

Eliphalet Hubbell Hotchkiss 19 Feb 1858 16 March 1917 is the son of George Hotchkiss and Esther E Hubbell 3103 in ME

1/4/2012

Preservation group hopes to buy Daytona Beach house near Lilian Place

**BY MARK LANE, STAFF WRITER**

January 3, 2012 12:10 AM



The Hotchkiss House, a three-story, five-bedroom, 4,500-square-foot Victorian home at 1000 S. Peninsula Drive, is set for public sale at the Volusia County Courthouse on March 7

Preservationists are working to save the more-than-century-old Daytona Beach summer home of Eli Hubbell Hotchkiss, an industrialist whose name was once synonymous with the office stapler.

The three-story, five-bedroom, 4,500-square-foot Victorian home at 1000 S. Peninsula Drive was foreclosed on Dec. 7 and is slated for public sale at the Volusia County Courthouse on March 7, according to court documents. The building stands north of Lilian Place, the oldest house on Daytona Beach's beachside, now being renovated by the Heritage Preservation Trust.

"It is a unique structure," Nancy Long, president of the trust, said last week. "It's more like a mansion than Lilian place. My golly, it's a fantastic piece of property."

She said her group is pursuing an emergency ECHO grant from Volusia County to buy the home and use it in conjunction with Lilian Place.

The purchase, along with surviving 19th century houses nearby, would create a kind of mini-historic district at the northeast end of the Silver Beach Bridge.

"I'm concerned about it possibly being demolished," said Long.

So is Clarise Harty, 67, who now lives in the house.

For Harty, the riverfront home with its sweeping porch facing the river was love at first sight.

"We saw the sign, driving by, and I said, Oh ... I love that house!" she said.

That was 23 years ago, and she and her late husband, William Harty, immediately bought the place. It cost \$320,000 in 1988, according to Volusia County Property Appraiser records.

"It's been constant work," Harty said of fixing and maintaining the property over two decades. She oversaw painting, wallpapering, carpentry and multiple termite tentings over that time.

At the height of the real estate boom in 2006, the lot was up for sale with a \$2.5 million asking price, according to Carlos Ring of Exit Realty of Daytona

The foreclosure order, signed by Circuit Judge William Parsons, said \$879,082 now is owed on the property to the Bank of New York Mellon. The appraiser's office gives its fair market value at \$817,245, of which, \$631,600 is for the riverfront lot on which the building sits.

The green, wood-frame home with a six-sided south tower was built in 1905 by Laurence Thompson, builder and owner of Lilian Place, according to Long. Thompson sold it to Hotchkiss, who used it as a winter home.

Hotchkiss made his fortune in office equipment but was especially known for the stapler line that bore the family name.

Hotchkiss staplers were among the first that allowed a user to load a strip of staples at one time. The Hotchkiss No. 1 was introduced in the 1890s. It and its successors were familiar sights on office desks everywhere for the next half century.

The Japanese word for stapler, "hotchikisu," comes from the Hotchkiss stapler, according to the Random House Japanese-English English-Japanese Dictionary.

Hotchkiss' place in Daytona Beach also became a seasonal home to his daughter, Gertrude Hotchkiss Heyn.

Heyn, who was childless, left a large bequest to Bethune-Cookman University when she died in 1960. The Gertrude Hotchkiss Heyn Memorial Chapel at B-CU is named for her.

In a 1999 News-Journal interview, the late Pat Bennett, who grew up in Lilian Place, recalled living near the house. "As a child, I lived nearby and played in the yard because it was often vacant. (The family) came down only three months of the year with a staff of servants. A gardener named Mr. Green came every day of the year without supervision," she said.

The house sits atop a small hill but the rolling lot is no longer maintained by a gardener. Now, the grounds are mostly covered with sandspurs and crowfoot grass. "When it happens, it happens," said Harty about leaving her home. "I'd love to have the people over at Lilian Place buy it and preserve it."

--

1/25/2012

## **Volusia board to consider emergency grant to save historic home**

### **STAFF REPORT**

January 24, 2012

A Volusia County advisory board will meet in an emergency session to decide if the county's Environmental, Cultural, Historical and Outdoor Recreation fund could step in to save a historic Daytona Beach home now in foreclosure.

The ECHO Advisory Committee will meet Wednesday at 3 p.m. at the Thomas C. Kelly Administration Center, DeLand, to decide a \$450,000 emergency grant application by Heritage Preservation Trust. The trust, which now runs and is renovating a nearby historic home, Lilian Place, intends to use the grant to purchase the Hotchkiss-Mather House, 1000 S. Peninsula Drive.

The Hotchkiss-Mather House was built in 1905. A wood-frame Victorian house with a six-sided south tower, it belonged for many years to [Eli Hubbell Hotchkiss](#), an industrialist who manufactured the most-used office stapler its day. After his death, the home passed to his daughter, Gertrude Hotchkiss Heyn, for whom Bethune-Cookman University's chapel is named.

The house was foreclosed upon on Dec. 7 and slated for auction March 7, according to court documents. The Daytona Beach Historic Preservation Board unanimously voted last week to support the grant. "So far, everyone seems really excited about the fact that we might acquire it," said Nancy Long, president of the trust. She said hoped the acquisition would create a mini-historic district. "I'd like to call it Heritage Square," she said.

A recommendation from ECHO committee would next go to the County Council for review.

--

The stapler on my desk is sleek and black and of a design perfected in 1968 and unchanged since. I never use it, but the desktop would look wrong without it. It's a reassuring, familiar object. Staplers are like that. Things you expect to see everywhere.

And, as it turned out, the nation's -- no, the world's! -- stapler king lived in Daytona Beach. Eli Hubbell Hotchkiss had a winter home at 1000 S. Peninsula Drive. It was built in 1905 with a six-sided, three-story turret and a porch where he could watch sunsets on the Halifax River.

A nonprofit group, the Heritage Preservation Trust, seeks a \$470,000 grant from the county's Environmental, Cultural, Historical and Outdoor Recreation (ECHO) fund to buy the home.

Most people know that John D. Rockefeller used to live in Ormond Beach. Many know that James Gamble, the second name in Procter & Gamble, had a place in Port Orange. But few recall that Daytona Beach had its industrial titans, too, though most of their houses are long gone.

Which brings us to Hotchkiss and why he was a big deal when he arrived in town. The stapler on my desk is a Swingline 747. They're everywhere. On teachers' desks. On the table next to the copy machine. On the counter in the clinic next to the insurance forms.

But if you were born around 1890, the stapler you would have seen all your life would have been a Hotchkiss No. 1.

It looked like a big, cast-iron wedge with a plunger on top and said "Hotchkiss No. 1" on its side in block letters that followed the curve of the wedge. Later, it would be made of plain steel.

I tap the stapler on my desk and papers come together. A Hotchkiss No. 1 had to be pounded. The design invited pounding.

Great products are seldom the first ones on the market. More often, they're the ones that consolidate recent advances in clever ways. There were computer music players before the iPod, but the iPod was the first you could use without getting angry.

And that's what the Hotchkiss No. 1 did. It did what earlier staplers did, just better.

You could load 25 staples all at once. But unlike modern staple strips, the staples came in strips made from one piece of metal. Not separated staples glued together; that would come later.

The stapler had to snap the staple off the metal strip, then push it through paper. This took force, but less force than older staplers.

And it was durable. You can still find them on eBay.

Hotchkiss choked to death on his dinner in 1917. These were the days before the Heimlich maneuver.

By that time, his staplers were everywhere. And the golden era of forms, files and paperwork had only started. The federal income tax had begun with a four-page form in 1913. Two world wars would demand staplers as much as guns.

And the exploding demand was global. The Japanese word for stapler is "hotchikisu" -- from the Hotchkiss stapler. So, take a look at the place on Peninsula Drive. It's the house that paperwork built.

--

5/29/2012

Deal for stapler king's historic Daytona home still not nailed down

**BY MARK LANE, STAFF WRITER**

Attempts to buy the Daytona Beach vacation home of America's turn-of-the-century stapler king have hit a snag, and preservationists are concerned about the house's deteriorating condition.

"It's a Catch-22," Nancy Long, president of Heritage Preservation Trust said Wednesday.

"The county wants a letter of intent from the bank saying we have a deal and the bank wants a letter of intent from the county saying we have the money."

Long's group has been attempting to rescue the historic Daytona Beach home from foreclosure since the end of last year.

The wood-frame Victorian house with a six-sided south tower at 1000 S. Peninsula Drive was built in 1905. It was the riverfront vacation home of **Eli Hubbell Hotchkiss**, the industrialist who manufactured Hotchkiss staplers, the most-used office stapler in the world from the turn of the century until World War II.

After Hotchkiss' death in 1917 -- he choked to death on a meal in South Florida -- the home passed to his daughter, Gertrude Hotchkiss Heyn, for whom Bethune-Cookman University's chapel is named.

A Volusia County advisory board voted unanimously in January to extend an emergency grant of \$470,000 to Heritage Preservation Trust from the county's Environmental, Cultural, Historical and Outdoor Recreation fund to save the home.

Heritage Preservation Trust is the group that operates the neighboring Lilian Place, the oldest house on the Daytona Beach beachside. Long hopes that the two homes could anchor a small historic district on the northeast side of the Silver Beach Bridge.

Although Volusia County was prepared to provide money to buy the home from the lien holder, Bank of America, a snag developed after an appraisal commissioned by the bank put the home's value \$720,000, far higher than Preservation Trust had anticipated.

Meanwhile, the property is slated for public sale at the Volusia County Courthouse on May 30, according to circuit court documents.

The Volusia County Property Appraiser's Office put the property's just valuation at \$741,455 and the value of the land alone at \$555,808. At the height of the real estate boom in 2006, the county had estimated the property's just value at \$1,759,303.

Still, Carlos Ring of Exit Realty, the agent negotiating the short sale, is optimistic.

"We hope to have it all wrapped up by the end of June," he said. Ring said a new appraisal of the property should give a more accurate picture of the property's worth and put the deal back on track.

For Long, that can't happen too soon.

"The cost of renovating it is going up every day," she said. "I can't believe how quickly a house can decay when somebody moves out . . . I'm watching it decay day by day."

The County Council is slated to take up the purchase at its meeting June 7.

