THE OMAHA ILLUSTRATED BEE.

# Omaha in the Course of an Era of Great Building Transformation





EXCAVATING WEST OF THE YOUNG MEN'S CHRISTIAN ASSOCIATION BUILDING FOR THE GREAT BRANDEIS STORE, TO COVER AN ENTIRE BLOCK.



HOAGLAND BLOCK, THE MOST MODERN RETAIL BUILDING IN THE WEST-TO BE OCCUPIED BY THOMPSON & BELDEN AND ORCHARD & WILHELM.

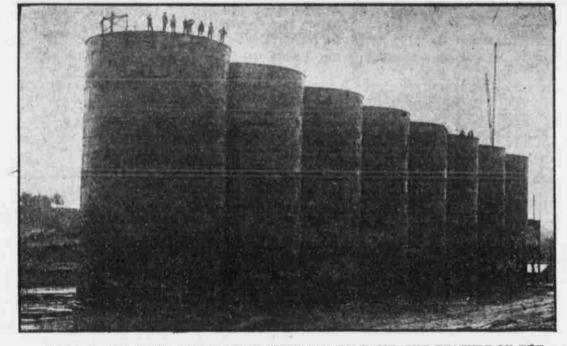
a decade photographs of Omaha's present business districts will be as great curiosities as pictures of the Farnam street of twenty 22)32 years ago are now. No one who pretends to know anything about the city doubts that it is rapidly outgrowing its old shell, that is to say, most of the housing that business interests of all kinds have had for fifteen years. A transformation has set in that will leave the commercial heart of the town scarce recognizable in 1910 to a person who knows it perfectly well in 1905. The period of marked change began in 1994 and is advancing with ever increasing force, gathering momentum and breadth on the way. All kinds of structures, private and public conveniences and improvements of divers natures are affected by the progress towards better things.

Did you ever read what Kipling said about Omaha in one of the letters he seat back to an Indian newspaper when he traversed the United States from west to east in the middle 80's? This reference is somewhat fresher than that regarding a certain set of verses by one John G. Saxe concerning an earlier time, but it is, if anything, less comforting. It would appear that the only things worth speaking that caught the young writer's eye in the Nobraska metropolis were the railway grade crossings. He pictured with his mind's eye

much horrible butchery and transmitted these impressions to paper with a thrilling artistic disregard for statistics; but for a verity the grade crossings were there. Thanks, however, to the energy of citizens, these obcessions were forced out, and if Mr. Kipling should ever come to town again the first thing that should be done would be to show him the viaducts and the subways. It did not take twenty years to make the Kipling diatribe obsolete, either. Considerably less than half as long sufficed.

Growth of Fifteen Years.

So it is with other things. The Omaha of fifteen years ago is nothing like the Omaha



TANKS OF THE NEW INDEPENDENT ELEVATOR COMPANY-ONE FEATURE OF THE . GROWING OMAHA GRAIN MARKET.

north of Dodge, and the location of this The companies have complied cheerfully in bad shape for about six months after Another commission district building The materials in the old building and its busy institution made them feel secure, and by fall there will no longer be any the winter weather ceased. Many of these property owners are non- reason for wooden poles downtown. The sult was that one of the first asphalt pave- supports of the street railway company.

ments laid in Omaha was not replaced the city. The property owners by the Omaha Improvement league and the

Since the city charter was amended so brick structure at Tenth and Jackson broken up and sold for haphazard construcresidents and in the fancied strength of only poles that will remain on the best that paving specifications could be prop- streets, that will enable the Wright & tion. The new building, however, will in their position they went to sleep. The re- traveled streets are the small iron trolley erly prepared and approved, agitation for Wilhelmy hardware house to double its any event be one of the best of its kind paving has reached a point that has not present capacity. These are only a few of

when it had given all the service that Work of the Improvement League. when the city was reputed the best paved trict. Others are plaqued and some have office building yet erected in Omaha in the about \$400,000 reconstructing old Fort could reasonably be expected and became Another move towards enhancing the municipality in the country. Petitions been started, and a great deal more is notorious as the most miserable street physical aspects of the city is being made calling for work all over the city have needed than has been arranged for. reached the city hall daily and arrang

many years ago the great stone federal commercial wire service companies to place repaired once a year, usually late in the ture will be of brick and will have five the old association building with new in-building was established on Sixteenth, just all wires in the retail section underground. summer, leaving more or less pavement floors.

been known since the old boom days, the improvements in the wholesale dis-

in the United States. Peter E. Iler has promised the largest

the city its fourth distinctive theater building. The new Hurwood will cost about \$50,000, will be of brick and stone, with a front of Greek design, and will seat about 1.400 persons. It will be a thoroughly modern theater building, with every comfort and convenience of the patron provided for. The stage will be nearly as large as that at the Boyd and the general plan will be somewhat after that employed at the Illinois and other recent theaters built in Chicago and New York. The new Hoagland building, just being

May 21, 1905. 1

finished and not yet occupied, cost close to \$210,000 and for a long time will be one of the finest things in its class in the city. Its facades are particularly handsome, wrought iron being used in the trimmings and decorations as well as stone. Other Important buildings inder construction in the business district are the four-story dopartment store for Hayden Bros, on Doughas street and the new five-story structure for the Omaha Commercial college at Nineteenth and Farnam streets. On Farnam street farther west a number of improvements are under way, including two brick automobile garages between Twentieth and Twenty-fourth streets. It is not improbable that the Bachelors' hotel building will be almost doubled in size within a year or

About \$500,000 is to be spent in Omaha this year in grain elevators and about twice this sum will be invested in the grain business. The two largest elevators to be constructed are those of the independent company at Thirty-first and Marcy streets and the Updike Grain company near the South Omaha line. Each will have a capacity of 1,000,000 bushels. The independent elevator will consist of ten immense cylin-drical tanks, each capable of holding 100,000 bushels. The Updike elevator will be built

of wood. The government has planned to spend streets. The plans are for sixteen stories signal corps of the army. Contracts for about \$100.000 worth of frame buildings have as office headquarters by the railroads been let and brick officers' quarters, barmaintaining general and local offices in the racks and an administration building, to city, it having been calculated that these cost altogether \$300,000, are to be built. The offices now scattered from Ninth and Far- site of the fort always has been a beautiful one and with the improvements it will be one of the show places of the town.

NEW OMAHA COMMERCIAL COLLEGE AT NINETEENTH AND FARNAM-REAR OF THE NEW OMAHA SCHOOL OF LAW BUILDING SHOWN IN BACKGROUND.

erected at Sixteenth and Howard streets years ago, but was not owing to the lim- ing attention to small defects and cuts The American Radiator company's build- corner of Seventeenth and Harney streets, next to the large Bennett department store itations of the lighting fund. in the pavements, save much expense, be- ing at 413-17 South Tenth street, will take near the Boyd theater, and will be the Early in the year ordinances were passed sides securing freedom from the conficts the place of a lot of frame shacks that second building on a heretofore unimproved of its kind, property owners on North Six- by the city council and approved by the and bickerings of paving contractors. formerly ornamented the main highway block of ground. The plans are not comteenth street began to look worried. Not acting mayor directing the telegraph and Under the old system the asphaltum was from the passenger stations. The struc- plete and it may be determined to rebuild

to be constructed this year is a five-story general style are much too valuable to be

shape of a railway exchange building on Omaha in the north part of the city and his property at Thirteenth and Farnam making it fit for a training school for the

Expansion of Grain Business.

of today. In some respects the definite change that will be apparent in the immediate future will not be so clear cut as the last one, for the periods of building up and tearing down rotate like the crops only more leisurely. When the last convulsion ensued certain advances were made that have the character of permanency and will remain through many upheavals and betterments. As illustrations, such structures as the city hall, The Bee building, New York Life building and the Boyd theater may be cited. These and other edifices like them were reared to stay and for many a day to maintain respectability even if such a marvelous lapse of time as an American half century. They were forerunners and exemplars for what is occurring today-the bases from which the architects and the artisans are working. No matter what the achievement is, a Omaha, and among these the magnificent \$3,000,000 federal building is not least.

But now, to the sound of the hammer, the tinkle of the mason's trowel, the noiseless and effortless swing of the giant cranes city is fashioning a finer and more massive covering than ever before, and by virtue of the same is compelling new measurements of its importance and prestige.

## Room Needed for Business.

The betterments are various and most generous in their scope. Realizing that the time has come when they must have more room so their enterprises can grow, else they stand still and depreciate, men engaged in all kinds of industries have planned and are planning how to get what they need. As nearly every business man in the city is happily on the upward trend the demand for floor space is bunched and cannot be satisfied in a season or even several seasons. Great, erduring piles of steel, brick and masonry cannot be put together as rapidly as could be wished. Even early in the season the avalanche of construction has caused complaints that brick and other materials cannot be obtained in proper quantities and that trained men to work are scarce. So for different reasons the new garment can't be cut, basted, sewed and finished on the instant, but there is more than enough in progress to bear out these statements about the new Omaha.

## Impetus to Expansion.

flooring in simply could not be induced to sign for Woman's club and has for its object the new paving, thinking that the business regulation and minimization of the billwas bound to stay in their end of the re- board nuisance. The fight on the billboard tail district, anyway, inasmuch as the is recruiting friends every year, and even postoffice was located there. The Hoagland with no other stimulus the occupation of block, the promised Young Men's Christian the vacant downtown lots by brick and for the improvements, and with the clearassociation building and other signs of ac- stone buildings will force the boards out. tivity on South Sixteenth street woke up The Omaha Improvement league, although these landlords, however, and they yielded organized only a year ago, has proved its at last to beseechings from their Omaha powers for accomplishing things in the agents and had a first-class paving put way of beautification. The plan of offering down. But they had waited too long to prizes to school children has had good reundo all the damage by a single stroke. suits and the league is about to transform This the merchants and real estate men a lot of ugly vacant lots at Twentleth along the thoroughfare appreciated and a and Harney streets into a free public playfew months ago organized the North Six- ground for children. The large membership teenth Street Improvement club. The or- of the league, the success it has had and ganization proceeded at once toward meas- the remarkable activity and flourishing ures having as their object the removal of condition of the score or more of ward immany old frame buildings on North Six- provement clubs in the city well illustrate teenth street from Dodge to Cuming and the spirit that has permeated the town dozen or more buildings downtown will their replacement with solid, substantial for betterments, private and public. Counremain as fitting parts of the greater and handsome brick structures. They climen now admit that the ward clubs are began to negotiate with the landowners valuable factors in assisting them to disagain and to secure profitable tenants for tribute conveniences and betterments of

prospective new buildings. At the present various kinds, and in some wards an intime several new brick blocks are prom- dividual plea for a cross-walk or a street ised for this end of town and genuine ar- lamp has little or no weight unless stamped and the wall of shortage of material, the rangements are being made to consummate with the approval of the club. For the the plans. The club also insisted upon the last three years the clubs have met regimprovement of Jefferson square, a pretty ularly and threshed out questions of great little park and the only one in the business and small concern. all having to do with section, which for long had been neglected. physical improvement. To carry out some The efforts of the club were immediately of their plans they have been forced into

the square what it should be.

More Lights and Fewer Wires. This organization also endorsed the plans

for better downtown lighting advocated by Acting Mayor Zimman and City Electrician Michaelsen. The latter ever since his induction into office insisted that the are lamps suspended over intersections from wooden poles should go and be replaced by ornamental iron corner poles, both for esthetic reasons and for better protection to life and property. The electric light and telephone wires already were buried and no excuse remained for the ungainly wooden poles. After something of a fight with the lighting company and the making of a new contract whereby the price of are lamps was reduced from \$94.50 to \$15 a year, thus permitting 126 new lights, the efforts succeeded and arrangements are under way for the installation of the poles. These poles will be not only at the street intersections, but midway in each block,

Last year when announcement was made meaning that Omaha will have the downthat the new Hoagland block was to be town lighting that should have been put in

III, but determined not to postpone her

ing promoter. The marriage took place at

## Curious and Romantic Capers of Cupid



22

to receive \$1,000 from his estate. Harden Three Times His Bride. is 59 years old and is a rich widower. Miss ANSAS CITY springs the latest Lowther is 38 years old. The marriage triple romance. Frank H. Kump,license has been granted. capitalist, and Lucretia Kump were married last week for the

Married by Telegraph. third time. Forty-four years ago Mary C. Slaughter of Bowling Green, they were first married. They had five Ky., and James Murrell of Fort Mackenzie, children, one of them Frank H. Kump, Wyo., although separated by 2,000 miles, who is now 39 years old. In January, 1883, were united in marriage through the me-Mrs. Kump was given a divorce from him dium of the Western Union Telegraph comand he settled upon her property and sepany. A minister was at each end of the curities worth \$75,000. One week after the line. The bride was attired in a white weddivorce Mr. and Mrs. Kump were married ding gown and the usual veil. She was ac-

the second time and lived together four companied by a number of friends, who years. Then Mr. Kump left his home and witnessed the novel ceremony. Murrell's during his absence he gave checks on his regiment will leave in a few days for the bank aggregating \$4,000. Mr. Kump's family Philippines. His wife will leave at once to searched for him and finally found him accompany him. through the checks. For his escapade Mrs. Not Too Sick to Marry.

Kump got another divorce from him, in 1897, and they have lived apart since then. For the sake of the ahildres they decided to wedding day. Miss Edna Pope was married remarry. at Geneva. Ill., to Enos Meyer, an advertis-

## To Marry for \$1,006.

the summer home of the bride's grand-A strange agreement has been admitted father, Charles Pope, the millionaire beet record at Fairmont, Ind., in the office sugar manufacturer, whose Chicago restof the clerk of the county court. dence is at 18 Lake Shore drive. The bride By its terms Miss Gertrude Lowther of left a sick bed to carry out the marriage Ritchie county agrees to marry S. W. ceremony. The wedding was a quiet one Harden of Catawha, W. Va., and to re- and the couple left soon afterward for New main his wife until his death, when she is York, where they will live.

recognized by the park board and the city nonpartisan politics and have become someauthorities and the way cleared to make thing of a power in this respect.

Public Improvements Progress. Public improvements are not lagging be-

about \$10,000. With it the city can keep The building is to be of light press brick the thirty-five miles of asphalt pavements with steel pillars and cement floors, and in good condition all the time and by giv- thoroughly fireproof.

ments are progressing so that the work will be done just as rapidly as the law's technical quirks can be satisfied. Property owners all over town are standing ready with money in their hands to pay ing away of the old deadlock between the contractors they can get their wish.

#### Building for Wholesalers.

of many other western cities, not because of its beauty, for that is a matter of small tion by flames. Odious comments of this account, but because of the immense nature will soon be passe in Omaha. amount of business that it transacts throughout the northwest in the face of the fiercest competition. For a long time complaint has been made that suitable warehouses were not obtainable. This condition is not likely to exist for long, however. Information has been given out that Count John A. Creighton is to erect two modern, brick, six-story warehouses on Jones street, between the Tenth and Eleventh street viaducts in the heart of the district. A new, larger and better structure is to replace the Mercer building in the commission district, which was destroyed by fire last winter, and the Millard estate building, occupied by the Kirkendall shoe house, which was damaged in the same fire, is to be reconstructed and have another floor added. Like the other new buildings in the job. bing ground it is to have electric elevators. automatic fire extinguishers and other upto-date complements.

The Crane company (sleam, gas and hind in the movement. A municipal asphalt water supply jobbers) has begun work for plant is now under construction for the its six-story brick building at the northcity, which will cost, when ready for use, east corner of Tenth and Hasney streets

### Better Construction a Feature.

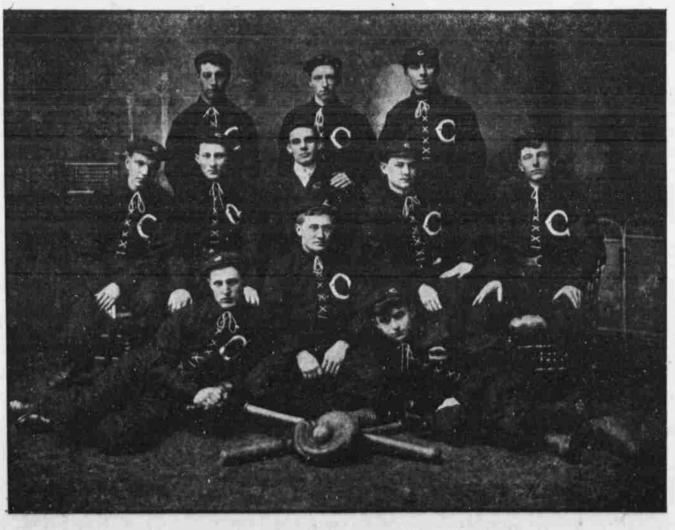
Not long ago Building Inspector Withnell commented on the fact that the most striking feature of the present building activity is the improvement in the character of construction. Solid stone, masonry, brick and concrete are the order of the day and only the most substantial kind of constructions seem to be desired. Besides this a general trend toward absolute dreproofing has set Omaha's wholesale district is the envy in and practically all the buildings enumerated are so protected against destruc-

Big Brandels Building.

The greatest betterments of all are taking place in the retail district of the city. Chiefest of these is the new Brandeis department store, which will outclass anything of its kind between the Great Lakes and the Pacific. It is not improbable that this building will cost nearly \$1,000,000 when finished, including the cost of the land. It will occupy a full half-block, facing on Sixteenth street, Douglas street and Seventeenth street, and will be eight stories high, with a basement. The fireproofing alone will cost \$100,000, being the largest job of this kind ever contracted for in the west. The materials to be used in the walls are stone and brick, and the designs, made by John Latenser, the architect, show that the structure will rank with the federal building, the city hall and the Auditorium in massive outline and beauty. The ground has been cleared, excavations are being made and the old Young Men's Christian association building, an imposing and enduring structure, is soon to be torn down to make way for the greater edifice.

Y. M. C. A.'s New Home. The new Young Men's Christian association building will stand at the southwest

## One of Omaha's Clever Amateur Organizations



CORONA ATHLETIC CLUE'S BASE BALL TEAM.

## and the idea is to have the building used nam to Sixteenth street would more than fill the medium skyscraper proposed. Mr. Her has gone east to finance this building and he is very sanguine of its erection. Another project which he has on the go is the reconstruction of the Iler Grand hotel, so that it will have twelve stories, 300 rooms and be one of the finest hotels in the west. No hiatus in finances is holding this

structure back, but a simple matter of leisure that has to be satisfied before anything can be done.

Woodmen Circle Hendquarters. A pleasant bit of news that the wires carried to Omaha from Chattanooga the other day was that the Woodmon Circle, a fraternal organization with a large membership, had decided to put up an \$80,000 office building by way of investment and a place for headquarters in this city. The order has surplus funds now invested in bonds, but its financiers think the money would yield better returns in an Omaha building. An option on property is held by Mrs. Emma B. Manchester, supreme guardian of the order, who with the executive committee will proceed at once with plans for the erection of the building. The Woodmen of the World and the Ancient Order of United Workmen already have large office buildings in this city.

## Court House and Theater.

A brief inspection of the Douglas county courthouse is sufficient to convince one that it was reared to outlast the memory

of the builders' children's children, but it has grown too small and there are many complaints about climbing the long flights stairs leading to the balls of justice. Three courtrooms and the county attor- ern apartment house on Sherman avenue ney's offices are now located outside, and Yates street to be put up by R. C. Plans are discussed by the commissioners for enlarging the building and putting in elevators and possibly bringing it down to the street level. At the best the physical during construction. characteristics of the building, by no means

eye toward the modern and the best. The erection of the new Burwood theater this the Omaha, Beatrice & Lincoln subby Woodward & Burgess on Harney street urban life will be built, connecting these between Fifteenth and Sixteenth will give three cities.

## Activity in Church Construction

The first attempt to introduce the old mission or Spanish renalssance type of architecture in this part of the country will be made in the new Roman Catholic cathedral at Fortieth and Eurt streets. Contracts amounting to \$30,000 for the foundations have been let and the total cost of the cathedral will be about \$300,-000. It will be entirely of stone and will follow the better lines of European church construction. The new Kountze Memorial church at Twenty-sixth avenue and Farnam streets and the First Christian church tabernacle at Nineteenth and Farnam streets are also important accessions to the religious property of the city.

During the next few years a number of new public schools and fire engine houses and other public buildings are to be constructed. A magnificent new boulevard system ten miles in length is to be built north and northwest from Bemis park, finally reaching Miller park on the extreme north and connecting with another boulevard system traversing the city from north to south further east. Riverview park is to be increased in size by the acquirement of a large tract of land fronting on the river and Omaha and South Omaha may combine in still another system of boulevards and parkways to include a great lagoon or lake.

Close to \$1,000,000 was spent in the construction of dwellings last year, and the amount to be put in residences in 1906 will probably double this figure. One new mod-Strehlow will cost about \$100,000. In dwellings, as in business structures, the trend is towards better materials and more en-

The street car line extensions this year bad, will be changed more or less with an will include lines to Fort Crook, Bellevue and Forest Lawn cemetery. Aside from

## Tersely Told Tales Both Grim and Gay

Ben Butler's Retort.

0 favored a Sunday session. Randall opposed it.

"Bad as I am, I have respect for God's but finally they decided to give the speaker day," said the democrat, "and I don't the benefit of the doubt and applauded think it proper to hold a session of congress on that day."

"Oh, pshaw!" responded Butler, "don't the Bible say that it is lawful to pull your ox or your ass out of a pit on the Sabbath day? You have seventy-three asses on your side of this house that I want to get out of this ditch tomorrow, and I think am engaged in a holy work."-Boaton Herald.

## One on Secretary Shaw.

Mr. George W. Simpson, a business man of Cedar Rapids, Ia., was telling a story Moore: on Secretary of the Treasury Shaw last "I have inherited \$25,000. I hesitate night at the St. James. Mr. Simpson said whether to invest this money in governthat his seeing so many patriotic men and ment bonds, which pay only 3 per cent, or women in Washington at this time re- in Zaza gold mine stocks, which pay 15 minded him of the story.

Simpson, "was telling an audience, which was largely composed of Grand Army of "choose the gold mine investment; but the Republic men of his state, how the choose the other if you want to sleep well." world was growing better. He pictured -Cincinnati Enquirer,

the conditions when he was a boy and NE of the best as well as the neat- now that he was governor. He told of the est hits made by General Ben advance in the last few years in indus-Butler occurred during the fa- trial conditions, and ended by saying: mous deadlock on the civil rights 'Veterans, the world is much better now bill. The question of adjourn- than it was when you were born,' and ment was under consideration, and General every one of the veterans applauded loudly. Butler had stepped over to Mr. Randall's 'And it will be better when you have desk for a private consultation. Butler passed to the beyond, the governor continued. For a few minutes the audience did not know just how to take the remark, him."-Washington Star.

## Good Advice.

J. Hampton Moore, the new chief of the bureau of manufacture of the Department of Commerce and Labor, is noted in Philadelphia for his perspicacity. Slim, quick, bright-eyed. Mr. Moore has the appearance of a young man of elegance and leisure. He is, instead of that, a hard and successful worker, and in Philadelphia his advice upon financial matters is valued highly. A young woman the other day said to Mr.

inded him of the story. per cent. What do you advise me to do?" "Governor Shaw, it was then," said Mr. Mr. Moore smiled.

"If you want to dine well," he said,