

Iowa Site Inventory Form

State Historic Preservation Office

(July 2014)

State Inventory Number: 92-00777 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: John Copp House

B) Other names: West side survey map #WS-117

• **Location**

A) Street address: 619 W. Main Street

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

C) Legal description:

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

Urban: Subdivision: Western Addition Block(s): 6 Lot(s): E 75' of W104' Lot 1

• **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	—	Buildings
—	Sites	—	Sites
—	Structures	—	Structures
—	Objects	—	Objects
<u>1</u>	Total	—	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

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

MPD title: Architectural and Historical Survey of the "west side" residential neighborhood in Washington Historical Architectural Data Base #: 92-013

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

A) Historic functions

01A01: Domestic / residence

B) Current functions

01A01: Domestic / residence

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

A) Architectural classification

10C: Ranch

B) Materials

Foundation (visible exterior): 10B: Poured Concrete

Walls (visible exterior): 15E: Wood fiberboard

Roof: 08A: Asphalt shingles

Other: _____

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 archaeology/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: Property 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

1959 *check if circa or estimated date*

Other dates, including renovations

c.1991 rear addition

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

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

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

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

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

• Form Preparation

Name and Title: Bryan Kendall - volunteer Rebecca Lawin McCarley, consultant Date: March 20, 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>John Copp House</u>	<u>Washington</u>
Name of Property	County
<u>619 W. Main Street</u>	<u>Washington</u>
Address	City

Narrative Description

This is a single story frame ranch house built around 1959 on the south side of W. Main Street. The house sits on a poured concrete foundation, and the walls are clad in wide wood siding. The hip roof is covered in asphalt shingles. A gable-roof addition was constructed on the rear of the structure in 1991, per the assessor. All of the windows are aluminum with storms/screens. A small plastic shed is located off the southeast corner of the house.

The façade (north elevation) has a projected hip-roof garage on the west end. The entry is roughly centered, with a concrete stoop and steps. To the right (west) of the door, there is a three section window with a large picture window with one-over-one-light double-hung flanking windows on each side. A pair of six-over-six-light double-hung windows are located on the left/east half of the façade. The attached garage at the west end has an aluminum single car garage door.

The east elevation has three windows. The center window is smaller and has four-over-four-light double-hung sashes. The windows to the left/rear and right/front are larger and have six-over-six-light double-hung sashes. The east side of the rear addition has no fenestration.

The west elevation of the house has a central one-over-one-light double-hung window. Paired single-light windows are located at the right/south corner, with additional windows around the corner on the south side. The west side of the rear addition has an entry with a storm door on the left and a pair of tall single-light windows on the right.

The south elevation has three sections, with the original south side of the house visible on either side of the 1991 rear addition. The left/west section, on the original house, has three single-light windows at the west corner. The center section, the rear addition, has a set of two single-light windows on the left/west, a sliding glass door in the middle and a high horizontal window on the right/east. The south-facing gable has a triangular window on the left. The right/east section, on the original house, has no fenestration.

Narrative Statement of Significance

The John Copp House appears to contribute historically to the potential residential historic district on the west side of Washington. The ranch house was built during the period of development of the former Hiram Scofield estate in the late 1950s, and it is significant within this period of later development of the neighborhood. The period of significance for the historic district is anticipated to extend through 1965, so it would fall within this period.

This house does not appear eligible for individual listing on the National Register of Historic Places under Criteria A, B, or C. The house does not appear to have particular historic or architectural significance individually.

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History / research summary of property

This parcel is part of a larger property owned for many years by the Hiram Scofield family. Hiram Scofield was a lawyer and involved in early banking in Washington, arriving here in 1856. Two of his brothers later moved to town, and he formed a real estate partnership with William, also a lawyer (H. & W. Scofield). Hiram married Amelia B. Wilson in 1866, and they had two children, Clara J. and Cora L (Burrell 1909, Vol. 2: 610-612). Hiram Scofield acquired Lots 1-4 (619-633 W. Main) in Block 6 of the Western Addition on March 15, 1870. The 1874 atlas shows his house spanning lots 3-4 at the west end of the block. He later bought lots 5-6-7 along W. Washington to the south of his house on January 20, 1880. Small houses appear on each of these lots to the south on the 1894 atlas, but the houses on lots 5-6 are gone by the 1909 Sanborn map. The 1903 city directory lists Hiram (lawyer) and Amelia Scofield living at 633 W. Main Street, along with daughter Cora (teacher). Hiram Scofield died in 1906 in Seattle, Washington. Amelia continued to own this property until November 1925 when it transferred to Cora L. Scofield and Clara J. Patterson (Lots 1-7). The 1931 Sanborn map shows the house remaining at 633 W. Main on Lots 3-4, with no other houses on Lots 1-2 to the east or Lots 5-7 to the south. The 1943 Sanborn map shows the Hiram Scofield House demolished, with no construction on Lots 1-7. On April 25, 1946, Clara Patterson (widow) and Cora Scofield (spinster) transferred the property (Lots 1-7) to Carleton C. Wilson. He quickly sold the property (with alley) to St. James Catholic Church on May 6, 1946. The church also acquired the house on Lot 8 at 614 W. Washington in 1949, thus owning Lots 1-8 in Block 6 of Western Addition. That house on Lot 8 was then used as a convent. St James Catholic Church was located for many decades to the north at 606 W. Second, with the school across the street at 607 W. Second. They considered several plans for expansion in the 1950s, ending up demolishing their older church and building a new one on the same general property in 1961 (Fisher 1978: 170). They sold off these lots in Block 6 of the Western Addition for development in the late 1950s.

No listings are found in telephone directories for 619 W. Main Street until John Copp is listed here in the 1960 directory. St. James Church sold this property (east 75' of west 104' of Lot 1) to Dallas and Virginia Chamberlin on May 6, 1959. They previously bought the three lots to the west on May 11, 1956, building the house at the corner (633) in 1956, the center house (627) in 1957, and the house to the east (623) in 1958. Then, they acquired this lot and built a house here (619). They then sold the property to John A. Copp on November 18, 1959. The assessor lists a construction date of 1959 for the house, so it was likely built while Chamberlins owned the property and then sold it to John A. Copp. Cops lived here about two years.

John Copp and wife then sold the property to William R. and Dorothy Matson on December 4, 1961. William and Dorothy at listed at the address in city directories between 1962 and 1967. William is listed as a plant manager for Cargill in 1964 and 1967. Dorothy is listed as a teacher at Prairie School in 1967.

William and Dorothy sold the property to John H. Wheelan on August 8, 1967. According to John's May 10, 1983 obituary, he and his wife Martha moved to Washington in 1967 after retiring from farming in nearby Washington County for nearly 60 years. Martha was also a telephone operator prior to her marriage in 1914. The property was sold to Anthony R. Stewart and Kaye C. Dickinson on March 1, 1980 although the Wheelan's were not living at 619 at the time of Martha's death on October 27, 1979.

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Address	City

Bibliography

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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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Name of Property

Washington

County

619 W. Main Street

Address

Washington

City

Location map



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

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Building plan (from assessor's website)

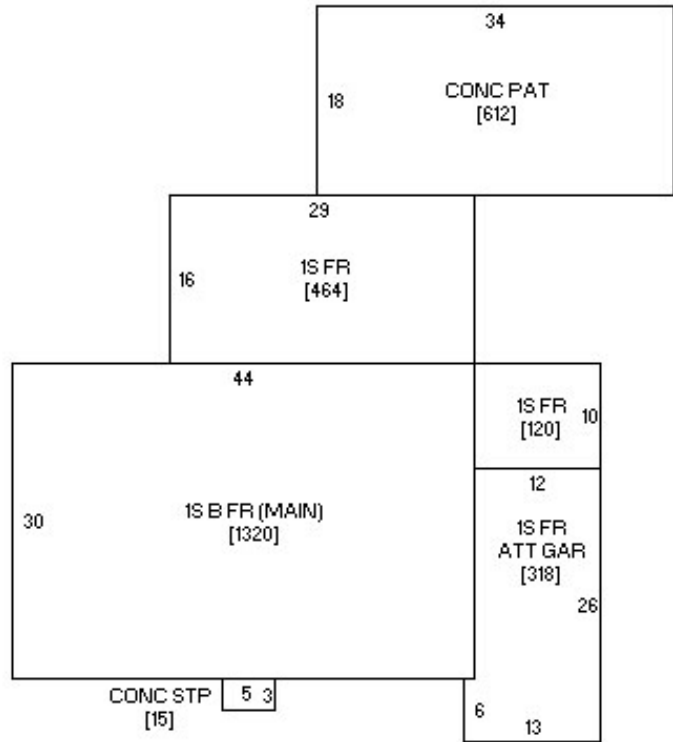


Photo from assessor's website



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Digital photographs



Photograph 92-00777-001 - House, looking southwest (December 2014)

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Photograph 92-00777-002 - House, looking northeast (December 2014)