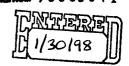
NPS Form 10-900 (Oct. 1990)

Name of Property

OMB No. 10024-0018

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.

istoric name <u>Camden Publ</u>	ine Genoor	
ther names/site number old Camde	n Elementary (PRE - 319 - 2)	
2. Location		
treet & number 110 Wes	t Central Avenue	N / A □ not for publication
ity or townCamden		N Avicinity
tate Ohio code	OH county Preble code 135	z ip code <u>45311</u>
State/Federal Agency Certification		·
☐ request for determination of eligibility in Historic Places and meets the procedural ☐ meets ☐ does not meet the National R ☐ nationally ☐ statewide ☑ locally. (☐ S ☐ Signature of certifying official/Title ☐ Ohio Historic Preserva: State of Federal agency and bureau	ional Historic Preservation Act, as amended, I hereby neets the documentation standards for registering property and professional requirements set forth in 36 CFR Professional requirements set forth in 36 CFR Professional requirements and that this property be considered to additional comments.) The Head Note 12-22-97 Light Date tion Office OH SHPO The professional register criteria. (See constitutional register criteria. (See consti	operties in the National Register Of art 60. In my opinion, the property onsidered significant
Signature of certifying official/Title	Date	
State or Federal agency and bureau		
. National Park Service Certification		
hereby certify that the property is ☐ entered in the National Register. ☐ See continuation sheet.	Signature of the Keeper	Date of Action
☐determined eligible for the National Register ☐ See continuation street.		
determined not eligible for the National Register.		
☐removed from the National Register.		
□other, (explain:)		

Camuen Fublic School			Preble Col	unty, Onic
5. Classification				
Ownership of Property (check as many boxes as apply)	Category of Property (Check only one box)		tesources within Property previously listed resources in the	count.)
☑ private ☐ public-local	building(s) district □	Contributing	Noncontributing	
☐ public-State ☐ public-Federal	☐ Site ☐ Structure ☐ Object	1	1 Building	s
	,		04	es
			Objects	, a
		1	1 Total	
Name of related multiple property (Enter "N/A" if property is not part of a	listing a multiple property listing.)	Number of cor in the National	tributing resources previously Register	listed
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6. Function or Use				
Historic Functions (Enter Categories from instructions)		Current Function (Enter categories from		
EDUCATION: Scho	<u>ol</u>	VACANT/NOT	IN USE •	
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			ĸ	
7. Description			•	
Architectural Classification (Enter categories from Instructions)		Materials (Enter categories fro	m instructions)	
Late Victorian / Rom	anesque	foundation	Concrete	
20th Century Revival	/ Colonial Revival	walls	Brick	
9.		walls		
**.	•	roof	Asphalt Shingles	
		other	Wood Windows and Do	oors
		other		

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

County and State

Preble County District Library -

Eaton and Camden

Name of Property

recorded by Historic American Engineering

Record #

10. Geographical Data			•	Lí epie C	ounty, Oni
		···	-		
Acreage of Property Less than one					
UTM References (Place additional UTM references on a continuation sheet.)					
1 <u>1 6</u> <u>7 0 2 3 4 4</u> <u>4 3 8 9 1 4 7</u> <u>Northing</u>	3 Zone	Easting	Northi	ng .	
2	4				
	☐ Se	e continuati	on sheet		
Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)					*
Boundary Justification (Explain why the boundaries were selected on a continuation sheet,)					
11. Form Prepared By					
name/title Michael J. Stacy, AIA Principal					
		date		ber 24, 1997	
street & number 454 E. Main Street, Suite 236		telephone	(614)	224-2600	
city or town Columbus		state	Ohio	zip code	43215
Additional Documentation				4	
Submit the following items with the completed form:		ų.			
Continuation Sheets					
			•		
Maps					
A USGS map (7.5 or 15 minute series) indicating the property's	s location.				
A Sketch map for historic districts and properties having large	acreage or nu	ımerous res	sources.	,	
Photographs					
Representative black and white photographs of the proper	rty.				
Additional items					
(Check with the SHPO or FPC for any additional items)					
Property Owner					
(Complete this item at the request of SHPO or FPO.)					
name <u>Camden Senior Apartments Limited Partnership</u>					
street & number 184 West Main Street	_ telephone		(614) 983-45	566	

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement. Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127, and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018). Washington. DC 20503.

NPS Form 10-800-4 CMB Approval No. 1034-0078 (8-86)

United States Department of the Interior National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 page 1 of 2

CAMDEN PUBLIC SCHOOL Preble County, Ohio

7. Narrative Description

The Camden Public School, in Camden, Preble County, Ohio is a two and a half story (including basement), rectangular, brick building. The hip roof with asphalt shingles, contains four brick chimneys, and a single dormer on the south. The roof has deep overhangs and originally had a concealed box-type gutter. Modern gutters have been installed and the box gutters roofed over (Photos A-18, A-19, and A-20). The building rests on a raised concrete foundation capped by a limestone water table course. The exposed foundation is constructed of concrete that was formed to appear as rough-cut limestone.

The school is situated in the center of a rectangular site in a predominantly residential area. A veterans memorial park fronts the site on the south (*Photo A-21*). An asphalt walk-way connects the park and the front entrance of the building. A chain link fence runs along the perimeter of the property.

A corner stone, on the east elevation, which shows the date of construction, names of school board members, the architect and builder has been identified (*Photos B-3 and B-7*). A limestone name block with the school name "CAMDEN PUBLIC SCHOOL" cut into the stone is located above the main entrance (*Photo B-4*). Both the corner stone and limestone name block are in good condition.

The building is symmetrical on the east and west sides. Arched entrances flank, the south, east, and west side of the building (*Photos A-18, A-19, A-20, and B-2*). Large radiating brick arches with colored mortar emphasize the three entrances. The main entrance on the south is recessed. The exterior doors are wood double-doors with curved arch transoms above. The main entrance wood doors appear to be original and are in very poor condition (*Photo A-5*). The east and west entrance doors have been replaced with modern residential metal doors (*Photo B-6*).

The windows are located symmetrically throughout the facade. Most windows are rectangular double hung windows adorned with jack arch brick lintels and stone sills. Two smaller rectangular windows are located on each side of the three entry vestibules (*Photo A-20*). The smaller windows that flank the main entrance are round-arched with arched brick lintels (*Photo B-2*). These arches are highlighted using colored mortar. A bay window on the second floor and a dormer window on the attic are located directly above the main entrance, thus creating a focal point (*Photo B-4*). Most of the windows have the original wood sash and frame. A few of the frames and sashes may need replacement (*Photo B-8*). There are two limestone keystones, one over the entrance door and another at the apex of the arch over the front window of the dormer (*Photo B-4*).

National Register of Historic Places Continuation Sheet

Section number 8 page 1 of 5

CAMDEN PUBLIC SCHOOL Preble County, Ohio

8. Significance of Property

The Camden Public School is nominated for listing under Criteria A and C. It qualifies under Criterion A because it represents a period in Camden's history when a single building housed all of the public school grades in a central location, a typical practice in small towns in the late 19th and early 20th century.

The Camden Public School qualifies under Criterion C because it embodies the distinctive characteristics of a type and period of construction: the centralized public school of the early 20th century. It has architectural significance as a representative example of this important building type, and its significance is enhanced by its high level of integrity in location, design, and materials. The Camden Public School building, abandoned by the local school system in 1983, is the only unaltered (alterations have been minimal) example of an early consolidated school remaining in Preble County. Several photographs, taken in the early years of the school, are located in the "Historic Collection" section of the Camden Public Library.

During the 1800s, a great number of one room schools were constructed in Preble County. A few township high schools were also constructed. These one room schools were generally districted by the townships, and were located centrally at the intersection of four sections of the townships. From the 1890s to the 1920s the centralized school came into prominence. The centralized schools were built to replace the one room school buildings. In Preble County, these centralized schools (sometimes called consolidated schools) included the following:

College Corner School, also known as Union School, built in 1893, with several additions. The building is no longer recognizable as the building originally constructed. It remains in use as a school. The school was built on the state line separating Ohio and Indiana.

Camden Public School, built in 1904. Subject of this nomination. The building is now vacant.

Lewisburg Public School, built in 1908, and remodeled and expanded in 1956. The building has been demolished and replaced with the Tri-County North School complex.

Jackson Township Centralized School, built in 1911. The school closed in 1974, and is now partially demolished and falling down.

West Alexandria School, built in 1911, with an addition constructed in 1950. This building is now vacant.

West Elkton Consolidated School, built in 1913, with an addition constructed in the 1930s. The original section of the building burned in 1973 and was rebuilt on the same foundation. The building was remodeled in the early 1980s and is still in use as a school.

Dixon Township Centralized School, built in 1915, with additions constructed in 1930 and 1962. As of 1992, the building was in use as a Middle School. This building was not located by the nomination preparer, and its present use and condition are unknown.

NPS Form 10-800-4 OMB Approval No. 1034-0078 (8-86)

United States Department of the Interior National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 page 2 of 5

CAMDEN PUBLIC SCHOOL Preble County, Ohio

Fair Haven Consolidated School, built in 1915. The school closed in 1964 and is now in use as an antique shop.

Gratis Consolidated School, built in 1915, with additions constructed in 1939 and 1956. The building was closed in 1983 and is now vacant.

Jefferson Township Consolidated School, built in 1915, with several additions. The building is still in use as a school.

Lanier Township Centralized School, built in 1915, with additions constructed in 1949 and 1953. The school closed in 1964 and is now vacant.

Morning Sun Consolidated School, built in 1915 as a replacement of the 1910 school building which was destroyed by fire. This building is now in use by Roberts Farm Equipment.

Camden High School, built in 1916, with additions constructed in 1950 and 1957. This building is now vacant and slated for demolition.

Monroe Township Centralized School, built in 1916. This building was not located by the nomination preparer, and its present use and condition unknown.

Verona Consolidated School, built in 1918, with additions constructed in 1950 and about 1955. The school closed in 1990 and is now vacant.

As the consolidated schools were constructed throughout the county, the one room school buildings were closed. A number of these one room school buildings remain in the county, in use as residences and farm storage buildings, and some are vacant.

The Village now known as Camden was laid out in 1818 under the name of Dover. The town was incorporated by act of the Legislature in 1832 as Newcomb, the name being that of the senator from this district who promoted the bill in the Legislature. In 1839, the Village was renamed Camden, as a memorial to Camden, South Carolina, where a revolutionary battle was fought. The population of Somers Township, where Camden is located was 1,171 in 1820. By 1910, the population had grown to 1,839.

The first school organized in Camden was held in a log building, starting around 1820. A second school was conducted from about 1830 to 1853, and was located on East Central Avenue, a short distance west of the railroad near the Camden Depot. In about 1833, another school was held on South Main Street in Fowler's Hall, the old Presbyterian Church. In 1853, a large and commodious building was erected on West Central Avenue and North Lafayette Street, consisting of four large rooms and two entry halls. At the time, it was described as one of the finest school buildings in the county. From this school building, Camden's first graduating class, consisting of nine members, received their degrees in 1890. A wing was added to this schoolhouse in 1882 to accommodate increased enrollment. This four room, two story brick school building served the community until 1903 when a state inspector condemned it. The Board of Education decided it was more feasible to raze the building than to repair it. This building was demolished in the spring of 1904.

National Register of Historic Places Continuation Sheet

Section number 8 page 3 of 5

CAMDEN PUBLIC SCHOOL Preble County, Ohio

Construction of the Camden Public School was completed in 1904, with classes beginning on November 29, following a public dedication. The headlines of the *Preble County News* of December 1, 1904, stated "A Thing Of Beauty Is A Joy Forever". The subheading of the article describing the dedication ceremony read "Brilliant Exercises Mark the Dedication of Handsome Temple of Learning." The new school building consisted of eight school rooms, Superintendents office, library, and eight cloak rooms. The rectangular school, 63 feet by 84 feet, was constructed with "Improved red brick, slate roof, and cement foundation." The original cost of construction totaled \$15,198.67. The Camden Public School was constructed about 30 feet south of the razed school building location.

In the *Preble County News* of November 3, 1904, the Camden Public School was compared favorably to the Sherman Street School Building located in Middletown, Ohio. The appearance of the two schools is very similar. The Sherman Street School also had 8 school rooms and a Superintendents office, but had no library and fewer cloakrooms. It also had a single exit stair from the main entrance. The Camden Public School cost over \$2,000 less than the Sherman Street School.

In 1905, the school became a four-year high school through an improved course of study approved by the Board of Education. In 1914 the school enrolled 167 pupils, of whom 73 were in the high school.

Except to install electricity, no improvements were made to the Camden Public School until 1937, when then modern restrooms and drinking fountains were installed. In 1938, a new furnace was installed, and in 1950, the building was fireproofed.

The eight rooms (plus four basement rooms) housed all of the public school grades from the time of its completion in 1904 to 1916, when the new Camden High School was opened. In 1915, the people voted to dispel rural school districts of Somers Township and consolidate with the Camden Village School District. Four years later there was another increase in enrollment when parts of the Gasper Township School District came to the Camden Schools.

The Camden Public School is significant under Criterion C because it is an architecturally significant example of a turn-of-the-century, institutional building in the small rural village of Camden. It is the oldest school building in Camden, a rural village of 2,210.

(8-86)

CIVID Approvativo, 1034-0070

United States Department of the Interior National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 page 4 of 5

CAMDEN PUBLIC SCHOOL Preble County, Ohio

Even though many of Camden's commercial buildings and several private homes were built in the mid-1800s, the Camden Public School is one of only a few significant examples of turn of the century institutional architecture remaining in the village. A similar period and style building in Camden is the Bohn Building (PRE - 98 - 02), a ca. 1900 three story commercial structure with bay windows and brick hoodmolds. The third example of institutional architecture remaining is the Camden High School, now called Shawnee High School. This building, constructed in 1916 and now vacant, will be demolished by the Board of Education following passage of a school tax levy on the ballot in November, 1997.

The Camden Public School features a foundation consisting of an architectural concrete block intended to appear as rough-cut limestone. This is an early and fairly unusual use of this material, especially in a rural area. The block material was likely supplied by one of two major cement contractors located in Eaton. H. M. Young & Son began business in 1902, specializing in construction of concrete block buildings. A. L. Armstrong, Cement Contractor, began business in 1904, advertising "blocks, foundations, walks, cisterns, and burial vaults."

The Camden Public School was designed by Mr. Stephen O. Yates and was constructed by the firm of Sanders, Sprinkle and Detamore, as indicated on the building cornerstone. A "Stephen Yates" found in the Family Search Software of the Church of Jesus Christ of the Latter Day Saints may be the correct individual who designed the school. The only information available for this individual gave a birth date of 1884 and death of 1962, with the place of residence of Indiana. No other "Stephen Yates" included in the database indicated an appropriate place of residence or lifespan.

The Camden Public School is similar in design to the Georgetown Public School (Georgetown, Brown County, Ohio NROHP 1/25/91), which was designed by the firm of Samuel Hannaford & Sons and constructed in 1898. Both buildings exhibit Richardsonian Romanesque style arched windows and overhanging wood eaves with exposed rafter tails similar to bungalows of a later period. Although the Camden Public School is smaller than the Georgetown Public School (eight classrooms versus twelve classrooms), they both feature spacious hallways, double stairwells, generously sized classrooms with two walls of window to provide light and air circulation, and large cloakrooms adjacent to the classrooms.

The interior design of the Camden Public School is typical of the late 19th and early 20th century schools. The hallways and corridors are extremely spacious, and stairwells exist on both sides of the building. The classrooms are generously large and two walls of windows in each room provide adequate light and air circulation. Large cloakrooms are immediately adjacent to each classroom.

National Register of Historic Places Continuation Sheet

Section number 8 page 5 of 5

CAMDEN PUBLIC SCHOOL Preble County, Ohio

The Camden Public School was last used for its original purpose in June of 1983. For sixty-seven years, from 1916-1983, the building housed either all or a portion of the district's children who attended grades 1 - 6. Several notables among those children were Mr. Walter Emmons "Smokey" Alston and Mr. Donald Elston of baseball fame, Mr. William Clayton Pryor, a well known newspaper man and author of children's books, as well as Dr. Richard G. Johnson, Science Advisor to President George Bush. During the Camden Public School's last days, the building, in addition to housing elementary children, once again provided classroom space for a variety of classes for ninth (9th) through twelfth (12th) grade. Subjects taught were math, social studies, Occupational Work Experience and Occupational Work Adjustment.

Since the building was sold by the school board, it has had several unsuccessful attempts at adaptive reuse as an antique and craft shop, and a flower shop on the first floor. For the majority of the time during the last eleven years, the well preserved Romanesque-Colonial Revival transitional style Camden Public School has been empty. The Camden Public School looks today much as it did in 1904.

OHIO ARCHITECT AND BUILDER (March, 1904): Stephen O. Yates, architect, Richmond, Indiana to design Camden School. 8 rooms, 84' x 64' Brick and limestone, iron beams, Bangor slate roofing, electric lighting cost \$15,000 (p. 57).

Researched by Steve Gordon, 1999

National Register of Historic Places Continuation Sheet

Section number 9 Page 1 of 1

CAMDEN PUBLIC SCHOOL Preble County, Ohio

9. Major Bibliographic References

Annual Education Report. Preble County, Ohio, December 1917.

Belcher, Shirley. History of Camden Public Schools, Pamphlet of school history and memories of local citizens, 1992.

Denny, Mark. National Register of Historic Places Registration Form (Draft). July, 1997

History of Preble County, Ohio. H. Z. Williams & Bros., 1881.

History of Preble County, Ohio. Cook & McDowell Publications, 1915.

Preble County News, various dates in 1903 and 1904.

Preble County, Ohio. Preble County Historical Society, 1992.

National Register of Historic Places Continuation Sheet

Section number 10 Page 1 of 1

CAMDEN PUBLIC SCHOOL Preble County, Ohio

10. Geographical Date

Verbal Boundary Description:

Situated in the Village of Camden, in the County of Preble, and in the State of Ohio:

Being lots numbered 59, 60, 61, 62, and 63 as known and designated on the village plat of the Village of Camden renumbered from numbers 31, 32, 33, 34 and 35 in the Old Plat Book Vol. 1, page 17. Save and except a 65.5 foot strip of ground taken evenly off the South end of lots #61, #62 and #63. Also, vacated alley lying south of Lot No. 60.

Parcel No.:

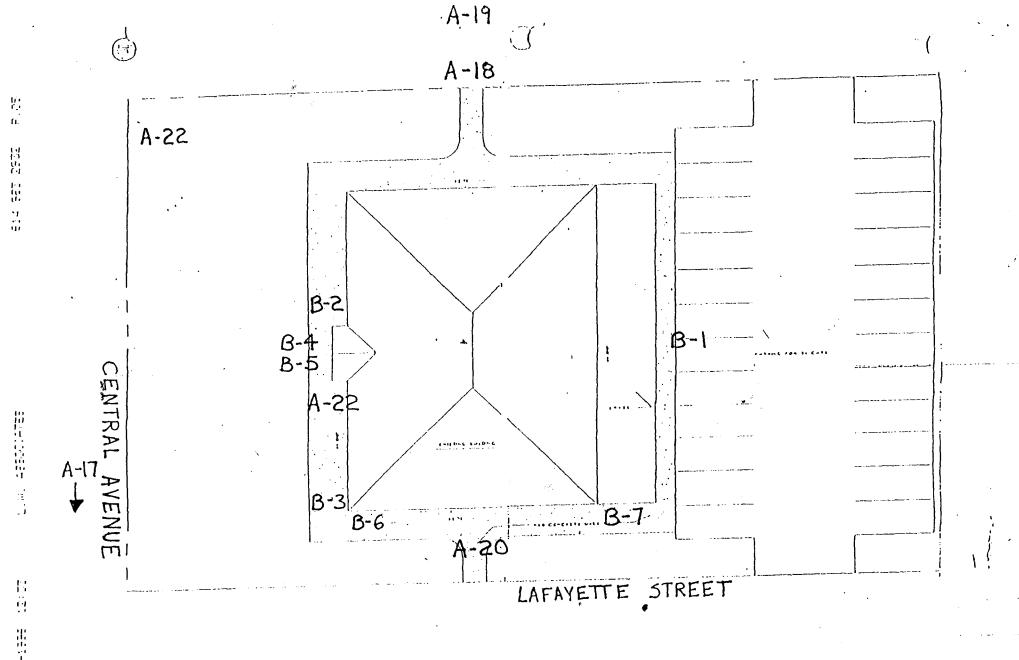
J30-0002--010-00-044-000

Street Address:

110 West Central Avenue

Boundary Justification

The lot which contains the building and the parking lot on the north side of the site is the only property being nominated. The lot contains the entire parcel historically associated with the school.



PROPOSED STEE DEVELOPMENT PLAN

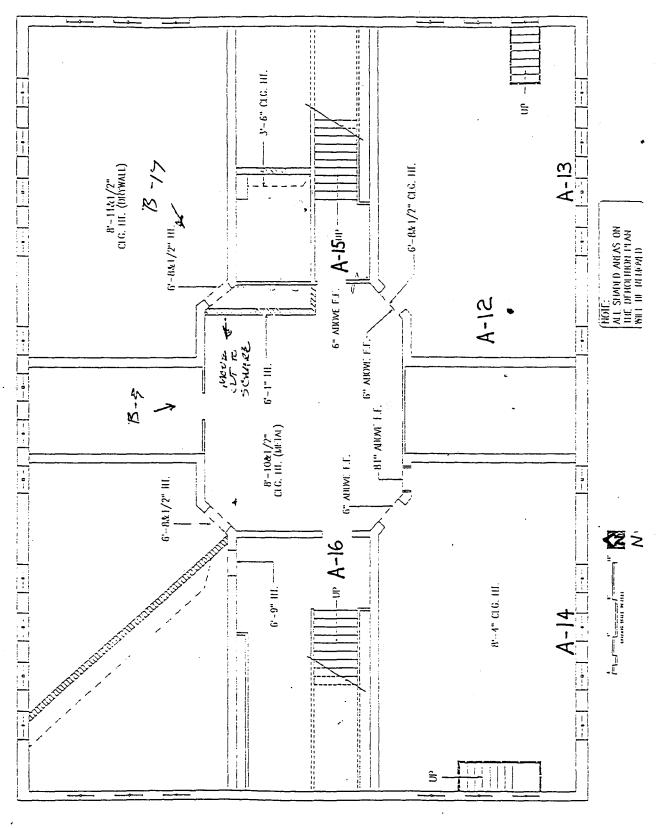
CAMDEN COMMONS

CAMDEN, OH

Stacy & Asebrook, Ltc

Architecture Facility Management

454 East Main Street, Suite 236 Columbus, Ohio 4321 614/224-2300 Fax: 614/233-5812 e-mail: SALcolOH@aol.co



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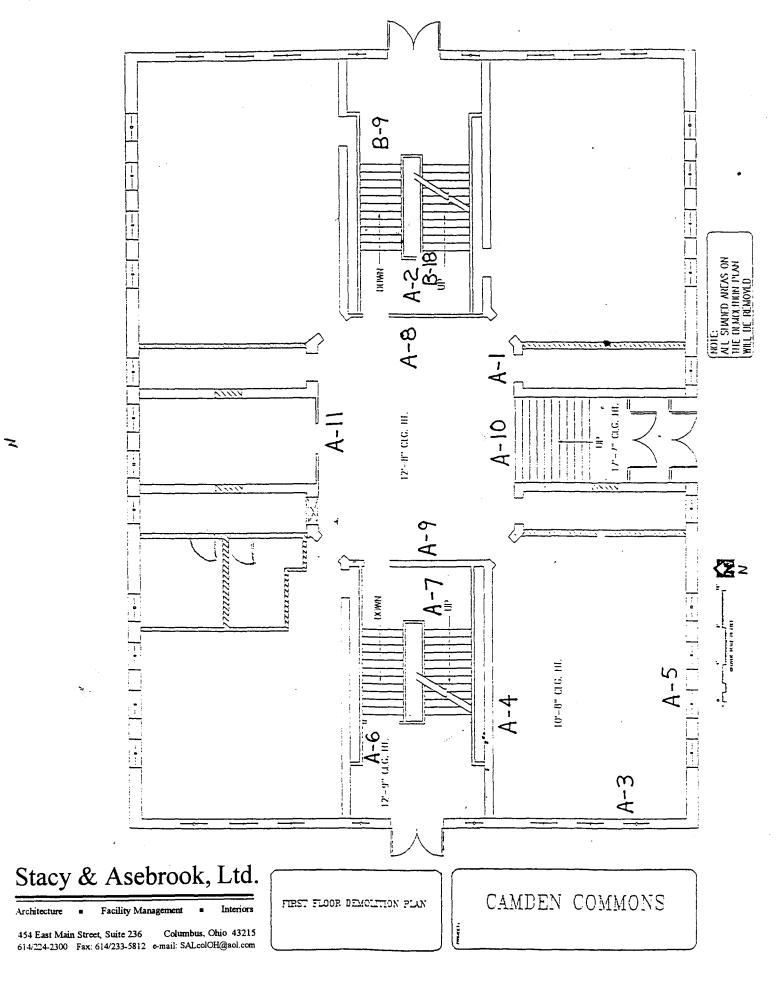
Stacy & Asebrook, Ltd.

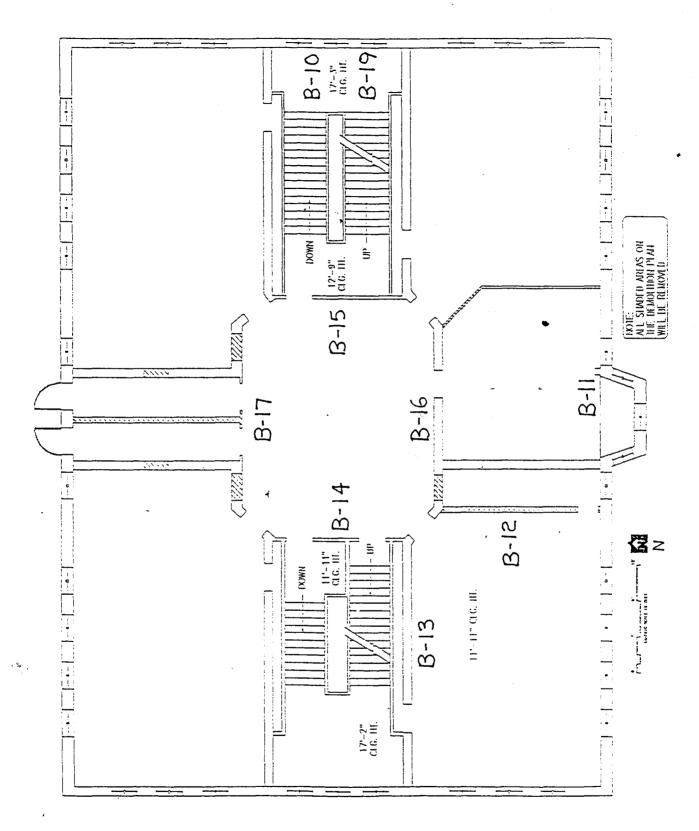
Architecture = Facility Management = Interiors

454 East Main Street, Suite 236 Columbus, Ohio 43215 614/224-2300 Fax: 614/233-5812 e-mail: SALcolOH@aol.com

BASEMENT DEMOLITION PLAN

CAMDEN COMMONS





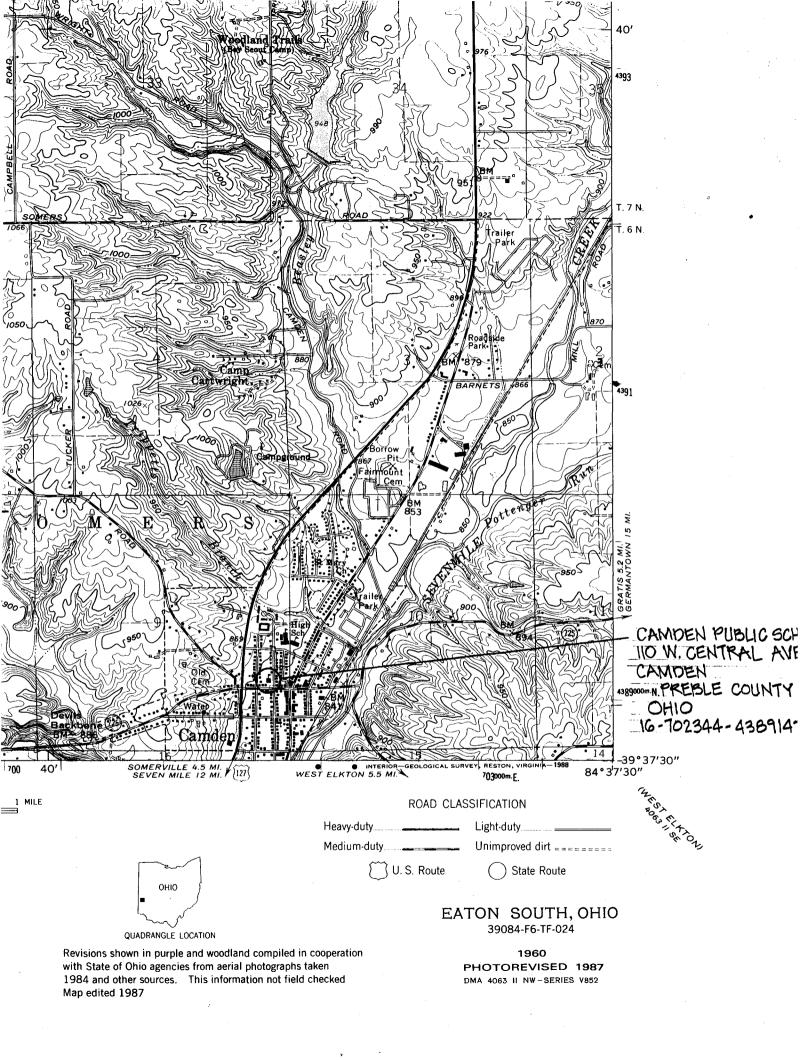
Stacy & Asebrook, Ltd.

Architecture • Facility Management • Interiors

454 East Main Street, Suite 236 Columbus, Ohio 43215 614/224-2300 Fax: 614/233-5812 e-mail: SALcolOH@aol.com

SECOND FLOOR DEMOLITION PLAN

CAMDEN COMMONS



Ohio Historic Preservation Office

567 East Hudson Street Columbus, Ohio 43211-1030 614/ 297-2470 Fax: 614/ 297-2496

Visit us at www.ohiohistory.org/resource/histpres/

February 20, 1998

Camden Senior Apartments Limited Partnership 184 West Main Street Ashville, Ohio 43103

Attn: Mark Leatherwood:

Re: Camden Public School, 110 West Central Avenue, Preble County

Congratulations on the recent listing of your property into the National Register of Historic Places!

The National Park Service, United States Department of the Interior listed the property on February 18,1998. The nomination was made in connection with a state plan to identify and document prehistoric and historic places in Ohio which qualify for National Register status under provisions of the National Historic Preservation Act of 1966 as amended.

The Ohio Historic Preservation Office (OHPO) is available to advise you in maintaining the historic character of your property. As you know from previous mailings received from this office, there are no restrictions placed on your property following National Register listing. However, the OHPO strongly encourages owners of historic properties to consider all options before completing work that could damage the structure or impair its historic integrity. Careful planning can facilitate the sensitive incorporation of contemporary alterations with the historic fabric. The OHPO provides free information on how to sensitively rehabilitate and repair historic properties, upon request.

Enclosed is information about the programs and services offered by the Ohio Historic Preservation Office.

Sincerely,

Barbara A. Powers Department Head

Planning, Inventory and Registration

Barbana Vowen

Enclosure

xc: Gerry Wood, Mayor

David E. Skomorowski, Form Preparer Michael Stacy, Stacy & Asebrook, Ltd.

State Senator Scott Nein

State Representative Gene Krebs

Miami Valley Regional Planning Commission

Ohio Department of Transportation





THE OHIO HISTORICAL SOCIETY

Ohio Historic Preservation Office

National Register of Historic Places File Checklist

Name: <u>Camden Public School</u>	•
County: Preble	
Original National Register of I	listoric Places nomination form
Multiple Property Nomination	form
Photograph(s)	
Photograph(s) (copies)	
USGS map(s)	
USGS map(s) (copies)	
Sketch map(s)/figure(s)/exhib	it(s)
Correspondence	
Other	