

**United States Department of the Interior
Heritage Conservation and Recreation Service**

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received
date entered

**National Register of Historic Places
Inventory—Nomination Form**

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic LANDIS SHOE COMPANY BUILDING

and/or common

2. Location

street & number NW corner of N Chestnut & E Broad Street not for publication

city, town Palmyra vicinity of congressional district 17

state Pennsylvania code 42 county Lebanon code 075

3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input checked="" type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
			<input checked="" type="checkbox"/> other: Vacant

4. Owner of Property

name Historic Landmarks for Living

street & number 8 Letitia Street

city, town Philadelphia vicinity of state Pennsylvania 19106

5. Location of Legal Description

courthouse, registry of deeds, etc. Lebanon County Courthouse

street & number 400 South 8th Street

city, town Lebanon state Pennsylvania

6. Representation in Existing Surveys

title Pennsylvania Inventory of Historic Places has this property been determined eligible? yes no

date 4-16-80 federal state county local

depository for survey records Pennsylvania Historical & Museum Commission

city, town Harrisburg state Pennsylvania

7. Description

Condition

excellent
 good
 fair

deteriorated
 ruins
 unexposed

Check one

unaltered
 altered

Check one

original site
 moved date _____

Describe the present and original (if known) physical appearance

The Landis Shoe Company Building is Palmyra, Lebanon County, Pa., is a substantial and very intact 3 story brick factory structure. The weight-bearing brick walls rest on a high foundation of local limestone. The interior construction consists of massive wood joists and beams; no cast iron or structural steel was used.

Externally, the building is aesthetically united not only by its sheer mass, but also by the firm, unbroken roofline and the strong horizontal line of the stone foundation. As seen from the intersection of the streets, the focal point of the exterior is the square, 3-story tower on East Broad Street. Other elements that contribute to external design unity are the consistent spacing of bays, the cornice of corbelled brick with one course of bricks in sawtooth pattern, the corbelled brick pendants at the corners, the segmental brick arches over all door and window openings, and the consistent use of 6 over 6 window sash set in wooden frames.

North Chestnut Street: Here the 3 story walls are divided by window and door openings into 26 bays. Between the 8th and 9th bays from the corner appears a vertical seam in the brickwork extending from foundation to cornice; this indicates that the 18 bays to the north are a later addition to the original structure. On the first level, there are doors in the 3rd and 9th bays from the corner.

East Broad Street: Four bays west from the corner, this elevation is punctuated by a 3 story tower; 13 regular bays appear to the west of this tower. The tower has a doorway on its eastern face. Most of the original basement level casement windows survive here.

West or L-shaped Section of Building: The axis of the building along East Broad Street terminates on the west in a 3 bay elevation with irregularities in fenestration; there is a door on the first level, near the south corner.

In the courtyard area to the west, the bays and fenestration generally follows the pattern seen on the North Chestnut and East Broad Street elevations, with some irregularities. There is an offset in the structure at the point of juncture of the older and newer sections. In this courtyard area are 3 one-story buildings (one probably a boiler house) that have no strong historical or architectural significance.

North End: Here there are 4 regularly spaced bays per floor, with doors on the second and third floors to accommodate the present fire escape.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input checked="" type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates 1905-6, 1911 Builder/Architect

Statement of Significance (in one paragraph)

For about 70 years, the manufacture of shoes was the most important industry in Palmyra. This first company was established in 1886, with Jacob Landis (1842-1917) being one of the original stockholders. The site for the factory building at Broad and Chestnut Streets was purchased by the Palmyra Boot and Shoe Factory from William L. and Catherine Kreider on November 30, 1888. This company failed, and on April 18, 1895, William H. Erb sold the business and its frame factory structure to Jacob Landis and his sons, David and Morris. The new business was organized as the J. Landis Sons Shoe Company; by 1904 the four-story frame factory employed 90 and produced 500 pairs of shoes daily. At 3 AM on the morning of November 28, 1905 this building burned at a loss estimated at \$100,000. On December 21, 1905, rebuilding plans were announced and all debris was cleared; by June, 1906, the southern part of the present structure (the total expanse along East Broad Street and the first 8 bays from the corner north along North Chestnut Street) were completed, and the plant reopened. No Architect was mentioned in contemporary accounts. Indeed, the stylistic and structural conservatism of the building tends to indicate that it is the work of a local builder-contractor. It is believed that the woodwork was supplied by Early & Stauffer's Planing Mill and that the painting was done by one George Zentmyer.

At the time of the re-opening in 1906, the business was reorganized the J. Landis Shoe Company, with Jacob Landis, D. U. Landis, Morris Landis, Lizzie Zimmerman, C. F. Zimmerman, George Bomgardner Melchior Ricker, and Theodore Lerch being the chief financiers. Soon production increased to about 2000 pairs of shoes per day. In 1911, the northern section (18 bays along N. Chestnut Street north of the seam in the brickwork), was added. Thereafter, employment rose to about 300 and production reached 3000 pairs of shoes daily. In 1920, the company merged with the G. R. Kinney Co., Inc. and output increased to 4000 pairs of shoes daily. The economic stature of the company remained secure into the 1930's, but both production and employment declined during the 1940's and the 1950's. By 1955, the plant was no longer listed as an important industry in this part of Lebanon County. Finally, in August, 1963, the properties passed from the name of the J. Landis Shoe Company. The building has served no commercial or industrial functions since the late 1960's.

In both its overall form and its component elements, the Landis Shoe Company Building in Palmyra is an intact example of the type of industrial structure favored in many parts of America from the 1840's through the first decade of the 20th century. In its style and its

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LANDIS SHOE COMPANY BUILDING, Lebanon County

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structural technology; it is a remarkably late example of the persistence of building practices that had been introduced about half a century earlier.

In particular, this building is a largely unrecognized architectural rarity for Lebanon County, which has relatively few surviving late 19th and early 20th century industrial buildings of note.

The survival of the Landis Shoe Company Building constitutes an important link with almost 3 generations of the social and economic history of the Palmyra area. It is a monument to an important stage of the industrial history of south-central Pennsylvania.

In the history of Lebanon County, the Landis Shoe Company Building commemorates the career of Jacob Landis (8-19-1842 - 12-26-1917), who was one of the leading entrepreneurs of Lebanon County in the late 1800's. Landis was also an influential real estate developer in the Palmyra area.

9. Major Bibliographical References

See Continuation Sheet

10. Geographical Data

Acreeage of nominated property 1.02

Quadrangle name Palmyra, Pa.

Quadrangle scale 1:24,000

UMT References

A

1	8	3	6	4	2	8	0	4	4	6	3	2	2	0
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Zone Easting Northing

B

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Zone Easting Northing

C

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D

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E

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H

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Verbal boundary description and justification

See Continuation Sheet

List all states and counties for properties overlapping state or county boundaries

state code county code

state code county code

11. Form Prepared By

name/title John J. Snyder, Jr. / Gregory J. Scott

organization Historic Preservation Trust of Lancaster Co. /Hoak, Kauffman, Reese, Beers

street & number 13 N Duke / 436 N Lime telephone 717-291-5861/394-0581

city or town Lancaster state Pennsylvania 17602

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), 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 Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature

title Ed Weintraub, Director date _____
Office of Historic Preservation

For HCRS use only	
I hereby certify that this property is included in the National Register	
	date _____
Keeper of the National Register	
Attest:	date _____
Chief of Registration	

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A

1	8	3	6	4	2	8	0	4	4	6	3	2	2	0
Zone			Easting				Northing							

B

Zone			Easting				Northing							

C

Zone			Easting				Northing							

D

Zone			Easting				Northing							

E

Zone			Easting				Northing							

F

Zone			Easting				Northing							

G

Zone			Easting				Northing							

H

Zone			Easting				Northing							

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Ed Weintraub, Director
title Office of Historic Preservation

date 6/24/80

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date

Keeper of the National Register

Attest:

date

Chief of Registration

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As architecture per se, this building has not been noted previously. Some pertinent historical information is found in Biographical Annals of Lebanon County (1904), pp. 567-8; Rev. p. B. Gibble (ed.) "Commemorating Old Home Week (Palmyra) - 1935", p. 42 and p. 75; a booklet entitled "A Look Backward", being a topical history of Palmyra compiled about 1960.

Primary sources include files of the Lebanon Newspapers at the Lebanon County Historical Society in Lebanon, particularly issues for June, 1906, and the supplement to the Lebanon Daily News for Sunday, April 24, 1955. Important deeds for the property recorded at the Lebanon County Courthouse in Lebanon include E-3-377 (1888), L-4-528 (1895), Y-3-315, L-4-544 (1911), L-4-533, L-4-537, L-4-541, L-4-544 and 30-472 (Inst. August 27, 1963; Rec. August 30, 1963).

Landis Shoe Company Building
Lebanon County
Zone 18 E364280 N4463220

