

Iowa Site Inventory Form

State Historic Preservation Office

(July 2014)

State Inventory Number: 92-00371 New Supplemental

9-Digit SHPO Review & Compliance (R&C) Number _____

Non-extant Year: _____

Read the Iowa Site Inventory Form Instructions carefully, to ensure accuracy and completeness before completing this form. The instructions are available on our website: <http://www.iowahistory.org/historic-preservation/statewide-inventory-and-collections/iowa-site-inventory-form.html>

• Property Name

A) Historic name Samuel Addison and Elizabeth White House

B) Other names: West side survey map #WS-053

• Location

A) Street address: 415 W. Washington Boulevard

B) City or town: Washington (Vicinity) County Washington

C) Legal Description:

Rural: Township Name: _____ Township No.: _____ Range No.: _____ Section: _____ Quarter: _____ of Quarter: _____

Urban: Subdivision: Addition to Washington Block(s): 4 Lot(s): 3

• Classification

A) Property category: *Check only one*

- Building(s)
- District
- Site
- Structure
- Object

B) Number of Resources (within property)

If eligible property, enter number of:		If non-eligible property, enter number of:	
Contributing	Noncontributing		
<u>1</u>	Buildings	<u>1</u>	Buildings
—	Sites	—	Sites
—	Structures	—	Structures
—	Objects	—	Objects
<u>1</u>	Total	<u>1</u>	Total

C) For properties listed in the National Register:

National Register status: Listed De-listed NHL NPS DOE

D) For properties within a historic district:

- Property contributes to a National Register or local certified historic district.
- Property contributes to a potential historic district, based on professional historic/architectural survey and evaluation.
- Property *does not* contribute to the historic district in which it is located.

Historic district name: West side residential historic district Historic district site inventory number: 92-00350

Name of related project report or multiple property study, if applicable:

MPD Title

Historical Architectural Data Base #

Architectural and Historical Survey of the "west side" residential neighborhood in Washington 92-013

• **Function or Use** *Enter categories (codes and terms) from the Iowa Site Inventory Form Instructions*

A) Historic functions

B) Current functions

01A01: Domestic / residence

01A01: Domestic / residence

01C05: Domestic / garage

01C05: Domestic / garage

• **Description** *Enter categories (codes and terms) from the Iowa Site Inventory Form Instructions*

A) Architectural Classification

B) Materials

05D: Queen Anne

Foundation (visible exterior): 04: Stone

walls (visible exterior): 06: Stucco

Roof: 05F: Steel

Other: 02D: Plywood T-111 on addition

C) Narrative Description **SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED**

• **Statement of Significance**

A) Applicable National Register Criteria: *Mark your opinion of eligibility after applying relevant National Register criteria*

- Criterion A: Property is associated with significant events. Yes No More research recommended
- Criterion B: Property is associated with the lives of significant persons. Yes No More Research Recommended
- Criterion C: Property has distinctive architectural characteristics. Yes No More Research Recommended
- Criterion D: Property yields significant information in archeology/history. Yes No More Research Recommended

B) Special criteria considerations: *Mark any special considerations; leave blank if none*

- A Owned by a religious institution or used for religious purposes. E A reconstructed building, object, or structure.
- B Removed from its original location. F A commemorative property.
- C A birthplace or grave. G Less than 50 years of age or achieved significance within the past 50 years.
- D A cemetery

C) Areas of Significance

Enter categories from instructions

Community planning and development

D) Period(s) of significance

E) Significant dates

Construction date

1891 *check if circa or estimated date*

Other dates, including renovations

F) Significant person

Complete if Criterion B is marked above

G) Cultural affiliation

Complete if Criterion D is marked above

H) Architect/Builder

Architect

Builder/contractor

Frank Edworthy

I) Narrative statement of significance **SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED**

• **Bibliography** *See continuation sheet for the list of research sources used in preparing this form*

• **Geographic Data** *Optional UTM references* *See continuation sheet for additional UTM references or comments*

UTM References (OPTIONAL)

Zone	Easting	Northing	NAD	Zone	Easting	Northing	NAD
1				2			
3				4			

• **Form Preparation**

Name and Title: Tim Johnson / Mary Patterson, volunteers; Rebecca Lawin McCarley, consultant Date: 6-27-2015

Organization/firm: Washington Historic Preservation Commission E-mail: -

Street address: City Hall, 215 E. Washington St Telephone: 319-653-6584

City or Town: Washington State: Iowa Zip code: 52353

• **ADDITIONAL DOCUMENTATION** *Submit the following items with the completed form*

A) For all properties, attach the following, as specified in the Iowa Site Inventory Form Instructions:

1. **Map** of property's location within the community.
2. **Glossy color 4x6 photos labeled** on back with property/building name, address, date taken, view shown, and unique photo number.
3. **Photo key showing each photo number on a map and/or floor plan, using arrows next to each photo number to indicate the location and directional view of each photograph.**
4. **Site plan** of buildings/structures on site, identifying boundaries, public roads, and building/structure footprints.

B) For State Historic Tax Credit Part 1 Applications, historic districts and farmsteads, and barns:

See lists of special requirements and attachments in the Iowa Site Inventory Form Instructions.

State Historic Preservation Office (SHPO) Use Only Below This Line

The SHPO has reviewed the Site Inventory and concurs with above survey opinion on National Register eligibility:

- Yes No More Research Recommended
- This is a locally designated property or part of a locally designated district.*

Comments: _____

SHPO authorized signature: _____ Date: _____

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<u>Samuel Addison and Elizabeth White House</u>	<u>Washington</u>
Name of Property	County
<u>415 W. Washington Boulevard</u>	<u>Washington</u>
Address	City

Narrative Description

This is a two-story Queen Anne house built around 1891 on the south side of W. Washington Boulevard. The house sits on a cut stone foundation, and it is clad with stucco. The cross gable roof is covered with corrugated steel roofing. A Craftsman style front porch spans the front of the house. Most of the windows are wood with wood surrounds and aluminum storm / screens. There is a two story frame addition at the rear of the house, clad with T-111 wood siding. A one-story historic garage with an attached contemporary two car garage is located at the south end of the lot with access from the alley.

The façade, the north elevation, has a full Craftsman style front porch that spans the width of the façade, likely added in the 1910s. It has wood steps at the right side of the porch leading up to a carpeted porch floor. The railings and balusters are aluminum, and there are stucco-clad tapered square columns sitting on brick piers at the corners of the porch and near the middle next to the steps. The front entry is located on the right/west side, entering into a shed-roof vestibule. This vestibule appears to be original, depicted on the 1909 Sanborn map. The entry has a modern steel door with a decorative oval window, and there an aluminum storm / screen door. The remainder of the facade to the left/east protrudes somewhat and has the front gable roof. On the first story, there is a wide one-over-one-light double-hung wood window. On the second story, there are two one-over-one-light double-hung wood windows evenly distributed on the wall. The gable has gable returns and no windows.

The east elevation is divided into three sections by the centered two-story bay window. The angled sides of the bay window have a narrower one-over-one-light double-hung wood windows on both the first and second story. The center window of the bay on the first story is a wide one-over-one-light double-hung wood window. The second story has a one-over-one-light double-hung wood window the same width as other second story windows. At the top of the bay window, there are decorative brackets supporting the overhanging gable. To the right/north of the bay window, there is a one-over-one-light double-hung wood window on the first story and one on the second story. To the left/south is the east side of the rear wing of the house, which is recessed somewhat from the main section of the house. On the first story, there is an entry with an aluminum storm / screen door which leads out onto a fenced wood deck. The fencing is vertical wood boards with a gate facing north, and an opening and steps to the yard on the south. On the second story, there is a one-over-one-light double-hung wood window.

The west elevation has three sections. The front/left/north section is the side of the shed-roof entry vesibule, and it has a small fixed window. The center section is defined by the west facing gable. There are two one-over-one-light double-hung wood first story windows, with two additional one-over-one-light double-hung wood windows above them on the second story. To the left, there is a one-over-one-light double-hung wood staircase window between the stories. The third section is the west side of the rear section, which has smaller than typical one-over-one-light double-hung vinyl windows with T-111 siding filling the area between the windows and window surrounds. Above them, on the second story and centered in the wall, there is a one-over-one-light double-hung wood window. There is a basement window in the center of the center section, and a basement entry below the two smaller windows in the rear section.

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The south elevation, the rear of the house, is obscured by a two story frame addition, built in 1986 per the assessor. It sits on a poured concrete foundation, is clad with T-111 siding, and has corrugated steel roofing on the hip roof. The upper story overhangs the first story by about 18 inches on all three sides. The east elevation of the addition has no fenestration. The west elevation has a steel entry door with an aluminum storm / screen door. The south elevation has a small protruding greenhouse window to the left, and a pair of small one-over-one-light double-hung vinyl windows to the right. On the second story, there is a double vinyl casement window to the left, and a matching double vinyl casement window to the right.

There is a one story frame historic two car garage southwest of the house near the alley. There is no foundation visible. The walls are clad with wood shiplap siding. The pyramidal roof is covered with corrugated steel roofing, and it has exposed rafter ends on all visible sides. The south elevation of the garage has a wood sliding door. There are no fenestration on the west elevation. The east elevation of the garage is obscured by a side addition. It has a poured concrete foundation, wood particle board channel cut siding, and the front gable roof is covered with corrugated steel roofing. The garage faces east, and has a fiberglass double garage door. The north elevation of this garage has a wood entry door. A small frame shed is attached to the north side of the historic garage, and has a one-over-one-light double-hung window facing north.

Narrative Statement of Significance

The Samuel Addison and Elizabeth White House appears to contribute historically to the potential “west side” residential historic district in Washington. The house was built during the late 19th century period of development of the neighborhood with large homes for successful businessmen. Samuel Addison White was cashier of First National Bank when he built in 1891, and he lived here until his death in 1915. The house retains good integrity, with a Craftsman porch added in the 1910s reflecting a common update to houses in this period.

The house may be individually eligible for listing on the National Register of Historic Places under Criterion B for its association with Samuel Addison White. Further research on White and evaluation of the interior of the house would solidify this determination. The house does not appear individually eligible under Criteria A or C.

History / research summary of property

The 1874 atlas of Washington show a smaller house located further to the rear on this lot. William Moore sold the property to Wayne G. Simmons, a banker, in December 1886. Simmons then sold the property to S.A. White on January 17, 1891 (*Washington Press*, December 23, 1891, 3). The house was then built in 1891 by Frank Epworth for \$2,400 for Samuel Addison and Lizzie A. White. The current house appears here on the 1894 atlas of Washington and the 1897 Sanborn map.

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The *Portrait and Biographical Album of Washington County, Iowa* includes a biography of S.A. White, who born in Pennsylvania and enlisted and served in over thirty Civil War engagements, including the second battle of Bull Run, South Mountain, Antietam, Fredricksburg, the siege and capture of Vicksburg and Knoxville, the battle of the Wilderness, and Spotsylvania, where he was wounded, afterward being assigned as a clerk in Washington, D.C. He remained in Washington through the end of the Civil War, and then attended Iron City Commercial College in Pittsburgh. Following his graduation in spring 1867, he traveled to Ainsworth, Iowa, and entered into business where he remained for several years. In 1880 he was elected Clerk of the Courts for Washington County, served a two year term, and was reelected to a second two year term. At the end of his second term, he was chosen cashier of the First National Bank of Washington. He married Lizzie A. McClelland, daughter of Dr. William McClelland, in 1882.

The 1894 city directory lists S.A. White living at 405 W. Washington. The 1895 Iowa Census describes the household as A. White, cashier in a bank, age 55, Elizabeth A., age 44, William A., age 23, and Frances Steiby, age 20. In 1900, the census identifies Samuel A. White, age 60, head of the household, working as a cashier in a bank, his wife Elizabeth A., age 50, a son William A., age 28 and single, working as a lawyer, a daughter Martha C. Wilson, age 27, married, and a grandson Owen G. Wilson, age 2. On June 5, 1902, the Farmers and Merchants State Bank of Washington was organized, with S.A. White as cashier (Burrell 1909, Vol. 1: 374). The 1903 city directory lists the residents at 415 W. Washington as S.A. White, cashier at F & M Bank, his wife Eliza A., and W.A. White, lawyer and abstracts, also living at 415 W. Washington St. The 1909 Sanborn map, the first to show the footprint of the houses on this block, shows a Queen Anne style footprint with a two story bay on the east, and three porches, a large front porch, a small side porch, and a small back porch. In the 1910-11 city directory, there is a listing for Samuel A. White and wife Elizabeth A. He is president of F & M bank, and living at 415 W. Washington. The census listing for that address in that same year lists S. Addison White, age 70 and a home owner, president of a bank, his wife Elizabeth, age 60, daughter Martha A. Wilson, age 37, son-in-law Owen G. Wilson, age 41, and two grandsons, Owen Jr, age 12, and Addison, age 5. Wilson is assistant general manager at a life insurance office. Samuel Addison White died on March 17, 1915. The 1917 Sanborn map shows a slightly different front porch, and the house continues to look the same through the 1931 and 1943 maps.

The 1917 county directory lists J.A. Freshwaters, a farmer with 160 acres 3 ½ miles north and ½ mile east of Washington, with a residence at 415 W. Washington, his wife Minna, and children Bessie, a teacher, Esta, a also teacher, Nellie, Ruth, a teacher, Howard, USA (military), Fern, a student, George, and Faye. Elizabeth White, et al. then transferred the property to J.A. Freshwaters on February 4, 1920. The census for 1920 lists the family as John Freshwater, head of the household, home owner, age 63, a retired farmer, his wife Minna, age 58, daughters Bessie, age 30 and single, Eata, age 28, single and a teacher, Ruth, age 23, single and a bookkeeper for a grocery store, a son Howard, age 22, single and a salesman at a grocery store, daughter Fern, age 20 and single, son George, age 15, and daughter Faye, age 12.

J.A. Freshwaters sold the property to Charles Scranton on February 27, 1920, and Scranton transferred it again on February 25, 1921, to Frank Mayhew. The 1926 and 1932 telephone directories have a listing for F.A. Mayhew living at 415 W. Washington St. The 1930 census lists Frank Mayhew, age 57, with no occupation, living here with wife Carrie, age 52. The house is valued at \$6,000. The 1935 city

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directory identifies Frank Mayhew and his wife Carrie living at this address. He is listed here again in the 1938 telephone directory. The 1941 city directory listing includes the additional information that Mayhew is a retired farmer, and the owner of the property. Frank Mayhew is listed again in the 1952 telephone directory. However, in the 1954 city directory, the only resident at this address is Mrs. Frank Mayhew. The Frank Mayhew estate transferred ownership of the property to Carrie Mayhew on January 27, 1954. Telephone directories from 1954 through 1962 continue to list Frank Mayhew here. The 1964 city directory listing is for Mrs. Carrie Mayhew, widow of Frank, home owner, living at 415 W. Washington St. The 1967 city directory listing is the same, but in 1969, the directory lists the property as Vacant.

On September 2, 1969, the property was transferred by an executor to Robert and Pauline Riley. Riley is listed in the 1972 city directory as home owner, working as Clerk of District Court. His wife Pauline is an assistant secretary at Washington Federal Savings and Loan.

Riley sold the property to King C. and Anna Tetley on February 28, 1974. Tetley is listed in the 1974 telephone directory at this address. The 1976 city directory tell us King Tetley is an industrial engineer working for Crane Company, and he and his wife Anna have a daughter Emily, born in 1962.

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Bibliography

Atlas of Washington County, Iowa. Clinton, IA, and Philadelphia, PA: Harrison and Warner, 1874.

Atlas of Washington County, Iowa. No publisher noted, 1894. In collection of Washington Public Library.

Burrell, Howard A. *History of Washington County, Iowa.* Chicago, IL: S.J. Clarke Publishing Company, 1909. 2 volumes.

City/telephone directories. Washington Public Library. Various years, including 1894, 1903, 1908, 1910-11, 1917, 1932, 1934, 1935, 1938, 1941, 1952, 1954, 1956, 1958, 1960, 1962, 1964, 1967, 1969, 1972, and 1976.

Fisher, Kathy. *In the beginning there was land : a history of Washington County, Iowa.* Washington, Iowa: Washington County Historical Society, 1978.

Newspapers, including anniversary/celebration editions on microfilm and/or bound at Washington Public Library:

Washington Gazette, January 6, 1893

Twentieth Anniversary Edition, *Evening Journal*, April 26, 1913

Twenty-Fifth Anniversary Edition, *Evening Journal*, April 3, 1926

Washington County Centennial Edition, *Evening Journal*, July 1936

Souvenir Edition of Washington Centennial, *The Evening Journal*, August 1939

Sixtieth Anniversary Edition, *The Washington Evening Journal*, February 27, 1953

Bicentennial edition, *The Washington Evening Journal*, July 1, 1976

Sesquicentennial edition, *The Washington Evening Journal*, April 13, 1989

Patterson, Mary. Collection of historic postcards, images, and city/telephone directories. Washington, Iowa. Accessed 2014-2015.

Portrait and Biographical Album of Washington County, Iowa. Chicago, Acme Publishing Company, 1887.

Sanborn Map Company. *Washington, Iowa.* Fire insurance maps. 1885, 1892, 1897, 1902, 1909, 1917, 1931, 1943.

Souvenir History of Washington, Iowa. Washington, IA: Washington Evening Journal, June 23, 1989.

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Location map



2009 aerial photograph (Washington County) – line indicates survey/research area boundary

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Building plan (from assessor's website)

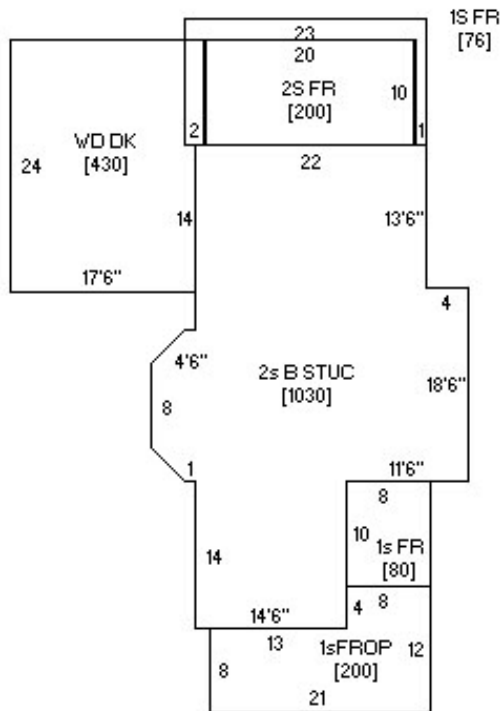


Photo from assessor's website



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Digital photographs



Photograph 92-00371-001 - House, looking southeast (December 2014)

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Photograph 92-00371-002 - House, looking southwest (December 2014)

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Photograph 92-00371-003 - House, looking north (December 2014)

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Photograph 92-00371-004 - Garage, looking northeast (December 2014)