

United States Department of the Interior  
National Park Service

NRL listed 2-11-04

### 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.

#### 1. Name of Property

historic name Butchie's Drive-In

other names/site number Bailey's Dairy Treat

#### 2. Location

street & number 534 Park Avenue

not for publication

city or town Hot Springs

vicinity

state Arkansas code AR county Garland code 051 zip code 71901

#### 3. State/Federal Agency Certification

I, the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this  nomination   
request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic  
Places and meets the procedural and professional requirements set for in 36 CFR Part 60. In my opinion, the property  meets   
does not meet the National Register criteria. I recommend that this property be considered significant  
 nationally  statewide  locally. (See continuation sheet for additional comments.)

Catherine Thacker  
Signature of certifying official/Title

12/08/03  
Date

Arkansas Historic Preservation Program  
State or Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria. ( See Continuation sheet for additional comments.)

\_\_\_\_\_  
Signature of certifying official/Title

\_\_\_\_\_  
Date

\_\_\_\_\_  
State or Federal agency and bureau

#### 4. National Park Service Certification

I hereby certify that the property is:

Signature of the Keeper

Date of Action

entered in the National Register.  
 See continuation sheet

determined eligible for the  
National Register.  
 See continuation sheet

determined not eligible for the  
National Register.

removed from the National  
Register.

other, (explain): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Butchie's Drive-In  
Name of Property

Garland County, Arkansas  
County and State

**5. Classification**

**Ownership of Property**  
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

**Category of Property**  
(Check only one box)

- building(s)
- district
- site
- structure
- object

**Number of Resources within Property**  
(Do not include previously listed resources in count.)

	Contributing	Noncontributing	
	1	0	buildings
	0	0	sites
	0	0	structures
	0	0	objects
	1	0	Total

**Name of related multiple property listing**  
(Enter "N/A" if property is not part of a multiple property listing.)

Arkansas Highway and Transportation Era Architecture,  
1910 - 1965

**Number of Contributing resources previously listed  
in the National Register**

N/A

**6. Function or Use**

**Historic Functions**  
(Enter categories from instructions)

COMMERCE/TRADE: restaurant

**Current Functions**  
(Enter categories from instructions)

COMMERCE/TRADE: restaurant

**7. Description**

**Architectural Classification**  
(Enter categories from instructions)

MODERN MOVEMENT: Moderne

**Materials**  
(Enter categories from instructions)

foundation CONCRETE

walls STUCCO

roof OTHER: Tar Build-up

other

**Narrative Description**

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

8 Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- Criteria A, B, C, D with checkboxes and descriptions.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- Criteria A through G with checkboxes and descriptions.

Levels of Significance (local, state, national)

LOCAL

Areas of Significance (Enter categories from instructions)

TRANSPORTATION

ARCHITECTURE

Period of Significance

c. 1952 - 1954

Significant Dates

c. 1952

Significant Person (Complete if Criterion B is marked)

N/A

Cultural Affiliation (Complete if Criterion D is marked)

N/A

Architect/Builder

N/A

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- Documentation checkboxes: preliminary determination, previously listed, landmark, survey, engineering.

Primary location of additional data:

- Location checkboxes: State Historic Preservation Office, Other State Agency, Federal Agency, Local Government, University, Other.

Name of repository:

Garland County Historical Society

Butchie's Drive-In  
Name of Property

Garland County, Arkansas  
County and State

**10 Geographical Data**

Acreage of Property less than one

**UTM References**

(Place additional UTM references on a continuation sheet.)

1 15 495075 3819972  
Zone Easting Northing

2 \_\_\_\_\_  
Zone Easting Northing

3 \_\_\_\_\_  
Zone Easting Northing

4 \_\_\_\_\_  
Zone Easting Northing

See continuation sheet

**Verbal Boundary Description**

S28 T2S R19W, Block 1, Lot 16, part of Lot 17, Rector's Addition.

**Boundary Justification**

The nominated property includes the entire parcel historically associated with Butchie's Drive-In.

**11. Form Prepared By**

name/title Bill Wiedower  
organization AHPP date September 19, 2003  
street & number 1500 Tower Building, 323 Center Street telephone 501/324-9880  
city or town Little Rock state Arkansas zip code 72201

**Additional Documentation**

Submit the following items with the completed form:

**Continuation Sheets**

**Maps**

A USGS map (7.5 or 15 minute series) indicating the property's location

A Sketch map for historic districts and properties having large acreage or numerous resources.

**Photographs**

Representative black and white photographs of the property.

**Additional items**

(Check with the SHPO or FPO for any additional items.)

**Property Owner**

(Complete this item at the request of SHPO or FPO.)

name Lien Morphew  
street & number 113 Mangum Street telephone 501/624-4085  
city or town Hot Springs state Arkansas zip code 71913

**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 listing. 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 20303.

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National Park Service

## National Register of Historic Places Continuation Sheet

Section number 7 Page 1

### Summary

Located at 534 Park Avenue in Hot Springs, the building that now houses Bailey's Dairy Treat was originally Butchie's Drive-In. The building was built circa 1952, as a late example of Art Moderne architecture. This style lent itself to the new drive-in restaurant building type, with its rounded corners, slick lines and neon lighting. The building is in excellent shape and has undergone few alterations, primarily to the interior.

### Elaboration

In addition to the rounded corners, slick lines, and neon lighting that embody the Art Moderne style, the stucco wall finish and corner windows also emphasize the "streamlined" look of Moderne design. The projecting overhang on three sides, with the radiused corners at the front, provides excellent cover for the two one-over-one service windows at the front of the building. The building's other four windows are all single-pane stationary windows. The four corner windows and the two service windows were replaced during a remodeling in the past two years. The new windows match the historic windows in size and do very little to detract from the building's historic appearance. The kitchen equipment was also updated and replaced with new equipment at that time.

The interior layout is close to original, with the new kitchen equipment being in approximately the same location as the original. The addition of a new walk-in cooler is the biggest change to the kitchen. The interior walls are painted concrete block. The floor is the original quarry tile, with a few patches of new tile installed when the remodeling was done. The original bathroom is pretty much intact, with tile on the floor and walls. There is very little ornamentation, in keeping with the Art Moderne style.

The building housing Bailey's Dairy Treat retains most of its original historic integrity and appears largely as it did in the early 1950's, making it an excellent example of a historic drive-in restaurant designed in the Art Moderne style of architecture.

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## National Register of Historic Places Continuation Sheet

Section number 8 Page 1

### Summary

Butchie's Drive-In is being nominated under **Criteria A and C** with **local significance** as an important resource to highway and transportation-related architecture in Arkansas between the years 1910–1965. Butchie's, circa 1952, is one of the few remaining examples of the drive-in establishments that catered to tourists along Park Avenue during the peak of tourism in Hot Springs. Having undergone minimal alterations, mainly enabling the building to continue to serve as a food establishment, Butchie's Drive-In is a fine example of Art Moderne architecture.

### Elaboration

Butchie's Drive-In was built at 534 Park Avenue as the conversion from large residential homes to commercial businesses aimed at automobile travelers began in the mid to late-1930s and continued through the 1950s. Beginning with the completion of the paved Little Rock-Hot Springs highway (Highway 70) in 1925, Park Avenue being the final stretch into "the Spa City," residents of Hot Springs and Park Avenue saw an opportunity to "make a buck" off the growing automobile traffic that the highway guaranteed. In addition to being a convenient stop en route to Dallas, Texas, Hot Springs thrived as a tourist destination. Known primarily for the healing powers of the thermal waters that flowed from its hillsides, Hot Springs also boasted alligator and ostrich farms, a horse-racing track, several theaters, and two amusement parks during its visitation peak. As a result, traveler services, including tourist courts, eating establishments, and service stations, began appearing along Park Avenue because of its proximity to the highway, as well as Hot Springs' major attractions and entertainment venues.

The Art Moderne styling of Butchie's Drive-In was highlighted by the stucco exterior, streamlined façade, and neon lighting. Its central location on Park Avenue made it accessible to both automobile and pedestrian traffic, and provided a quick, yet stylish stop for those "on the road."

Early records of Butchie's Drive-In are vague, with the primary identifying information coming from the City Directories of Hot Springs. The building first appears in the 1952 Hot Springs Yellow Pages, and then in the 1953 City Directory, but does not cite an owner or builder. The building has continually served as a food establishment under various names since its construction. Despite the lack of information available, it appears that little to no alterations have been executed, with the exception of minor updating to the kitchen appliances. The original floor plan of the kitchen is still in use, as are most of the interior materials.

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## National Register of Historic Places Continuation Sheet

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By the early-1950s medical advancements made drugs more readily available for ailments previously treated with thermal baths, resulting in the decline of visitors to the city. Unlike their tourist court neighbors on Park Avenue, eating establishments did not suffer because of the decline of tourism. The population of Hot Springs continued to grow so that restaurants and eating establishments along Park Avenue were not affected to a very large degree.

Butchie's Drive-In is being nominated under **Criterion A** with **local significance** because of its role as a prime example of traveler services located along Park Avenue serving automobile travelers along the Little Rock-Hot Springs Highway. It is also being nominated under **Criterion C** as an excellent example of a simple Art Moderne style building. The nomination is being submitted under the multiple property listing "**Arkansas Highway and Transportation Era Architecture, 1910-1965**" in conjunction with the historic context "**Arkansas Highway History and Architecture, 1910-1965.**"

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## National Register of Historic Places Continuation Sheet

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### Bibliography

Baeder, John. Gas, Food, and Lodging: A Postcard Odyssey, Through the Great American Roadside. New York: Cross River Press, Ltd., 1982.

Garland County Tax Records, 1938 – 1953, 2000 – 2001.

Interview with Jill Curran, Director, Encyclopedia of Arkansas, August 2003.

Interview with Bobbie Jones McLean, Executive Director, Garland County Historical Society, August 2003.

Interview with Lien Morphew, owner of Bailey's Dairy Stop, September 9, 2003.

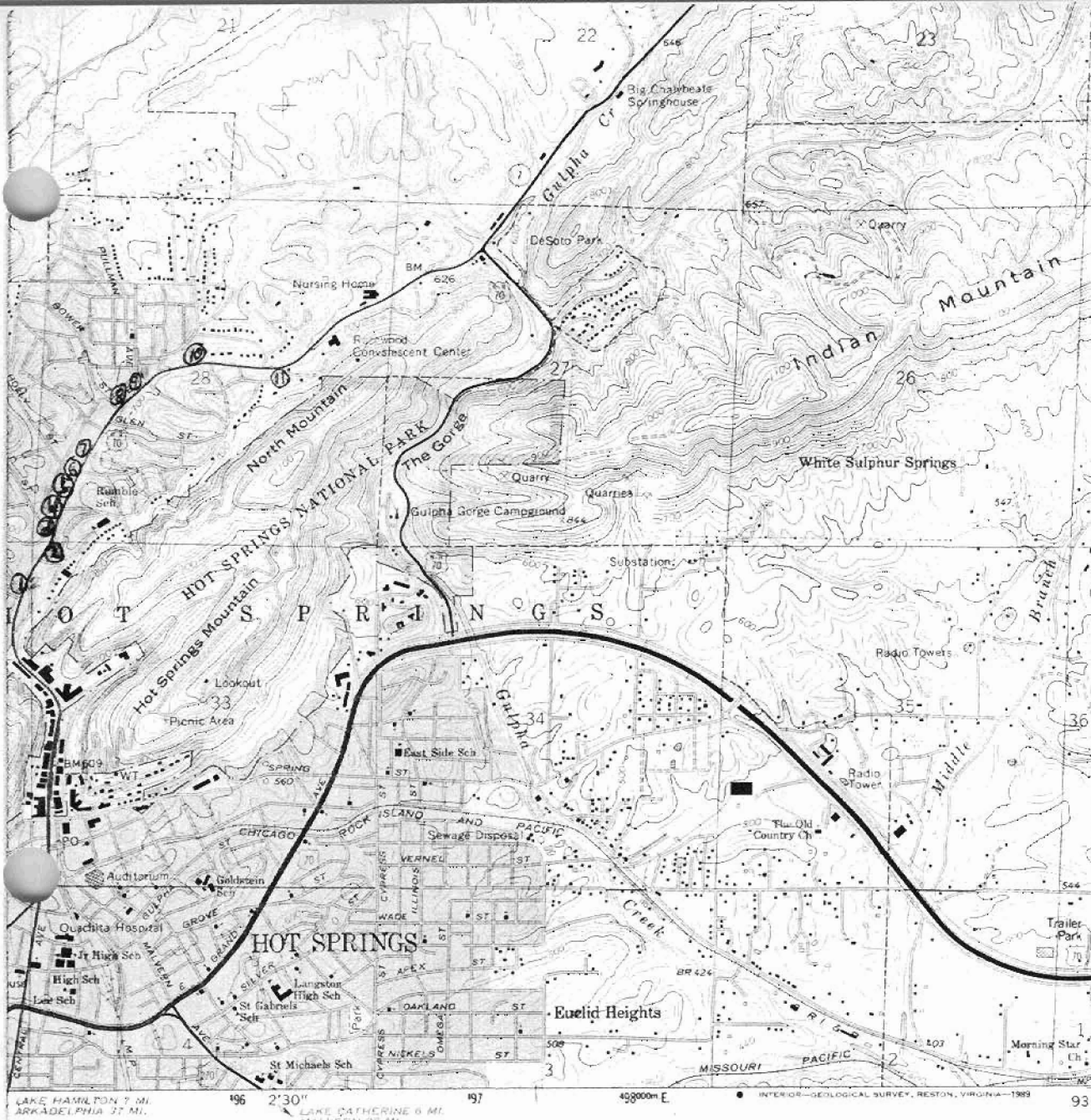
Hot Springs City Directory, 1930, 1938, 1940, 1942, 1944, 1948, 1951, 1953, 1955.

Liebs, Chester H. Main Street to Miracle Mile: American Roadside Architecture. Boston: Little, Brown and Company, 1985.

McAlester, Virginia and Lee. A Field Guide to American Houses. New York: Alfred A. Knopf, 1990.

Sanborn Insurance Company Maps - 1948, 1950.





- LEGEND**
1. LANGDON FILING STATION  
311 PARK AVE.  
15/494469/3819774
  2. BUTCHIE'S DRIVE IN  
534 PARK AVE.  
15/495075/3819772
  3. COTTAGE COURTS  
603 PARK AVE.  
15/495101/3820053
  4. BELLA & C COURT  
637 PARK AVE.  
15/495137/3820124
  5. COVE TOURIST COURT  
711 PARK AVE.  
15/495245/3820424
  6. WHEATLEY COURT  
811 PARK AVE.  
15/495366/3820546
  7. PARKWAY COURTS  
815 PARK AVE.  
15/495224/3820317
  8. LYNNWOOD TOURIST COURT  
857 PARK AVE.  
15/495452/3820632
  9. ORAL'S STEAK HOUSE  
871 PARK AVE.  
15/495502/3820683
  10. PERRY PLAZA COURT  
1007 PARK AVE.  
15/495837/3820805
  11. MOUNTAINEER HOTEL  
1100 PARK AVE.  
15/494423/3820804



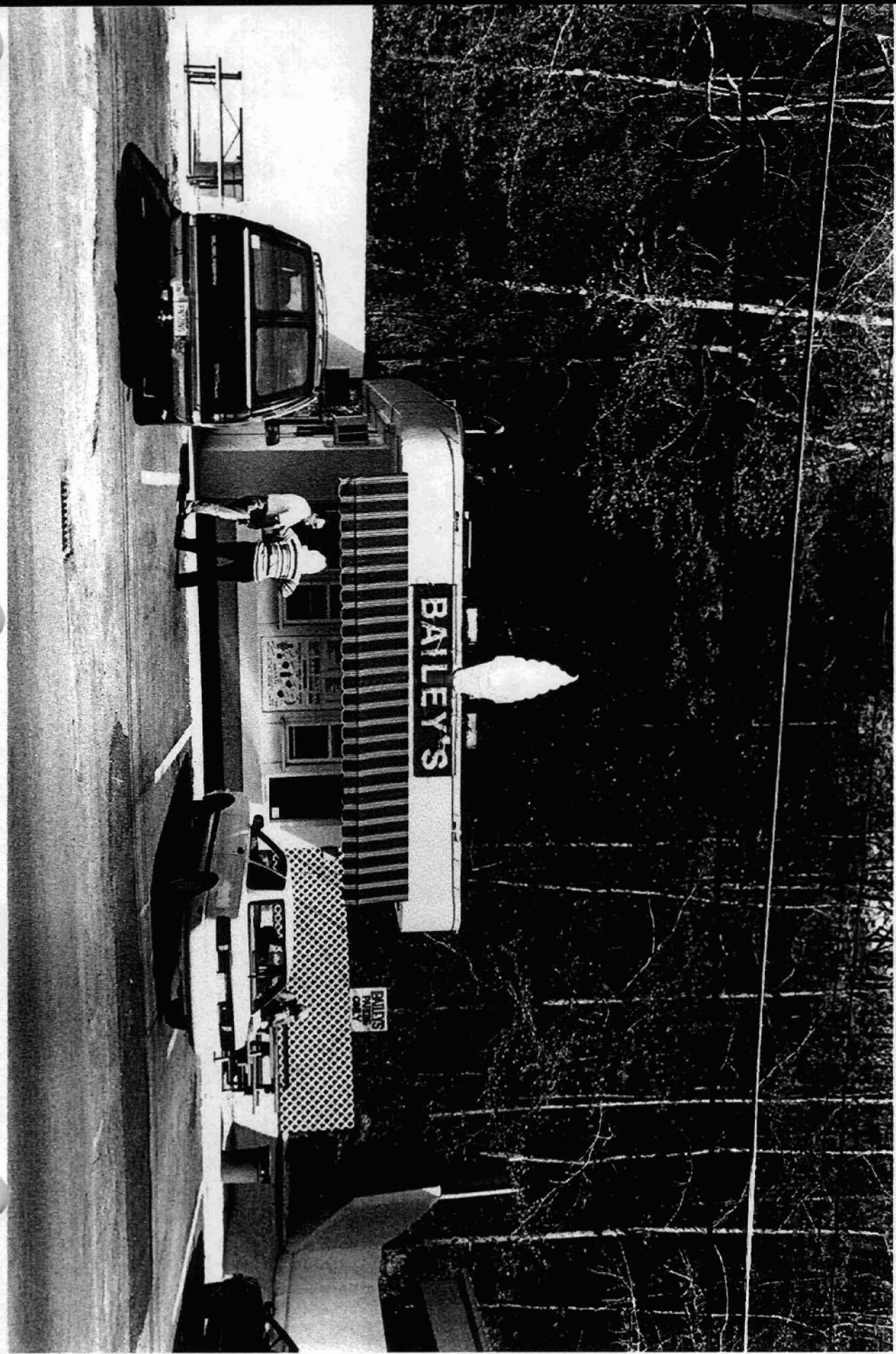
**ROAD CLASSIFICATION**

Heavy-duty	—————	Light-duty	-----
Medium-duty	—————	Unimproved dirt	-----
U. S. Route	—————	State Route	-----

ICY STANDARDS  
25, OR RESTON, VIRGINIA 22092  
K, ARKANSAS 72204  
AVAILABLE ON REQUEST

**HOT SPRINGS NORTH, ARK**  
34093-E1-TF-024

1966  
PHOTOREVISED 1976  
DMA 7353 II SE—SERIES V884



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