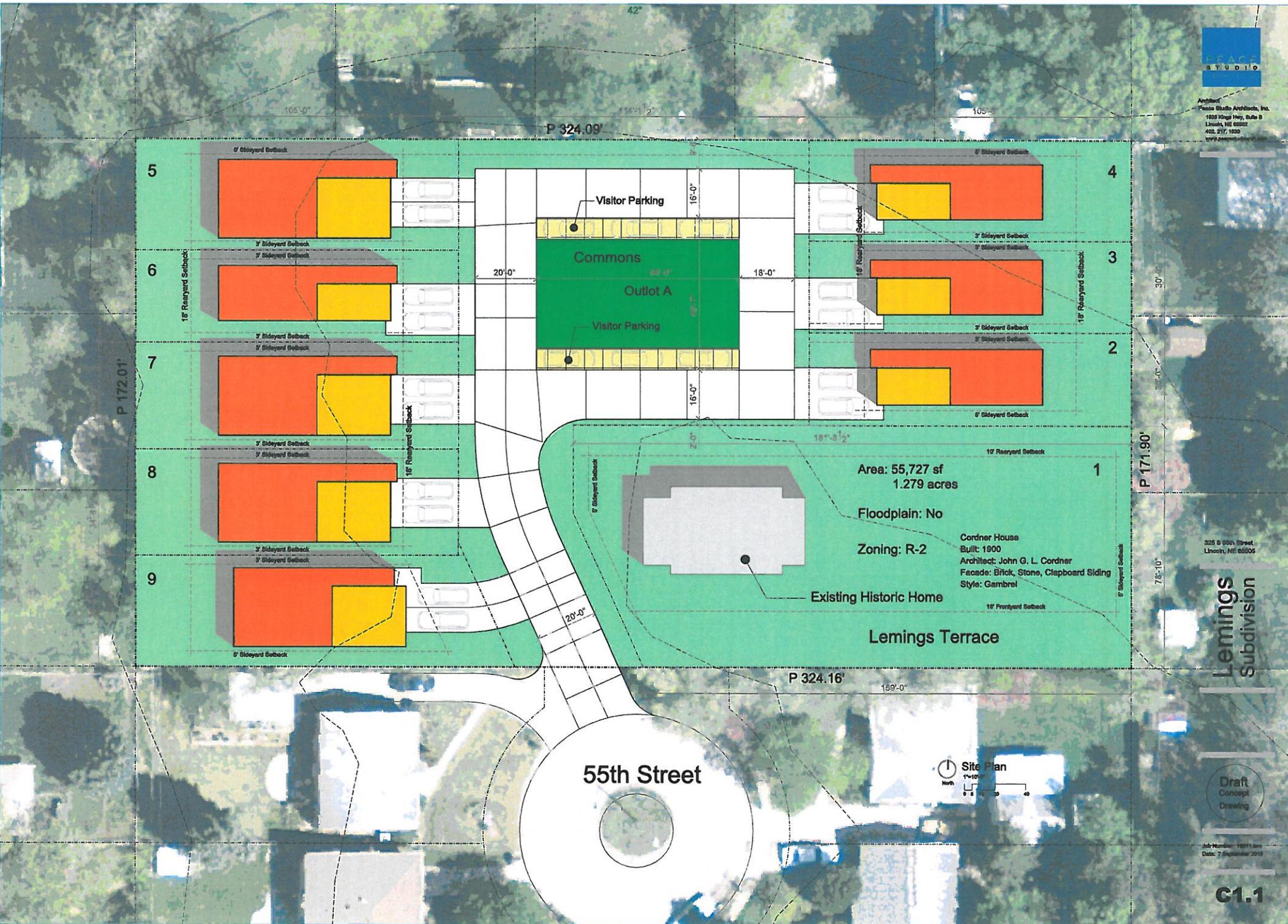
PLOT PLAN SCALE: 1" = 30'-0"

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 www.newventures.com

NV16416
 KELLY CUSTOM HOMES
 CORDER COURT



Architect
 Peacor Barbo Architects, Inc.
 1688 Kings Hwy, Suite B
 Lincoln, NE 68502
 402.217.1820
 www.peacorbarbo.com



Area: 55,727 sf
 1.279 acres

Floodplain: No

Zoning: R-2

Cordner House
 Built: 1900
 Architect: John G. L. Cordner
 Facade: Brick, Stone, Clapboard Siding
 Style: Gambrel

Existing Historic Home

Lemings Terrace

325 S 60th Street,
 Lincoln, NE 68505

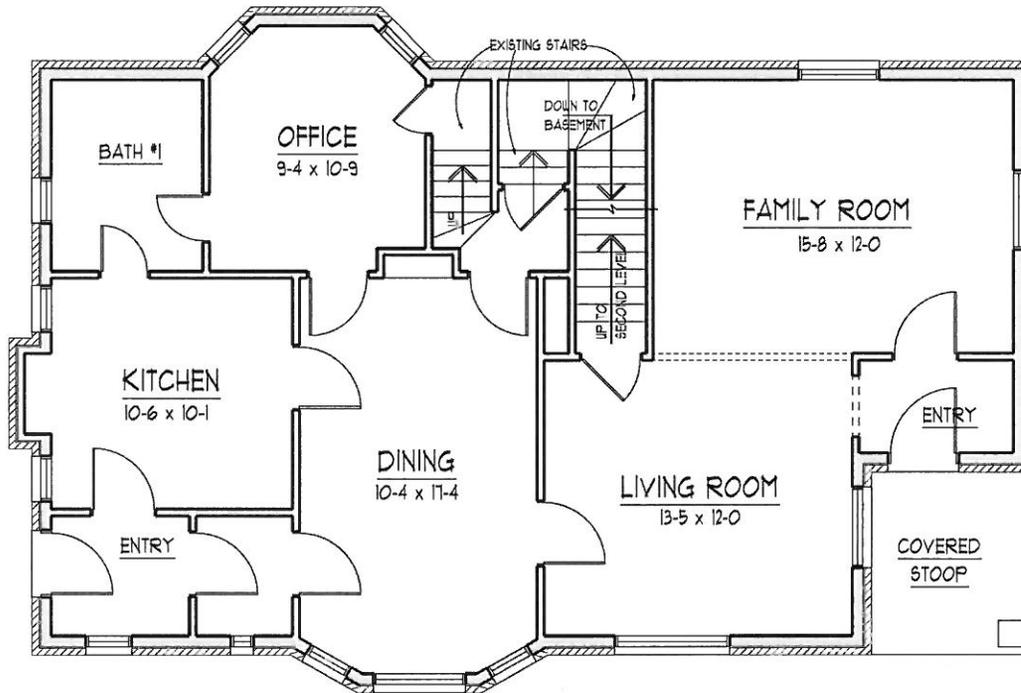
Lemings
 Subdivision



Draft
 Concept
 Drawing

Job Number: 18011.swp
 Date: 7/6/2016

C1.1



MAIN LEVEL	1061 SQ/FT
SECOND LEVEL	1030 SQ/FT
THIRD LEVEL	300 SQ/FT
TOTAL	2391 SQ/FT

MAIN LEVEL FLOOR PLAN

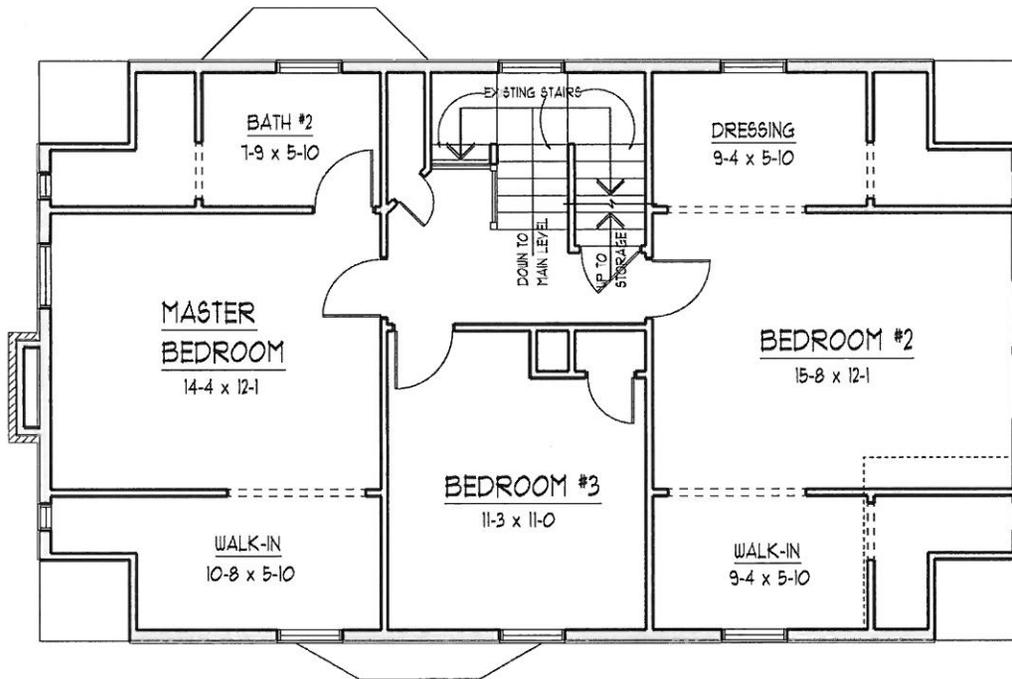
SCALE: 1/4" = 1'-0"

PRELIMINARY PLAN
 PLAN FOR REVIEW AND
 BIDDING PURPOSES ONLY
 NOT FOR CONSTRUCTION

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NV:3916
 KELLY CUSTOM HOMES
 LANGER HOUSE REMODEL
 SH1 2 OF 1



SECOND LEVEL 1030 SQ/FT

SECOND LEVEL FLOOR PLAN

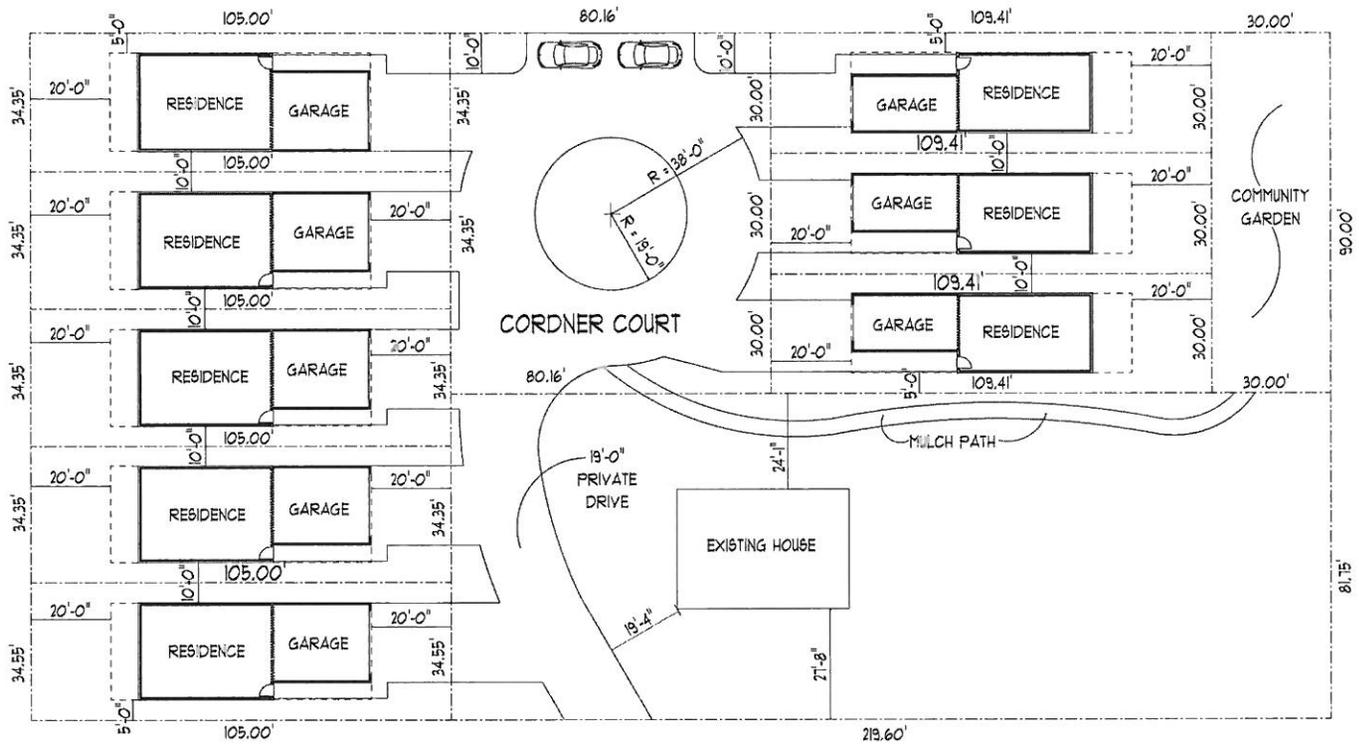
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NY16416
KELLY CUSTOM HOMES
CORDNER COURT



Sample designs of the general character of homes envisioned for “Cordner Court”



Gazebo proposed for center of “Adella Circle” in Cordner Court