

Iowa Site Inventory Form

State Historic Preservation Office

(July 2014)

State Inventory Number: 92-00412 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 Ada B. Davis House

B) Other names: West side survey map #WS-092

• Location

A) Street address: 314 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): 6

• 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:

2 Contributing — Noncontributing

2 Buildings —

— Sites —

— Structures —

— Objects —

2 **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

01C05: Domestic / garage

B) Current functions

01A01: Domestic / residence

01C05: Domestic / garage

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

A) Architectural Classification

07E01: Bungalow

B) Materials

Foundation (visible exterior): 03: Brick

walls (visible exterior): 03: Brick

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

1917 *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

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: June 11, 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: _____

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 1

<u>Ada B. Davis House</u>	<u>Washington</u>
Name of Property	County
<u>314 W. Main Street</u>	<u>Washington</u>
Address	City

Narrative Description

This is a one and a half story brick Craftsman bungalow built around 1917 on the north side of W. Main Street. The first story is brick with wood siding on the second story / gables. The side gable bungalow has a gable-roof front dormer and full front porch.

The house faces Main Street to the south. The shed-roof front porch spans the width of the facade, and it has centered concrete steps with low brick walls. A gable pediment is found above the steps on the porch roof. The brick foundation of the porch extends into low walls around the perimeter of the porch. Brick piers extend above this wall to support square wood columns. The first story has a centered entry, which has a wood door with a large window. A double-hung wood window to the east/right of the entry has a decorative Craftsman style top sash, with rectangles around the perimeter. This style is found throughout the other windows on the first story as well. A band of three double-hung wood Craftsman windows are found to the left/west of the entry. The gable-roof dormer has wood siding, exposed rafter tails, triangular brackets, and battens on the gable. The four double-hung windows have replacement vinyl sashes in a style similar to the original Craftsman style windows.

The west side has brick on the first story, and a frame gable with board and batten siding and triangular brackets. The first story has a set of three double-hung wood Craftsman windows on the south/right, with a smaller rectangular Craftsman window immediately to the left. A pair of double-hung wood Craftsman windows is then found on the north half of the west side, with a single double-hung wood Craftsman window to the north. The gable / second story has a double-hung window with replacement vinyl sashes in a style similar to the original Craftsman style windows, and two similar though smaller windows to either side.

The east side has an enclosed side porch with a hip roof and two chimneys. There is one door with stone steps and a low brick wall parallel to the house. A double-hung wood Craftsman window is found to either side. The south side of the porch has a band of three double-hung wood Craftsman windows, as does the north side. The east side of the house to the south of the porch has a double-hung wood Craftsman window. The gable / second story has paired double-hung windows with replacement vinyl sashes in a style similar to the original Craftsman style windows centered in the gable, and a similar though smaller window to the left/south.

The north/rear side has a small gable-roof bay window extends north on the west half of the elevation, with a rear/basement entry at ground level. It has paired double-hung wood Craftsman windows higher on the first story. The gable has board and batten siding, triangular brackets, and a small double-hung window. The east/left half of the north side has a centered brick chimney with a rectangular Craftsman style window to either side. The north side of the enclosed porch then extends further east, as described above. There are two three-light basement windows on this side.

The interior of the house retains original interior trim, fireplace, french doors, and other built-in features.

A small brick gable-oriented garage with frame gables sits immediately to the northeast of the house, accessed by a driveway to Main Street to the south. It appears on the 1931 Sanborn map as well, and

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 2

<u>Ada B. Davis House</u>	<u>Washington</u>
Name of Property	County
<u>314 W. Main Street</u>	<u>Washington</u>
Address	City

the style/design matches the house, suggesting construction at the same time. However, an early photograph of the house does not show the garage and it appears to show the older outbuilding near the rear of the lot that remained on the 1917 Sanborn map. The south end has been slightly extended with a frame section, and it has a offset one-car garage door. A pedestrian door is centered on the west side. The north side has wide eaves and board and batten siding in the gable that flares at the base.

Narrative Statement of Significance

The Ada B. Davis House appears to contribute historically and architecturally to the potential “west side” residential historic district in Washington. The house is an excellent example of a Craftsman bungalow, built around 1917. It retains several original and characteristic features of the style. The house was built during the early 20th century development of the neighborhood, which largely filled in vacant lots. The house and garage are both counted as contributing within the potential historic district.

The house may also be individually eligible for listing on the National Register of Historic Places under Criterion C for architecture. As noted, the house is an excellent example of a Craftsman bungalow in Washington, retaining characteristic exterior and interior features. Additional research on other bungalows in Washington would solidify this evaluation. The house does not appear individually eligible under Criteria A or B.

History / research summary of property

An earlier house appears on this lot (Lot 7) on the 1874 map through the 1909 Sanborn map. The Moreland family lived here for several decades. The lot is then vacant on the 1917 Sanborn map, with the earlier house gone. An outbuilding remains at the rear of the lot. Dr. Charles W. Stewart, who owned and lived at 302 W. Main, owned the property from 1903 to 1916, apparently renting out the earlier house. Ada B. Davis purchased the property from C.W. Stewart and wife on September 11, 1916 for \$2,800. The 1917 county directory lists John and Ada Davis living at 314 W. Madison. Ada B. Davis is listed in the 1920 census living at 314 W. Main Street. She is a widow, the head of the household, the owner free and clear of the property, and is age 55. She does not list an occupation. The 1925 Iowa census also lists her at this address, and that census notes the property has a mortgage, and the house is valued at \$12,000. The 1926 telephone directory lists Mrs. John Davis at 314 W. Main Street.

According to the abstract, Ada B. Davis transferred the property to Essie Koch on November 5, 1926 for \$9,000. The 1930 census lists the family as John H. Koch, home owner age 47, his wife Essie M., age 44, and a son Harlan F., age 18. None of the family members list an occupation. The house is valued at \$6,000. The 1931 Sanborn map shows the house with a small auto garage just northeast of the northeast corner of the house. It is possible that Ada Davis never built a garage, and the current garage was built while the Kochs owned the property. In 1935, the city directory lists John Koch, farmer, and his wife Essie living at 314 W. Main.

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 3

Ada B. Davis House
Name of Property

Washington
County

314 W. Main Street
Address

Washington
City

Per the transfer book, Koch sold the property to B.F. and Erma Bostwick on May 23, 1936. The 1938 telephone directory lists B.F. Bostwick at 314 W. Main. The 1940 census identified the Bostwick family living here, including Benjamin F. Bostwick, age 50, home owner and working as manager of a bulk oil company, his wife Erma, age 50, and a son Robert, age 13. The 1941 city directory lists B.F. Bostwick Jr. and his wife Erma living at 314 W. Main Street. He is a partner in Washington Oil Company, and a home owner. Their 14 year old son Robert also lives here.

Bostwick sold the property to L.C. Ahrens on May 25, 1942. The 1952 telephone directory lists Logan C. Ahrens living at 314 W. Main Street. He is also listed in the 1954 city directory index, and in subsequent telephone directories from 1954 through 1963. The 1964 city directory lists Logan C. Ahrens here as well. He died in 1966. The 1967 city directory then lists Mrs. Sophia C. Ahrens (widow Logan C.) living here, and she continues to be listed in city directories through 1976 and in the 1978 telephone directory.

The L.C. Ahrens estate transferred ownership of the property to Marjorie R. Tinnes, daughter of Logan and Sophia, on October 14, 1971. The Sophia Ahrens Life Estate transferred title to the property to Marjorie R. Tinnes on August 30, 1978.

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 4

<u>Ada B. Davis House</u>	<u>Washington</u>
Name of Property	County
<u>314 W. Main Street</u>	<u>Washington</u>
Address	City

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Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 5

<u>Ada B. Davis House</u> Name of Property	<u>Washington</u> County
<u>314 W. Main Street</u> Address	<u>Washington</u> City

Location map



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

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 6

Ada B. Davis House
Name of Property

Washington
County

314 W. Main Street
Address

Washington
City

Building plan (from assessor's website)

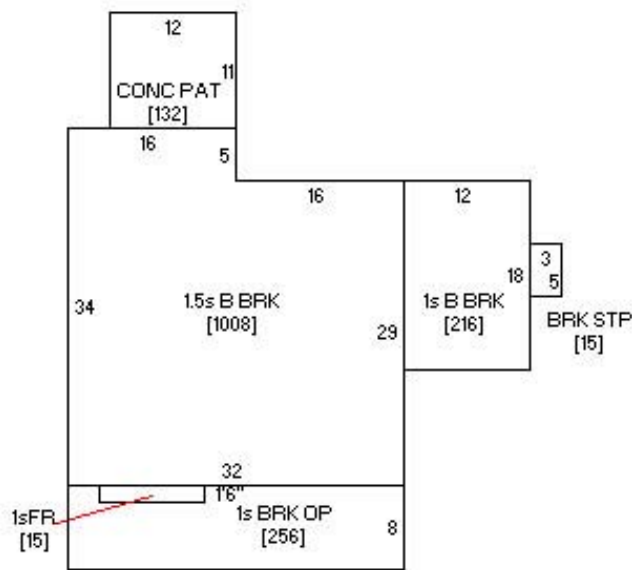


Photo from assessor's website



Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 7

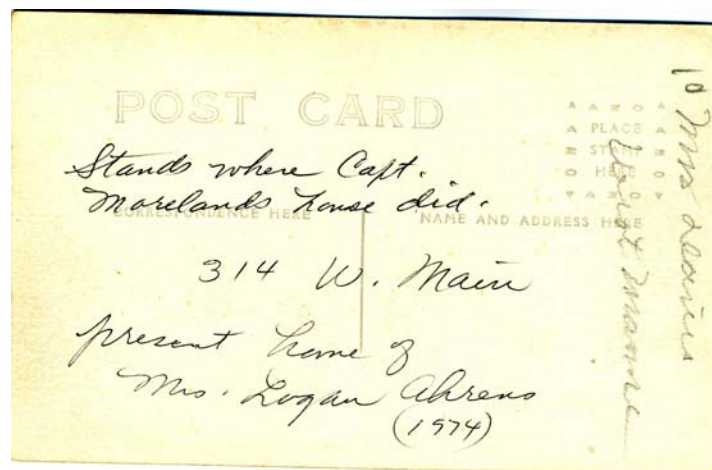
Ada B. Davis House
Name of Property

Washington
County

314 W. Main Street
Address

Washington
City

Historic images



Conger House collection

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 8

Ada B. Davis House
Name of Property

Washington
County

314 W. Main Street
Address

Washington
City

Digital photographs



Photograph 92-00412-001 - House, looking northeast (December 2014)

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 9

Ada B. Davis House
Name of Property

Washington
County

314 W. Main Street
Address

Washington
City



Photograph 92-00412-002 - House, looking northeast (December 2014)

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00412
Related District Number: 92-00350

Page 10

Ada B. Davis House
Name of Property

Washington
County

314 W. Main Street
Address

Washington
City



Photograph 92-00412-003 - House, looking northeast (December 2014)