

Iowa Site Inventory Form

State Historic Preservation Office

(July 2014)

State Inventory Number: 92-00773 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 H. and Sarah Chilcote House

B) Other names: James H. and Lizzie N. Young House, West side survey map #WS-090

• Location

A) Street address: 302 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: Original Plat Block(s): 6 Lot(s): Lot 8 except N 50'

• 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:

Contributing Noncontributing

1 Buildings —

— Sites —

— Structures —

— Objects —

1 **Total** —

If non-eligible property, enter number of:

— Buildings

— Sites

— Structures

— Objects

— **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

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

09A01: Front gable house

B) Materials

Foundation (visible exterior): 04: Stone

walls (visible exterior): 02: Wood/weatherboard

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 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
 D A cemetery achieved significance within the past 50 years.

C) Areas of Significance

Enter categories from instructions

Community planning and development

D) Period(s) of significance

E) Significant dates

Construction date

1876 *check if circa or estimated date*

Other dates, including renovations

c.1906, c.1959

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 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: June Henderson - volunteer Rebecca Lawin McCarley, consultant Date: December 30, 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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John H. and Sarah Chilcote House
Name of Property

Washington
County

302 W. Main Street
Address

Washington
City

Narrative Description

This is a two story frame house built about 1876 on the northwest corner of W. Main Street and N. Avenue B. The original foundation is limestone, with a rusticated concrete block foundation for the west wing that was added around 1906. The cross gable roof is clad in asphalt shingles. A brick chimney is located near the center of the house.

The house faces Main Street to the south. The original porch was removed (after the 1943 Sanborn map) and replaced with a braced roof that extends around the southwest front corner as well. The first story appears remodeled around 1959, clad in aluminum siding and with later windows. The original gable-oriented portion of the facade has the main single-door entry, a small one-over-one-light double-hung window, and a large picture window. A second door is found around the front southwest corner, as well as another one-over-one-light double-hung window. The second story has three one-over-one-light double-hung windows with original wood surrounds. The attic window retains original two-over-two-light double-hung wood sashes and original wood surrounds.

The east side has two sections, the side of the main two-story house and the side of the rear addition. The braced porch roof extends around this side, as the original porch did. The first story has a picture window at the south end. A bay window is located on the north end of the original two-story house, though it has smaller one-over-one-light replacement windows. The addition has a centered side entry with concrete steps and railing, with a small window to either side. The second story of the main section of the house has a single one-over-one-light double-hung window and paired one-over-one-light double-hung windows.

The west side has three sections. The front section is the west side of the original gable-oriented house, with an entry on the first story and a one-over-one-light double-hung window on the second story. The side gable-roof wing was added around 1906 (between the 1902 and 1909 Sanborn maps). It has paired one-over-one-light double-hung windows on the north/rear half of the first story and the second story. The front/south half has a decorative stair window on the first story and a one-over-one-light double-hung window slightly lower than the other second story windows. The attic has a two-over-two-light double-hung wood window. There are two basement windows. A shed-roof addition for a garage to the west side of the rear one-story section extends further to the west. The garage has a single-car door on the south and a small window on the west.

The north side has three sections. The original gable-roof one-and-one-half-story section extends north from the middle of this side. It has a small rectangular window and a one-over-one-light double-hung window on the first story. The second story has two one-over-one-light double-hung windows. The basement has one window and a cellar door entry. The shed-roof addition to the west is clad in wood siding, and it has a one-over-one-light double-hung window and an entry into the garage. The shed-roof addition to the east appears to date to construction or remodeling around 1959, and it has a covered picture window on the north side. The attic of the north side of the two-story main section of the house has a two-over-two-light double-hung wood window.

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Name of Property	County
<u>302 W. Main Street</u>	<u>Washington</u>
Address	City

Narrative Statement of Significance

The John H. and Sarah Chilcote House appears to contribute historically and architecturally to the potential "west side" residential historic district in Washington. The house was likely built around 1876, and it served as the home of this Chilcote family from 1876 to 1881. It then was the home of bank president James H. Young and his wife Lizzie N. Young from 1881 to 1906. They were prominent Washington citizens, later donating money for the new Y.M.C.A. The house was then home to Dr. Charles W. and Maude Stewart from 1906 through the 1930s. The house retains several original features, though it also has some later modifications. The alterations fall within the period of significance for the historic district, however the conversion to commercial use is not consistent with the significance of the district. The house retains sufficient integrity to contribute to the historic district.

The house may be eligible for individual listing on the National Register of Historic Places under Criterion B for its association with James H. Young. However, the exterior alterations around 1959 have diminished the integrity of the house, and interior alterations from this period, or the 1906 addition, have not been assessed. Further evaluation of the integrity of the house would need to occur to determine individual eligibility. The house does not appear individually eligible under Criterion A or C.

History / research summary of property

The 1869 Bird's Eye View of Washington shows a side-gable house on Lot 8, and the 1874 Atlas of Washington map shows no house but an outbuilding at the north end of the lot. John Chilcote bought the property from A.W. Chilcote on June 7, 1876. The house may have been built by the time of the purchase or subsequently by John H. Chilcote. Dr. A.W. Chilcote had started the first drug store in Washington in 1853, which was continued by his brothers John and William Chilcote from 1867 to 1870. In 1870, John H. Chilcote took on partner William A. Cook, forming Chilcote & Cook ("Washington," *Washington Press*, September 27, 1871; "73 Year Old Drug Store," 25th anniversary edition, *Evening Journal*, April 3, 1926, 51). Dr. Chilcote was a director for the Farmers and Merchants Bank of Washington from 1867 to 1870. The Washington National Bank was organized in 1870, and Dr. A.W. Chilcote then served as president from the formation into the 1890s. The 1870 census lists John H. Chilcote, age 43, druggist, born in Ohio, with wife Sarah, age 28, born in New York. They had children George (age 9), Mabel (age 5), and Maud (age 2). In 1875, he took over the stoves and hardware business of S.C. Corbin, and he operated this store on the southwest corner of the square (*Gazette*, May 28, 1875, 2). In May 1877, he then consolidated his store with Mr. Hott on the north side of the square (*Press*, May 2, 1877). The 1880 census lists John H. Chilcote, age 52, as a stove dealer. He lived with wife Sarah J. (age 39), George E. (age 19), Mabel (age 14), and Maud (age 12). The *Washington Press* notes on December 17, 1879 that John Chilcote's telephone between his house and store was working well, and a telephone line was being installed between the Bryson House and depot. Later histories also note that John Chilcote had the first telephone in town in December 1879, with additional lines then installed between other homes and stores (Fisher 1978: 233). It is not confirmed that it was this John Chilcote and he was living in this house, though it seems probable. There was another John Chilcote (age 39, married to Rebecca, no occupation noted) in the 1880 census for Washington as well. John and Sarah Chilcote appear to have then moved out of Washington, listed in

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Address	City

York, Nebraska in the 1900 census (John, age 73, born in OH, grocer; Sarah, age 59, born in NY, 2 of 2 children living; married in 1865).

J.H. Young bought the property from John H. Chilcote on March 14, 1881. The 1885 census lists James H. Young living in Block 6 at Main and Second (now Ave B). He was a 40-year-old banker born in Kentucky. His household included wife Nancy E. (age 44, born in IN) and father-in-law Isaac N. Laughead (74, minister). I.N. Laughead was also a stockholder of Washington National Bank when it was organized in 1870. The 1892 Sanborn map shows the current house, and the house also appears on the 1894 Atlas of Washington map. According to the 1894 city directory, J.H. Young was living at 302 W. Main Street. The 1887 *Portrait and Biographical Album* notes that James H. Young, president of Washington County Savings Bank, was born in Fleming Co, Kentucky on May 9, 1841. He moved to Washington with his parents James H. and Margaret M. Young in 1849. He attended schools in Washington and started course work at the academy in town. The Civil War broke out, and he served in the infantry until July 1865 when he was mustered out. He returned to Washington, and he farmed for a few years and then engaged in the coal, wood, and grain business in Washington. He married Lizzie Laughead on November 21, 1867. He continued this business until Washington County Savings Bank was organized in 1876, and he became cashier. He later became president. The biography notes that they were living in a "neat, comfortable home on Main street, Washington, where they entertain from time to time their many friends and enjoy the good things of this life" (page 605). They were members of the Second United Presbyterian Church. He was noted as a leading businessman in Washington, who adhered to the Golden Rule.

James H. Young sold this house to Dr. C.W. Stewart in 1906. The 1910 census lists James H. Young (68, born in KY) and wife Lizzie N. Young (68, born in IN) as living in Pasadena, California. They apparently retired to California. However, they did not forget their hometown of Washington. The local Y.M.C.A was organized in 1911, and they struggled to find a home. The will of James Henry Young left around \$85,000 for a new Y.M.C.A. in Washington in 1921, provided that a lot was acquired within one year. The building was then designed by Temple & Burrows of Davenport and built at a cost of around \$123,000. The cornerstone was laid on May 31, 1924, and the building was dedicated on February 1, 1925. It included a tile lined swimming pool, gymnasium, gallery over gymnasium and stage at one end, beautiful lobby and reading room, men's lobby, community room large enough for several hundred people, kitchen, women's club room, comfort rooms for women and girls, ladies shower bathroom, mens and boys shower bathrooms, lockers, closets, store rooms, etc. ("Our Young Men's Christian Association," *Evening Journal*, April 3, 1926, 4; Fisher 1978: 133).

J.H. Young and wife sold the house to Dr. C.W. Stewart on February 26, 1906. The west wing does not appear on the 1902 Sanborn map, but it appears on the 1909 map, so it was likely built around 1906 for Dr. Stewart. In the 1910 census, Charles W. Stewart, 45, a physician in general practice, lived at 302 W. Main with his wife, Maude, 41, and two daughters, Mildred A., 13, and Frances G., 10. He owned his home, and his medical practice was located at 217 W. Main. The 1917 county directory lists the family as Dr. Charles W. Stewart, 302 W. Main, and his wife Maude D. with daughters Mildred Anna, a student, and Frances Glenn, also a student. He also appears at this address in the 1926 telephone directory. The 1920 census has no changes except the ages of the family members, with Charles W. Stewart, age 54, Maude, age 50, Mildred, age 22, and Frances, age 19, and the addition of Eva Denny,

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Washington
City

age 57 and sister-in-law to the home owner and librarian at the city library. The 1930 census lists Charles W. Stewart, physician, home owner, and head of the household, age 65, his wife Maude, age 63, and Eva Denny, sister-in-law, age 67, working as a librarian at the city library. Daughters were not listed on this census. The house was valued at \$6,000. Dr. Stewart died in November 1933. Mrs. Maude Stewart appears at this address in the 1935 city directory, and in the 1938 telephone directory. The 1940 census lists the residents at 302 W. Main as George C. Stewart, age 42 paying monthly rent of \$30 and working as a farm implement and hardware salesman, with his wife Ruby, age 41, working as a hostess at a restaurant, and children Clinton, age 18, a new worker, Betty, age 17 and also a new worker, and Henrietta, age 13. George indicates on the census form that he was living in the same place on April 1, 1935.

On May 2, 1940, Maude Stewart sold the house to Howard Crozier. In the 1941 city directory, Howard and wife Lorene Crozier lived here along with daughter, Ferne. Howard was an attendant at the Washington Oil Co., Lorene was a saleslady at Rockwoods, and Ferne was a secretary at Stewart Law Offices. Ferne Crozier married Donald H. Minick on April 20, 1941.

On August 15, 1946, Howard Crozier divided the lot and sold the north 50 feet for another house, 111 N. Avenue B. The 1952 telephone directory lists Howard Crozier and Donald Minick living at 302 W. Main Street. Both are listed again in the 1954 city directory where Donald Minick is identified as a city letter carrier. Telephone directories through 1959 continue to list Donald Minick living here.

On July 1, 1959, Donald Minick and wife transferred the property to Clarence Goff, real estate agent. The 1960 telephone directory indicates that Goff lives at 523 W. Washington and has his office here at 302 W. Main Street. The removal of the porch and remodel of the first story was likely then completed around 1959. The 1964 city directory lists Clarence Goff as the owner of Goff's Real Estate at 302 W. Main Street, and Alice Goff as secretary for the company. Goff Real Estate continues to be listed at this address in the 1967, 1969, 1972, and 1976 city directories. In 1967, Ronald Goff was added to the listing as a broker, and Mrs. Nora Clausen is listed as living at 302 ½ W. Main in the 1976 directory. The July 1, 1976 edition of the *Journal* includes a photograph of the remodeled house/office.

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Bibliography

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Washington Gazette, January 6, 1893

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

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Name of Property County
302 W. Main Street Washington
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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)

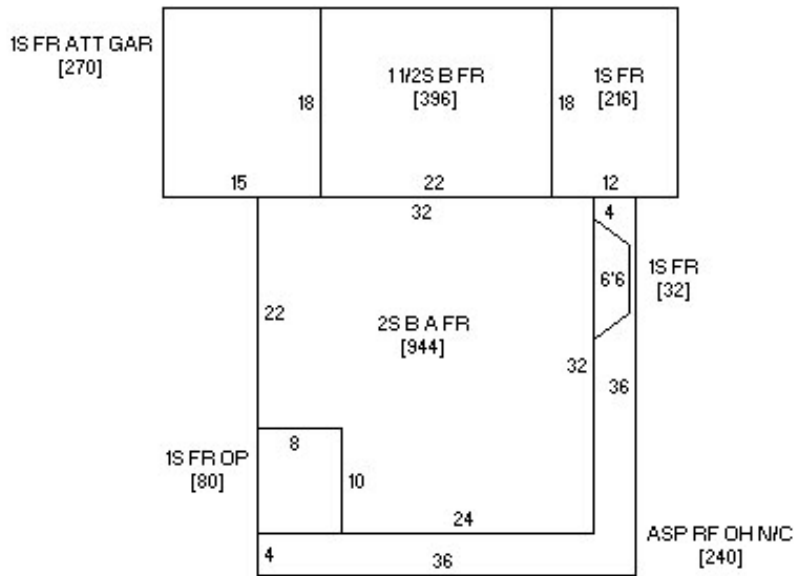


Photo from assessor's website



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Historic images



Residence of J. St. Young, Washington, Iowa.
Nannie Laughhead with bicycle.
98.6b
Given to Conger House by
Esther Conger Higgins (Mrs. Sheldon R.)

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City

GOFF REAL ESTATE
302 West Main West from Court House Washington, Iowa

1956

1956

Clarence Goff

FARMS HOMES
Commercial Property
City and Farm Loans

653-2133

Ron Goff

Washington Evening Journal, July 1, 1976, page 81

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Digital photographs



Photograph 92-00773-001 - House, looking northeast (December 2014)

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Photograph 92-00773-002 - House, looking northwest (December 2014)

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Photograph 92-00773-003 - House, looking southwest (December 2014)