

Iowa Site Inventory Form

State Historic Preservation Office

(July 2014)

State Inventory Number: 92-00774 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 Washington School Administration Building

B) Other names: West side survey map #WS-097

• Location

A) Street address: 404 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: Addition to Washington Block(s): 2 Lot(s): 7 & 8

• 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

— Buildings 1

— Sites —

— Structures —

— Objects —

— **Total** 1

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

B) Current functions

05A: Education / school

05A: Education / school offices

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

A) Architectural Classification

B) Materials

Foundation (visible exterior): 10B: Poured concrete

walls (visible exterior): 03: Brick

Roof: 15C01: Rubber membrane

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

1974 *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

Wehner, Roland

Builder/contractor

S.L. Zuber Construction

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: Mary Patterson - 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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State Historic Preservation Office
Continuation Sheet

Site Number: 92-00774
Related District Number: 92-00350

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<u>Washington School Administration Building</u>	<u>Washington</u>
Name of Property	County
<u>404 W. Main Street</u>	<u>Washington</u>
Address	City

Narrative Description

This is a one story brick school office building located on the northwest corner of the intersection of W. Main Street and S. Avenue C. It was built in 1974, and sits on a poured concrete foundation. The low pitched hip roof is covered with a rubber membrane, and the walls are over size brick. The windows are one by one fixed lights with aluminum frames installed in slight recesses in the wall, and with concrete block infill below the windows. There is an aluminum paneled mansard roof edging. At the rear of the building there is a concrete loading dock.

The façade, the south elevation, is divided into five sections. There are three sections to the left of the entry, and one to the right of it. The first three sections are each a tall one by one light fixed aluminum window with concrete block below the window. These three windows are evenly distributed across the façade. The fourth section, the entry, is located right of the center of the façade, and is somewhat recessed. It has a steel entry door with a wide one over one light sidelight to the right of the door, and a smaller one over one light sidelight to the left of the door. The fifth section has no fenestrations, but has applied aluminum letters stating Washington Community Schools.

The east elevation faces the side street, S. Avenue C, and has three sections. The first two sections are tall one by one light fixed aluminum windows with aluminum panels below the windows. The third section has no fenestrations, but makes up about half of the elevation.

The west elevation is divided into five sections. The first four sections, starting at the right and moving toward the rear of the building, each have a tall one by one light fixed aluminum window with concrete block below the window. The fifth section is a recessed steel entry door with a narrow one over one light sidelight on the right.

The north elevation, the rear of the building, has sections. At the far left, nearest the side street, there is a steel double entry door. The second section has a steel entry door with a one over one light sidelight on the left. The third section has a tall one by one light fixed aluminum window with . To the far right, the fourth section is a corrugated steel panel. The loading dock has a concrete ramp which begins at ground level at this corner of the building and goes north to the concrete loading dock. The loading dock has an iron railing on the west, east and north sides.

Narrative Statement of Significance

The Washington School Administration Building does not contribute to the potential “west side” residential historic district in Washington. The building was constructed after the period of significance for the historic district, and it does not reflect the significant residential history of the neighborhood. Additionally, the building is only 40 years old and does not appear to have exceptional significance for individual listing on the National Register of Historic Places at this time. The building should be re-evaluated when it reaches 50 years of age.

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<u>Washington School Administration Building</u>	<u>Washington</u>
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<u>404 W. Main Street</u>	<u>Washington</u>
Address	City

History / research summary of property

Lots 7 and 8 of Block 2 in the Addition to Washington were owned by the school district prior to 1868, when the earliest ownership is recorded in transfer books. The 1874 Atlas of Washington shows a school at this location. Burrell's 1909 *History of Washington* notes that the old brick school was built on this site in 1856-1857. The high school on S. Iowa was destroyed by fire in 1899, and a new school was built on this site of the old brick school in 1900, the two-story high school building (Burrell 1909, Vol 1: 283). The 1909 and 1917 Sanborn fire insurance maps show the high school on this site at 408 W. Main, a T-plan, two-story, brick building. A new high school was then built east of the Christian Church in 1918-1919, and this former high school became the junior high building. Public schools in Washington in 1926 included the new high school, junior high school, and four elementary schools - Lincoln, Heights, Wallace, and Centennial (25th anniversary edition, *Evening Journal*, April 3, 1926, 18; Fisher 1978: 179). The 1931 Sanborn map shows the junior high building on this double lot. New elementary schools were built as WPA projects in the late 1930s, but this junior high building continued to be used through 1962.

The school district was reorganized in 1959, bringing more students into Washington. A new junior high building was constructed and then expanded to accommodate grades 7 to 9. The school was completed and classes moved there in August 1962. Rooms in the old junior high school building were then remodeled for administrative offices ("Washington Community School District," *Washington Journal*, November 9, 1961, 5; "Prepare for Start of School," *Washington Journal*, July 18, 1962, 1; "1,000 Tour New Junior High," *Washington Journal*, November 13, 1962, 1). In 1967, the school board made plans for demolition of the old junior high building, moving administration offices to a portable building at 301 E. Jefferson behind the high school (now middle school). After several bid processes, the building was finally demolished in December 1967, and the school board considered for several years how best to redevelop the two lots.

On July 26, 1973, the *Journal* reported that bids for the new school administration-storage building on this site may have been dealt a death blow by sharply rising construction costs. Voters had approved a bond for \$90,000 in May, but the lowest bids were more than \$7,000 over that amount. The board directed the architect, Roland Wehner of Iowa City, to trim as much as he could and come back with a better cost. The contractors listed included S.L. Zuber Construction, Marengo, general contract; Carson Plumbing, Washington, plumbing; Coady, Albia for heating; and Washington Electric of Washington, electrical work. The August minutes then note that the architect was directed to prepare contracts for construction.

The *Journal* on January 3, 1974, in an article on new construction in Washington the previous year, notes: "plans were drawn for a new school administration building, although construction has not yet started." School board minutes from October 10, 1974 published in the *Journal* then noted: "the open house at the new building on Main Street will be held Wednesday, October 23 from 3:30 to 9 p.m. The program will include a board meeting starting at 8 p.m." After that meeting, minutes simply said the open house had been well attended, and then went on with other business.

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A photograph of this new school administration building appeared in the bicentennial edition of the *Washington Journal* on July 1, 1976 (page 106). The caption notes that this is a relatively new building on the site of the former junior high building. The building included offices as well as a board and conference room used by a number of community groups, storage space, and a large cooler for school lunches.

The building continues to be used as offices for the school district.

Bibliography

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:

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

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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Washington School Administration Building Washington
Name of Property County

404 W. Main Street Washington
Address City

Location map



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

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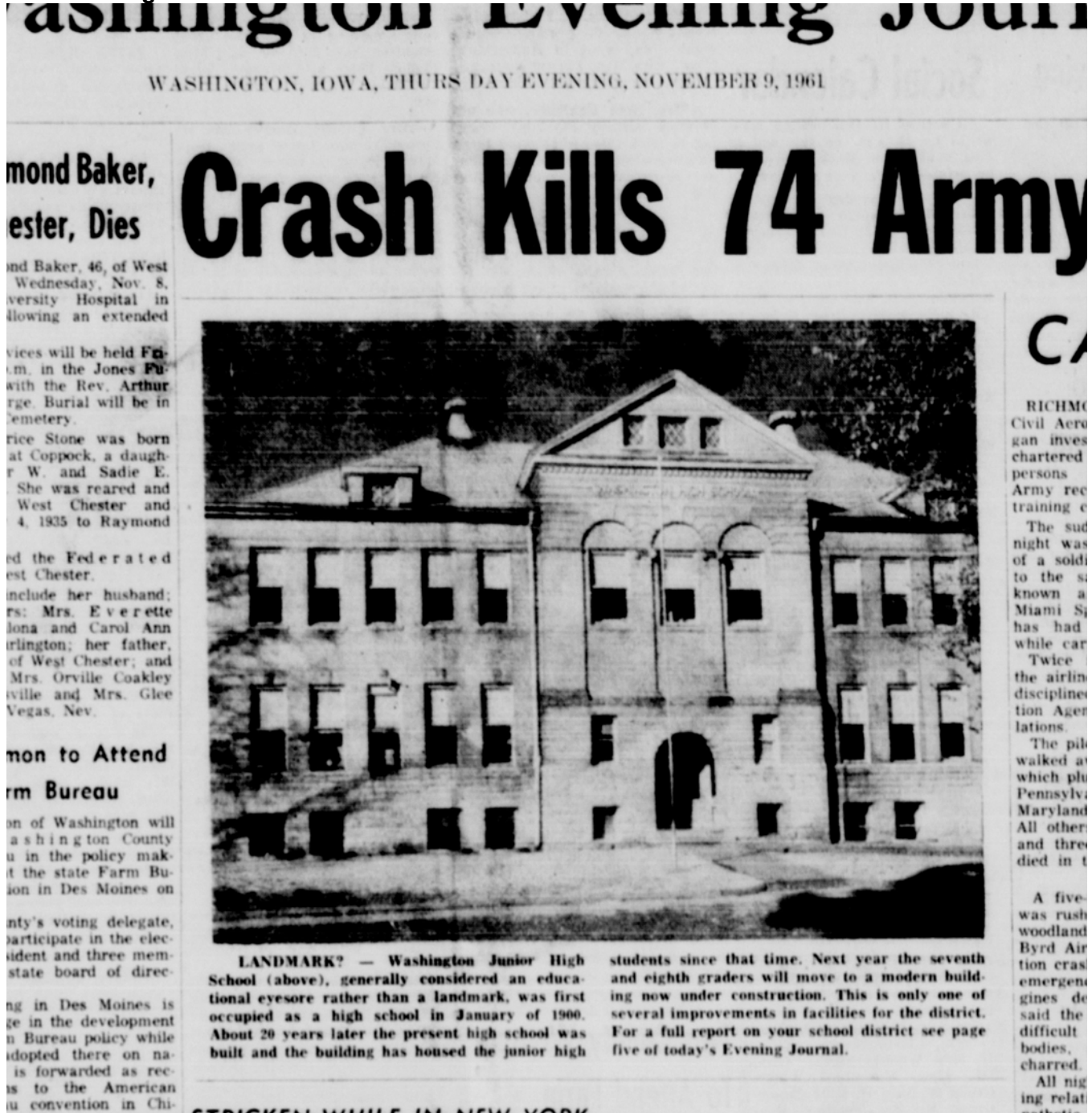
Washington School Administration Building
 Name of Property

Washington
 County

404 W. Main Street
 Address

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 City

Historic images



Old Junior High Building at 404 W Main, November 9, 1961

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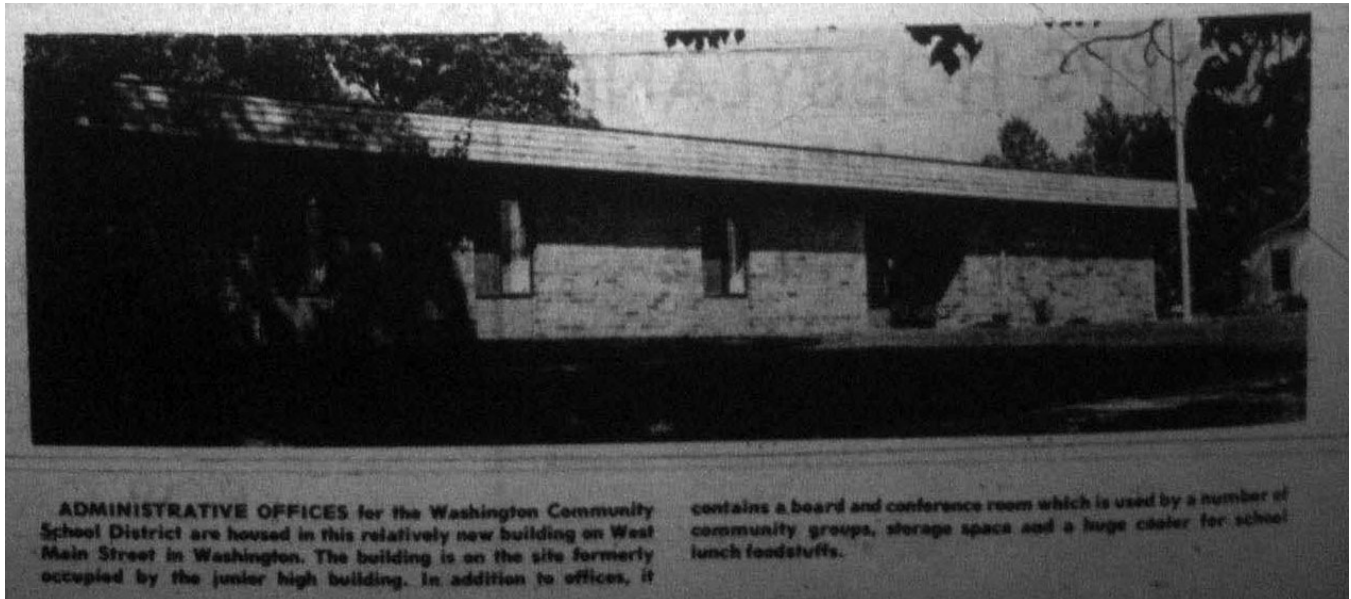
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County

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School administration office building (*Journal*, July 1, 1976, 106)

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Washington School Administration Building
Name of Property

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County

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City

Digital photographs



Photograph 92-00774-001 - Building, looking northwest (December 2014)

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Washington School Administration Building
Name of Property

Washington
County

404 W. Main Street
Address

Washington
City



Photograph 92-00774-002 - Building, looking northeast (December 2014)

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County

404 W. Main Street
Address

Washington
City



Photograph 92-00774-003 - Building, looking southwest (December 2014)