

Iowa Site Inventory Form

State Historic Preservation Office

(July 2014)

State Inventory Number: 92-00750 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 Bernard and Dorothy McCarthy House

B) Other names: West side survey map #WS-036

● **Location**

A) Street address: 208 S Avenue F

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

C) Legal Description:

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

Urban: Subdivision: Southwest Washington Block(s): 1 Lot(s): S 100' Lots 8 and 9

● **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>2</u>	Buildings	—	Buildings
—	Sites	—	Sites
—	Structures	—	Structures
—	Objects	—	Objects
<u>2</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

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

10D Split-level

Foundation (visible exterior): 10B: Poured concrete

walls (visible exterior): 05E: Aluminum

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
1969 *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: Mary Patterson - volunteer Rebecca Lawin McCarley, consultant Date: April 18, 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: 92-00750
Related District Number: 92-00350

Page 1

Bernard and Dorothy McCarthy House
Name of Property

Washington
County

208 S. Avenue F
Address

Washington
City

Narrative Description

This is a two-story frame split level house on the east side of S. Avenue F at the west end of W. Jefferson Street across from Sunset Park. It was built to face Sunset Park, similar to the split-level house to the north at 635 W. Washington Blvd. Both were built in the late 1960s on lots historically associated with the larger property for the c.1876 house at 631 W. Washington Blvd. The house sits on a poured concrete foundation pressed brick pattern, and it is clad with aluminum siding above a lower band of brick veneer on the façade. The gable roofs are covered with asphalt shingles. The windows are vinyl replacements. There is a two-car garage located east of the rear of the house with access from W. Jefferson Street to the south.

The façade, the west elevation, is divided into three sections. The lower portion of the house is clad with a band of brick veneer across the full width of the house. The center section with the main entry is a gable-front two-story section. The side-gable roof of the north/left section extends beyond the center section and continues across this section as well as a porch roof, which is supported by decorative metal columns. Brick-faced entry steps and stoop and the concrete sidewalk are found under the roof along this section of the house. The entry has a fiberglass door with a window centered in the top portion of the door, and it has a full light aluminum storm / screen door. There are two sidelights, each with a fixed glass in the upper half of the sidelight. To the left of the entry, there is a pair of one-over-one-light double-hung vinyl windows. On the second story of the center section, there are two one-over-one-light double-hung vinyl windows. The north/left section of the house is one story. There are two one-over-one-light double-hung windows, evenly distributed, in this section. The south/right section is also one story, and it has a centered oriel window with three one-over-one-light double-hung vinyl windows.

The south elevation faces W. Jefferson Street. It has two one-over-one-light double-hung vinyl windows, and there is a one-by-one-light sliding basement window below each of the first story windows.

The north elevation has two sections. To the right/west/front, there is a one story, side gable section with no first story fenestration. Above, on the second story of the central section of the house, there is a one-over-one-light double-hung vinyl window toward the right side of the elevation. To the left, toward the rear of the house, is the east portion of the two story central section, which projects several feet from the one story sections. Attached between the north, one-story wing and the center two-story section is a covered patio with a flat roof. The patio has a brick floor and concrete sidewalk leading east to the garage. The first story of the two story section under the patio roof has an inset entry at the far left/east, and on the wall of the inset, facing east, there is a one-over-one-light double-hung vinyl window. On the second story, above the one story wing, there is a one-over-one-light double-hung vinyl window. There is a one-by-one vinyl sliding basement window on the right side of this elevation.

The east elevation, the rear of the house, is divided into three sections by the two story center section, which projects to the east several feet beyond the first and third sections. On the first story of the center section, there is a pair of centrally located one-over-one-light double-hung vinyl windows. On the second story, there is another centered pair of one-over-one-light double-hung vinyl windows. To the

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00750
Related District Number: 92-00350

Page 2

Bernard and Dorothy McCarthy House
Name of Property

Washington
County

208 S. Avenue F
Address

Washington
City

left of this pair of windows, there is a smaller one-over-one-light double-hung vinyl window with a sill somewhat higher than typical for this house. The left section, nearest to W. Jefferson Street, is a one-story section with a pair of one-over-one-light double-hung vinyl windows to the left and an oriel window to the right. The oriel window is composed of a four-over-four-light double-hung vinyl window in each of the two angled sides, with a multi-light fixed vinyl window between them. The right section, located under the patio roof, has a one-over-one-light double-hung vinyl window toward the left side of the elevation. There is a one by one vinyl sliding basement window on the south section of this elevation.

The frame two-car garage sits on a poured concrete foundation, and it is clad with matching aluminum siding. The gable-front roof is covered with asphalt shingles. There is a two-car aluminum garage door facing W. Jefferson Street. The west elevation faces the house, and it has an entry door and a one-by-one sliding vinyl window. The east elevation has a one-by-one sliding vinyl window centered in the wall, and there is no fenestration on the north elevation.

Narrative Statement of Significance

The Bernard and Dorothy McCarthy House appears to contribute historically to the potential “west side” residential historic district in Washington. The house was built in 1969 during the period of development of subdivision of larger lots along the west end of W. Washington and W. Jefferson to the east of Sunset Park in the 1960s. This split level house, along with the one to the north at 635 W. Washington built in 1968, mark the end of this period of development. Assuming that the period of significance includes this development of the neighborhood in the 1960s, then the house would contribute to the historic district. The period of significance is anticipated to extend through 1969, so it falls within this period.

The house would need to be reassessed when it reaches 50 years old (2019), with further comparison of other split-level homes in Washington, to fully evaluated any potential for individual listing on the National Register of Historic Places.

History / research summary of property (chronological order, by owner/period):

Sanborn maps from 1931 and 1943 show Lots 8 and 9 as vacant. These lots were sold several times as part of a larger group of lots from the 1870s to 1950s, including lots 8 and 9 with lots 6 and 7 to the north associated with the Cherry-Campbell House (c.1876) at 631 W. Washington Blvd. On October 1, 1958, Floyd E. Sturgis and wife transferred the property described as the S 100' of Lots 8 & 9 to William John and Lucille Montgomery Fitzpatrick. Property of the same description was sold to B.H. and Dorothy McCarthy on September 8, 1967. At the time of the purchase, per the 1967 city directory, the McCarthys were living on Rt. 2, and were owners of the Tastee Freez at 1057 W. Madison Street. In 1968, they listed their 11-acre tract on E. Washington Street, east of Melody Lanes Bowling, for sale. The April 1969 telephone directory continues to list Bernard McCarthy on Route 2. The assessor lists a construction date of 1969, which then appears to be accurate. The 1970 telephone directory lists Bernard McCarthy at 208 S. Avenue F. Bernard McCarthy then died on December 31, 1970. He was

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00750
Related District Number: 92-00350

Page 3

<u>Bernard and Dorothy McCarthy House</u>	<u>Washington</u>
Name of Property	County
<u>208 S. Avenue F</u>	<u>Washington</u>
Address	City

active in several community organizations, and he died of Hodgkins disease, which he had been fighting for four years. There is no city or telephone directory for 1971, but the 1972 city directory lists the residents at 208 S Avenue F as Mrs. Dorothy McCarthy (widow Bernard) and children Joseph, James, Jeanette, and Marcus. The same listing appears in the 1976 city directory. An article on Dorothy McCarthy on August 10, 1976 as part of a series highlighting single moms in Washington notes that she was left financially secure after his death, raising seven of their 12 children still at home (James, Marcus, Jeanette, Mary Alicia, John, Jeff, and Michelle; older children: Justin, Mike, Joseph, Monica, and Martin). Dorothy stayed active in the community, involved with PTA, Fortnightly Club, Bible study groups, and the Washington School Board ("The Dorothy McCarthy Story," *Evening Journal*, August 10, 1976, 11). The family owned the house a block east at 603 W. Jefferson from 1944 to 1978, using it as a rental property.

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:

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.

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

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00750
Related District Number: 92-00350

Page 4

Bernard and Dorothy McCarthy House
Name of Property

Washington
County

208 S. Avenue F
Address

Washington
City

Souvenir History of Washington, Iowa. Washington, IA: Washington Evening Journal, June 23, 1989.
Washington County Historical Society. Collection of historic postcards and photographs.

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: 92-00750
 Related District Number: 92-00350

Page 5

<u>Bernard and Dorothy McCarthy House</u>	<u>Washington</u>
Name of Property	County
<u>208 S. Avenue F</u>	<u>Washington</u>
Address	City

Building plan (from assessor's website)

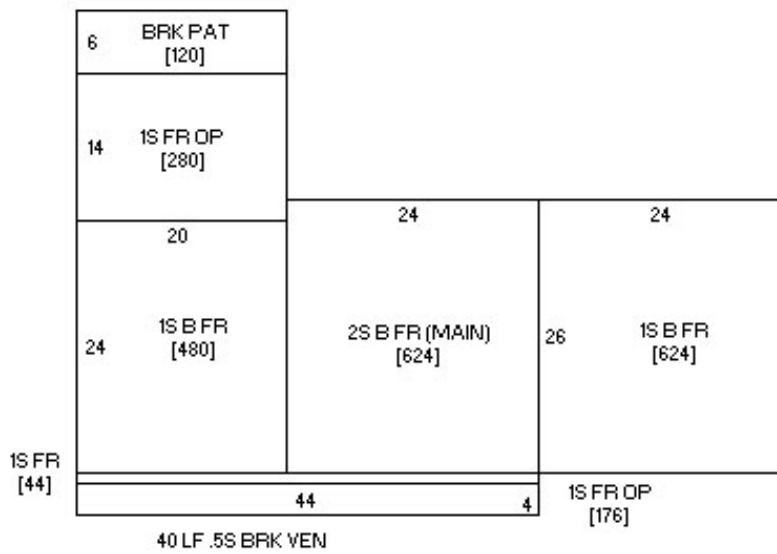


Photo from assessor's website



Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00750
Related District Number: 92-00350

Page 6

Bernard and Dorothy McCarthy House
Name of Property

Washington
County

208 S. Avenue F
Address

Washington
City

Digital photographs



Photograph 92-00750-001 - House, looking northwest (December 2014)

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00750
Related District Number: 92-00350

Page 7

Bernard and Dorothy McCarthy House
Name of Property

Washington
County

208 S. Avenue F
Address

Washington
City



Photograph 92-00750-002 - House, looking northwest (December 2014)

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00750
Related District Number: 92-00350

Page 8

Bernard and Dorothy McCarthy House
Name of Property

Washington
County

208 S. Avenue F
Address

Washington
City



Photograph 92-00750-003 - House, looking southeast (December 2014)

Iowa Site Inventory Form
State Historic Preservation Office
Continuation Sheet

Site Number: 92-00750
Related District Number: 92-00350

Page 9

Bernard and Dorothy McCarthy House
Name of Property

Washington
County

208 S. Avenue F
Address

Washington
City



Photograph 92-00750-004 - Garage, looking southeast (December 2014)