K1081  
Miller Nichols (1911-2000) Papers  
ca. 1958-1997  
39 cubic feet

*Personal and professional files of Nichols, president of the J.C. Nichols Company and active civic leader in Kansas City, MO. Also some personal correspondence of his wife Jeanette Nichols.*

**BIOGRAPHY:**

Miller Nichols was born in Kansas City on July 24, 1911, the eldest son of pioneer urban planner Jesse Clyde Nichols and Jessie Miller Nichols. He was named after his maternal grandfather, M.G. Miller, an Olathe banker. At age 11 Miller spent his days at the company woodworking shop at 62nd Street and Brookside Boulevard. He would accompany his father on Sunday working drives through Country Club District properties, while J.C. took notes of conditions and things that needed attention—a practice Miller would follow years later with walking inspections of the Plaza.

Miller graduated from Country Day School and like his father, from the University of Kansas where he was a member of Beta Theta Pi Fraternity. Upon graduating from KU in 1934 he worked as a salesman for his father's company. Drafted in 1941, but discharged less than a month before Pearl Harbor under a ruling exempting men 28 and older from duty, he enlisted in the Navy and spent World War II in Washington and San Francisco, working in an office assigning sailors to overseas construction battalions. He was discharged as a Lt. Commander in 1945. After the war he returned to Kansas City to again work in his father’s company. Upon his J.C.’s death in 1950, Miller became president of the J.C. Nichols Company, which he headed until his retirement in July 1988, shortly after establishment of a management-led employee stock ownership plan devised to buy out the founding family's ownership interest. He remained an adviser to management, but his departure marked the end of nearly a century of Nichols family active involved in day-to-day management of the city's premier
development company. Following a turbulent decade, the company was sold to Highwoods Properties Inc., a real estate investment trust based in North Carolina.

During his tenure as president Miller oversaw a variety of new developments in Johnson County, KS and south Kansas City and changed the tenant mix on the County Club Plaza into a more upscale fashion center. While his father was an innovator who helped establish the field of urban planning, Miller Nichols’ career was more conservatism with a deep concern for the long-term implications of his actions. "My father did have the capacity to dream and see those dreams come true," Miller said. "And I've had the opportunity to act on those dreams and expand upon them." In this he pursued his father's vision of a first-class, "livable" city believing his company's prosperity was dependent on Kansas City's overall economic well-being.

The J.C. Nichols name was associated with more than 60 residential subdivisions; more than 40 office buildings; more than 30 apartment complexes; more than 20 shopping centers; four hotels; and ventures ranging from Des Moines, IA, to St. Petersburg, FL. However, the heart of the company was the area surrounding the Country Club Plaza, regarded as the nation's first suburban-style shopping center designed for automobile traffic. A high point of Miller’s career was the rapid recovery from the 1977 Plaza flood.

Miller liked to tell the story about how his parents allowed him to choose his own middle name, which he decided would be "Persistence." He printed a quote attributed to President Calvin Coolidge on the back of his business cards:

_Nothing in the world can take the place of persistence. Talent will not; nothing is more common than unsuccessful men with talent. Genius will not; unrewarded genius is almost a proverb. Education will not; the world is full of educated derelicts. Persistence and determination alone are omnipotent. The slogan 'Press On' has solved and always will solve the problems of the human race._

Friends say nothing reflected Miller’s attitude and philosophy more clearly.

Like his father Miller engaged actively in improving all aspects of Kansas City. He often focused on fundraising, and earned the nickname "White Heat" among his civic friends for his dogged efforts. Among his projects were raising the qualifying monies for bonds to build the Kansas City Sports Complex and Kansas City International Airport (KCI). He also supported Mayor Illus Davis's "Sister Cities" initiative and invited Seville, Spain to become Kansas City’s first Sister City.

In politics Miller locally and nationally recruited friends in support of candidates and conservative political causes, including his strong believe in “Right to Work” legislation. He served on many civic executive committees, including the Chamber of Commerce and the Prime Time Steering Committee. He was a Charter Member of the Civic Council, and an Honorary Director. He served as Vice Chairman of Midwest Research Institute and chaired the Building
Committee for its present site. He was General Chairman of the Heart of America United Fund Campaign and served two terms as Chairman of the Kansas City Crime Commission. He was President of the Kansas City Philharmonic Association in 1963, and later chaired the Trustees of the Philharmonic Foundation and as a Director of the Performing Arts Foundation.

Among his civic honors are the "Man of the Month" Club, Beta of the Year in 1963, "Mr. Kansas City Award" in 1969, the University of Missouri-Kansas City "Chancellor's Medal" in 1970, the William Booth Award for Community Service from the Salvation Army in 1979, the Distinguished Service Citation presented by the University of Kansas in 1979, the William F. Yates Medallion for Distinguished Service from William Jewell College in 1980, a Doctor of Business Administration Honoris Causa from the University of Missouri in 1989, and the Spirit of Philanthropy Award from the Mid-America Chapter, National Society of Fund Raising Executives, in 2000.

As a Real Estate professional, Miller served as a Director of the Kansas City, Missouri, Real Estate Board and as Regional Vice President of the National Institute of Real Estate Brokers. He was a Founding Director of the Heart of America Chapter of Associated Builders and Contractors and Finance Chairman for the Construction Users Council. In 1970, he was elected Kansas City Realtor of the Year by the Kansas City Real Estate Board.

Since the Country Club District and the Plaza are visible legacies of his father, his company, and his contributions, Miller was particularly pleased that the J.C. Nichols Company to receive the 1993 ULI Award for Excellence, the Heritage Award presented to the Country Club Plaza, Kansas City, MO. Moreover, the Nichols family, through the Urban Land Institute, endowed the annual "ULI/J. C. Nichols Prize for Visionary Urban Development."

While a participant in the suburban growth of Kansas City, he understood the importance of preserving the cultural core of the city, particularly around the Nelson-Atkins Museum and the University of Kansas City. To this end he helped acquire land for future growth, first for Rockhurst College and then for University of Missouri-Kansas City (UMKC). He worked with the University Trustees for over 30 years to grow that campus from a 75-acre site to approximately 225 acres. To illustrate this core perspective, he commissioned an aerial photo which shows some 23 cultural and educational institutions located in this central area.

A strong advocate for community beautification, Miller play a personal role with most of the iconic sculptures and fountains on the Country Club Plaza including the Winston Churchill "Tribute to Married Love" to the Neptune Fountain brought to his attention by a local scrap metal dealer, and the J.C. Nichols Fountain, also brought from salvage. The built the half-sized Giralda Tower (the tallest building in the Plaza) inspired by the original at the Cathedral of Seville. He was responsible for the much enjoyed nine Courtyards, reclaimed from former filling station sites, which from his perspective celebrate outdoor family life and bring vitality to the Plaza through the seasons of the year. He also
created the "Path of Gold Lights," by installing tall handsome fixtures along 47th Street. He believed that gifts of property or art must include an endowment for maintenance, which was adopted by former Park Board Chairman, Anita Gorman and others as policy.

Miller was an outdoor man and would work at his family’s ranch on the Frying Pan River above Basalt, CO. irrigating, mending fence, moving cattle, or building Ranch improvements. Friends and business associates all remember that invitations to the Cap K Ranch came with the request, "bring your work gloves." Horseback rides, pack trips, hiking, and fishing were an important part of Ranch summers as friends and family explored the Frying Pan Chain of Lakes, with frequent camping and cookouts at the family North Fork campground.

An Army friend introduced Miller to Catherine Caldwell, whom he married on Dec. 22, 1941 and the couple raised four daughters: Kay Nichols Callison (husband, John); Nance Nichols Lopez (husband, Ramon); Ann Nichols; Lynn Nichols (husband, Jim Gilchrist). Widowed in January 1977, he married Jeannette Terrell Deweese, a widow, in March 1979. Her adult children are Jennifer Deweese and John Deweese (wife, Noellina).

Miller Nichols passed away on December 13, 2000, at home.

PROVENANCE:

This gift was received from Miller Nichols as accession KA0925 on October 30, 1996.

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PREFERRED CITATION:

Specific item; folder number; Miller Nichols (1911-2000) Papers (K1081); The State Historical Society of Missouri Research Center-Kansas City [after first mention may be abbreviated to SHSMO-KC].

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DESCRIPTION:

The collection consists of the personal and professional files of Miller Nichols. There are two chief series of alphabetized subject files: boxes 1-8 date from the 1970s and boxes 10-12 are from the 1980s. In addition to the subject files is Nichols’ personal correspondence and materials related to his involvement in Republican politics and the Right-to-Work issue. The collection also contains J.C. Nichols Company records, including correspondence and chronological files. Box 21 contains subject files that appear to be exclusively company-related. The personal correspondence of Jeanette Nichols from 1986 is also part of the papers.

There are some additional folders of his general correspondence in K0106, Box 108.

INVENTORY:

PROFESSIONAL/PERSONAL FILES, 1970s

BOX 001
  Associated Builders and Contractors
  Howard Adams Farm
  Alameda Plaza
  American Field Service
  Americans for Constitutional Action
  American Institute of Planners convention
  American Royal
  AT&T
  Wayne Angell
  Apartment Information Service
  Art Commission
  Austin Industries, Inc.
  Au Marche

BOX 002
  Bank Directors
  Barstow School
  Battle of Westport Fund
  Board of Education - KCMO
Board of Trade
Bond Campaigns
Broadway-Westport Development
Dutton Brookfield - general
Brush Creek
Brymar Building
Bunker Hill Apartments
Business Leadership - dinners, etc.
Business Man’s Assurance
Carl Byoir and Associates, Inc.
Bausch and Lomb
Robert Bennett
Camp Fire Girls
Chamber of Commerce - Economic Development Task Force (includes studies)
Christmas Lighting Ceremony
City Council
City of Fountains Foundation
City Trust
City Plan Commission
City Government - competition
Civic Council
Kendall Clark
Dr. W.C. Cleveland, DDS (Prairie Village)
Clubs and Organizations - new member proposals
Coca Cola Bottling Co.
Cockshaw Reports
Columbia Union National Bank - Plaza
Tome Coleman
Commercial Area Rehabilitation

BOX 003
Commerce Bank
Common situs
Community Leadership
Constitutional Amendment #3
Construction Users Council
Contributions
Contractors Mutual Association
Convenient Living Accommodations
Coro Foundation
Corinth Downs Apartments
Council on Education
Country Club Plaza
Cricket West
Crime Commission
John Danforth
Rex Darnell, Inc. - townhouses
Davis-Bacon Act
Davis Paint Co.
Directors - J.C. Nichols Co.
Decertification of Unions
Douthat Development - 111th and Roe
Stanley Durwood
Patterson Duck Club
Dunlieth Towers
Elephant Club
Employers Reinsurance Corp.
The Economy - clippings, etc.
J.C. Nichols Employees with 20+ years of service
England Trip, 1976
Energy Crisis
Evans Electric
Everything Export Catalog
Faddis Building
Fairway Shops, Fairway Office center
Notice of Federal Election - What It Means to You
Rodolfo Fidelino, Bill Grant, Larry Winn - visa problem
Fish and Fish Culture Source
Jane Flood
1977 Flood - correspondence, memos, etc.
Folly Theatre
Lorena Henson - Fountain Research
The Futile System by John Rhodes

BOX 004
Georgetown
German Butcher
Gilbert-Robinson, Inc.
114 W. Gregory
Kansas City Good Government Committee
Great Plains Legal Foundation
James Hale Dinner
Harris-Miller property - Bob Simon
Hart Schaffnen and Marx - parent company of Jack Henry’s
Highlawn School - Friends of the Montessori Association
Hillsdale Farm
Mr. Nichols - House Reception
Hartford Office Building - Jerry Mays, contractor
Jackson County Redevelopment Authority
Johnson County Theatre in the Park
Jefferson Group
Jim Jeffries
KBMA-TV - formerly Westport TV
KCMO TV 5
Kansas City Ballet
Kansas City Junior League
Kansas City Economic Development Commission
Kansas City Education Association - Mrs. Shirley Schaaf
Kansas City Star
Kansas City Star - unionism articles
Kansas Leadership Club
Nancy Landon Kassebaum
Jack Kemp
Horace Warren Kimbrell - public speaking
The Learning Exchange
Charles Lewer - 46th and Wornall Libraries
Linda Hall Library
Line/Mai Construction Co. - sprinkler systems
Lincoln Center
Land Acquisition for UMKC - article by Miller Nichols
McFarland Speech
McGee Farmhouse
Man of the Month
Management Horizons
Mayor's Race, 1978
Marshall Penn Apartments
John McCleese and list of houses
Metropolitan Community Colleges
Metropolitan Community Colleges - levy election
Medical Office Building - 75th and Grandview - “Cooperative Venture”
Meetings
Mercy Hospital
Mid-Continent Perspectives
Midwest Research Institute
Milgram Food Stores
Whitney Miller
Miscellaneous House Purchases
Miscellaneous memos
Mission Hills, City of
Mission Hills, City Hall

BOX 005

Missouri House of Representatives
Missouri Transition Commission
Missouri Transportation and Development Council
Mounted Patrol
Mutual Interests, Inc.
Nabil’s Sign
William Booth Award
KU Citation
National Right to Work Legal Defense Foundation - correspondence, 1974
National Geographic
National Labor Reform Bill (HR77)
National Conference of Christians and Jews
National Trust for Historic Preservation - Biddle
Newspaper clippings, magazine articles, etc.
Miller Nichols - personal correspondence
J.C. Nichols Co. - general correspondence
J.C. Nichols - “Planning for Permanence” student paper by Donald J. Kemper, 1961; JCN address, 1948
Nelson Art Gallery
Miller Nichols Foundation
Nichols Company Charitable Trust
Native Sons
Nazarene Church - Minor Drive and State Line
New Orleans trip
New York Court rule in favor of group homes
J.C. Nichols Co. - complimentary letters from those who have bought
Nickvest, Inc.
Miller Nichols - personally-owned real estate rented to others
Miller Nichols - apartment activity reports
Oak Hall
Bob O’Keefe’s Retirement Dinner
Mrs. Al Silvers - Olathe Church
Old American Insurance Co.
Ox Bow Duck Club

**BOX 006**

- Park Board System
- Parking Structures - real estate tax
- Parking Structures - Plaza and shopping center
- Peckham and Guyton - Mark Viets
- Pickles Farm
- Planned Parenthood
- Plaza Bank and Trust Co.
- Plaza - Brush Creek Redevelopment (Neighborhood Improvement Assn.)
- Post Office
  - “Politics is My Business” lapel pins
- Plaza Luxury Apartments
- Kansas City Police Department
- Political - studies - Parrish report
- KCMO Political Affairs Committee, Kansas City Good Government Committee
- Senate Bill #1937
- HR #97 - Right to Work
- Ted Pierson
- Bill Brock Luncheon
- PACs
- John Connally Dinner
- Performing Arts Center - construction, campaign fund drive
- Philharmonic Association
- BIPAC
- Political candidates, politics
- National Republican Party
- Sen. Dominici reception
- Contributions from Miller Nichols, 1976-1979
Candidates for Pearson’s Senate seat
“Afternoon with Kansas City” reception, Plaza Hotel, NYC, June 6, 1978
Jack Kemp - June Reception
National Republican Luncheon, August 18, 1976
Political Solicitations from Candidates
Correspondence - Republican Convention
Prime Time - Economic Development
Prime Time - Steering Committee
Miller Nichols political solicitations and contributions
Prospects
Possum Trot
Public Affairs - national
Public Affairs - local
Public Education System - B. Gaynor
J.C. Nichols Property Acquisition
J.C. Nichols Public Affairs

BOX 007
Publications
Public Affairs - national - Common Situs (secondary boycott) - HR #5900 and S #1479
Publicity and Public Relations
Ramp Building
The Raphael
Raphael of Kansas City - old Villa Serena
Real Estate Development - Commercial
Real Estate Development - Shopping Centers
Real Estate Development - Prospects
Real Estate Development - Tax Bill on Agricultural Land
Red Bridge Professional Building
Regency House
Regency/Sulgrave waiting list
Regency - welcome letter to new residents
Republication Site Committee
River Club
Research Management Associates
Residential Prospects
Restrictions - Prairie Hills, Prairie Village, Prairie Forest, Romanelli West, Meyer Circle, Indian Hills
Revenue Bonds, 1978
Revenue Bonds - State of Missouri
Elmer Rhoden Tract
Proposed Sale of Riviera and Locarno
Joe M. Rodgers Contractors - Russell Stover Candies
UKC Business School - National Right to Work Legal Defense Seminar, May 18, 1976
Harry L. Rust
Letters of congratulation to top salesmen
Monthly Sales Reports
St. Teresa - Moran
St. Andrew’s Church
Sacred Circles
St. Luke’s Hospital
Sanger-Harris
KCMO School District
Robert Scriver
Sears Property Purchase - 501 Nichols Road
Security
Senate Bill #1883
Office Building - 72nd and Mission
Seville Square
1977 Shareholders Meeting and Dinner
Shawnee Mission Hospital

BOX 008
Sign Regulations - Real Estate Board
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Southwest High School
Sulgrave - Union Labor
Spofford Home
Standard Job Classifications and descriptions
Robert Lewis Stevenson Apartments - 4804 Jefferson
Don Stein Buick
Sunset Hill School - Katie Nichols Real Estate Account
Sulgrave House
Sulgrave House - letters welcoming new residents
E.J. Straub Transactions
Howard W. Swan Estate
47th and Summit
Economic Education
Troost Avenue Development
Urban Land Institute - Bulletins
Urban Land Institute - Norcross-Hysom Report
United Way
Western Art
Village Green (through 1987)
Jeanette Nichols correspondence, 1986

*MILLER NICHOLS “OLD PERSONAL FILES”*

**BOX 009**
Colorado Ranch Property - Cap K Ranch, 1958 and prior
Domestic - Mao Yu Ken
Personal, 1966-1972
General correspondence, 1964-1969, 1972
Wagon Ho Trip
Palm Island
House at 2624 Verona Road  
M.G. Miller - papers re: death of Miller Nichols’ grandfather  
Miller Nichols personal/biographical

**PROFESSIONAL/PERSOANAL FILES, 1980s (may include some 1970s)**

**BOX 010**

- Abercrombie and Fitch  
- Acceptable General Contractors  
- Adopt a Park  
- AIDS Council  
- Air One - J.C. Nichols Co.  
- Alameda Plaza, 1978-1979  
- Alameda Plaza - condominium  
- Alameda Towers - progress reports  
- Alameda Towers - Miller Nichols’ unit  
- Alameda Towers - prospects  
- Aleman Court - Plaza  
- Alice Wong’s  
- Alliance Insurance Co.  
- Allied Stores Corp.  
- Allis Plaza Hotel  
- Frank Altmann - Alameda Plaza  
- Barney Allis Plaza - sculpture garden  
- Amendment #5  
- American Red Cross  
- Friends of the Aquarium  
- Architectural Millwork, Inc.  
- Atchity - Trolley Barn  
- Thomas Hart Benton - Harzfeld’s  
- Beta Theta Pi  
- Bill of Rights  
- Billboards
Blue Citizen’s Advisory Committee
Board of Trade
Botanical Garden
Brass Locomotive Bell
Larry Bridges
British Flag
Dutton Brookfield
Building Code Personnel
John Burton, Lecturer
Camp fire girls
Cancer Society
Chapter 353
City of Fountains Foundation, 1978, 1979
Civicpac
Clearinghouse for Midcontinent Foundations
Coalition Against Pornography
Complimentary letter
Concrete Sealers
Cook County - Ed Vrdolyak
Perry Cookingham Retirement Luncheon
Council of National Policy
Crittenton Center
Deramus Sculpure
Dogs
Neil T. Douthat

BOX 011

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Electrostatic Water Treater
English Taxi - Jan Wolosyn
George Everhart
Flow systems
Fire Department - 49th and Main
Fountains
Carrie Francke
Freedom Report - Ron Paul
Ollie Gates - 47th and Paseo
Golden Eagle Oil and Gas Service Co.
Gucci
Jim Hale - River Club application
Bruce Hoheb
Human and Employment Needs
Hyatt Crown Center
Hydraulic Turbine Engines
Dave Jackson - fact sheet
Judges
KCCID
Dick Kane - Private Three Ltd.
Kansas City Alliance of Business
Kansas City Area Economic Development council
Kansas City Consensus
Kansas City Neighborhood Alliance
KCMO Employment
Kansas City Redevelopment
Carl Lasala
Lasting Impressions
The Leadership Institute
Linscott Haylett Building
Loose Park Lake
McDonald’s
March of Dimes Gala
Mark Twain Bank Building
Jack McCarthy - PSD oil venture
Merrill Galleries - replacements and additions
Metropolitan Performing Arts
Midcontinent Capital Trust
Midcontinent Small Business United
Mind Fitness
Mission Road vacant land - Milton McGreevey
William S. Mitchell boat
MORE - Missourians Organized for Representative Equality
Katherine Mosher
Multilevel Parking
Ralph Myers - Mission Hills
Nabil’s proposed restaurants
Neighborhood Groups
Neighborhood Assistance Program
Newsclippings
Ann Nichols resume
Clyde Nichols - Crimso.
Miller Nichols - optometrist
J.C. Nichols PAC #2 - contributions, 1984
J.C. Nichols 75th Anniversary
Wayne Nichols
Nichols Family tour
Niles Home
Norwood Oliver Design, Inc.
Oak Park Manor
Hugh O’Brian Youth Foundation
Oil Drilling - Jack McCarthy
Ox Bow Farm, 1978-1979
Parahart
Peacock Chinese Restaurant
Penalty Tax
Penn Valley Fitness Trail
Pioneer Hi-Bred International, Inc.
Planned Industrial Expansion
Planned Parenthood
Plaza Businessmen’s Club
Plaza Vista
Political - tax deductible info
Political - clippings
Steve Price
Pride Program
Quanah, TX (quail)
Quotes

BOX 012
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Rosehill Nursery
Sunset Hill School, 1960s-1980s
Tallix Foundry
Tapp Development
Theatre Loft and Studio
Tiffany and Co.
Tour guides
Peter Sandelson
Dr. Russell Scott, Jr.
Ernie Straub condo
Troost Avenue Development - Trolley Car Barn, 1963-1984
Troost Avenue - Maintenance Building
Troost Avenue - Beautification and Housing
Troost Avenue Development Co., 1979
U.S. Department of Education
United Way, 1978-1979
U.S.S. Missouri Fund
Urban Land Research
Steven Vannoy - Icy Straits Lodge, Alaska
Voucher Program
Washington Inn
Wet Design

**PROFESSIONAL/PERSOAL FILES, 1950s-1970s**

- Metropolitan Junior College
- Metropolitan Life Insurance Co.
- Philharmonic Foundation
- Junior Women’s Philharmonic
- Philharmonic - office promotion
- Lutheran Church of the Resurrection
- Mission Enterprises, Inc.
- Industrial Property
- H.D. Lee
- Metropolitan Planning Commission
- Ilus Davis Dinner
- Jack Rees Interiors - Corian samples and catalogs

**BOX 013**

- Chronological files, 1986-1989

**BOX 014**

- Chronological files, 1990-1995

**BOX 015**

- Mill Creek Park, 1984-1989
- Miller Nichols Foundation, ca. 1982-1989

**BOX 016**

- National Conservative Political Action Committee (NCPAC), ca. 1979-1981
- Business-Industry Political Action Committee (BiPAC) - reception for Orrin Hatch, May 14, 1982
- Danforth for Attorney General, 1972
- Brookfield for Mayor/Citizens Association deficit, 1971

**BOX 017**

- Missouri State Republican Party, 1981-1983
- Campaign to fill Dick Bolling’s seat, 1982
Dave Owen - campaign for Governor, 1982
Dave Owen - campaign for Lieutenant Governor, 1972
City Election, 1971
Senate Bill #3 - Interest on Security Deposits, 1970-1971
Program for Progress, 1969
Politics - Dutton Brookfiled, 1968; Randy Vanet, 1970; George Hicks, 1968
Kit Bond - campaign deficit, 1971
Earnings Tax Campaign, 1970

BOX 018
Right to Work/Missouri Council for Economic Development, ca. 1964-1979

BOX 019
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BOX 020
Personal correspondence, 1992-1995
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Jackson County Republican Committee, 1984-1987
Missouri Republican party, 1984-1991
Pete DuPont/Pete DuPont for President, 1987-1991
Marilyn R. Hudson - National Young Republicans, 1984
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PROFESSIONAL FILES, 1980s

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Banker’s Square
Jonathan Barnett
Board of Trade Center Building
Board of Trade Center
Bonwit Teller
Carriages
Coach House South
Clayton Land Co.
Company Investments
Corinth Downs
Country Club Railroad right of way
Development - Summit and Jefferson
Dillard’s
Des Moines Real Estate
Dodge Van - Nichols
Duvall’s
Eatery - Crepes - Plaza
Eureka Federal Savings and Loan
Fairway Office Center
46th Terrace - land/parking
46th and Pennsylvania - parking data
49th and Main property - Sutherlands
49-50 Plaza condo
48th Street - Ralph Myers
47th and Pennsylvania
47th and Main office building
4900 building
Future hotels - KC
Harzfeld’s
Halls
Hall Farm
The Hemingway
High School and College
Hilton Hotel
Horses
Impact Fees
The Inventor (letter to George Russell), 1986
Investment
Irrigation
J.C. Nichols - special committee
Jones Store Prairie Village - parking
KCMO School District
Kansas Republicans - GOP Grand Club
Kansas Water Co., Inc.
Life Care Services Corp.
D.C. Lewer Insurance
Lee’s Summit Economic Development Council
Lee’s Summit
Lillie Isaiah House File
Loop road landscaping - Board of Parks and Recreation
Kirkwood Circle - Joe Simon
Marley - Continental Homes
Michael Forbes Restaurant
Miscellaneous houses
Mobile Home Development
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Monterey Apartments
Park Central - Sailors old tract
Park Lane Apartments
Plaza boundaries
Plaza Bank
Plaza Land Right of Ways
Real Estate - trade properties
724 E. 63rd - Dietrich
St. Petersburg, Florida
Swanson’s
Trade properties
Woolf Brothers
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BOX 022
J.C. Nichols Co. - general correspondence, 1982-1992
J.C. Nichols Co., 1994
J.C. Nichols Co. - Executive Committee Meetings, 1987, 1988, 1989

BOX 023
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W.R. Grace Report, 1984
Grace and Holy Trinity Planning Committee, 1984
National Legal Center for the Public Interest, 1991-1993
National Taxpayers Union, 1982-1991
Gift bonds, 1970s
Employee letters, 1975-1981
Daily calendars kept by secretary, 1985-1992
Pocket appointment books kept by Miller Nichols, 1988, 1990-1994
Magazines with articles about Kansas City

BOX 024
Folder 1. Associated builders and Contract (ABC) – Budget Committee, 1973
Folder 2. ABC Chapter – Executive Director – correspondence, employment, etc., 1974
Folder 4. ABC National Legislative Session, Washington, 1974-1975
Folder 5. ABC National Legislative Committee (Robert J. O’Neill, Heart of America Chapter Representative), 1974
Folder 6. Houses designed by Earl Allen, 1975
Folder 7. Alternative Futures Program of Greater Kansas City, 1973
Folder 12. Art objects – Shipments, 1966
Folder 13. Art objects – Venice, 1960
Folder 21. Wally Byam Foundation, 1970
Folder 23. Cedar Creek, 1969-1970
Folder 24. Cedar Creek Lake, 1967
Folder 27. Coach Lamp Apartment – Dan Truog, 1970
Folder 28. Comparative Replacement Cost Multipliers, 1973
Folder 30. Corinith Paddock, 1972-1976
Folder 31. Corps of Progress, 1971
Folder 32. 1976 National Democratic Convention, 1975
Folder 34. JCN Co. – Annual Employee Parties, 1969-1974
Folder 35. England Trip (October 1), 1976
Folder 36. England Trip, 1971
Folder 37. Eugene Field Apartments, 1973
Folder 38. Fortune Magazine, 1975
Folder 39. Fuel Oil and Gasoline Source, 1974
Folder 40. Peter Gemolas, 1975
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<td>Housing Ordinance, 1967</td>
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<td>Imprimis, 1975</td>
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<td>City of Kansas City, Missouri</td>
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<td>Kansas City Power and Light Lake, 1968</td>
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<td>Folder 51.</td>
<td>Kansas City Regional Council for Higher Education (KCRCHE), 1974-1975</td>
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<td>Folder 52.</td>
<td>Kansas City Star magazine, 1975</td>
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<td>Folder 53.</td>
<td>Kansas University, 1968-1970</td>
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<td>Folder 54.</td>
<td>Kemper Investment Co., 1961</td>
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<td>Folder 55.</td>
<td>Kenilworth Apartments, 1965-1974</td>
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