

## Historical Walking Tour

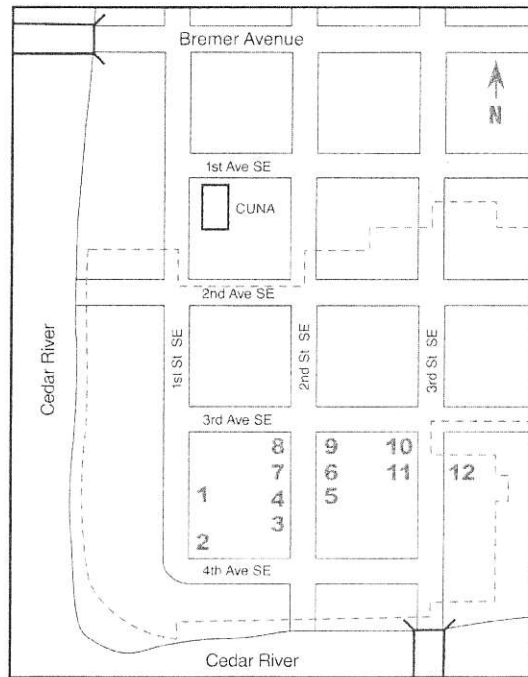
# Old Fourth Ward SE Historic District

(south of Bremer Avenue and  
east of the Cedar River)

### South Section



4 416 2nd St SE - Edward Smalley House



- |    |               |  |
|----|---------------|--|
| 1  | 413 1st St SE | Werner Grossman/<br>Herman Wynhoff House |
| 2  | 429 1st St SE | Dr. Jay Auner/<br>Henry VanDerveer House |
| 3  | 422 2nd St SE | Warren Schlaberg House                   |
| 4  | 416 2nd St SE | Edward Smalley House                     |
| 5  | 417 2nd St SE | Henry Kasemeier House                    |
| 6  | 411 2nd St SE | Stephen Morse House                      |
| 7  | 410 2nd St SE | Ernest Coonradt House                    |
| 8  | 404 2nd St SE | Josephine Brotherton House               |
| 9  | 403 2nd St SE | James Bucknell House                     |
| 10 | 402 3rd St SE | Harold Gruben House                      |
| 11 | 406 3rd St SE | Frank Munger House                       |
| 12 | 407 3rd St SE | William Reinecke House                   |

This is a self-guided walking tour. Please view  
the homes only from the sidewalk and respect the  
privacy of the owners.

**1 413 1st St SE**

**Werner Grossman/Herman Wynhoff House**

The tour's first home was built by Werner Grossman, a bookkeeper at the State Bank. The *Bremer County Independent* of May 11, 1911 reported that he "will begin work on his fine new residence." Later in the month the foundation was in progress, but in early October Herman Wynhoff was "moving into the house belonging to Werner Grossman." So it appears that Mr. Grossman never occupied the home.

The house is a well-preserved example of a Bungalow/Craftsman Style house form from the pre-World War I period and is individually eligible for the National Register of Historic Places. Features of the house include a shed-roofed attic dormer on the north side and a shed-roofed wall dormer on the south side. The gable ends and the porch roof gable have vertical stickwork incorporated with the shingle finishes.

**2 429 1st St SE**

**Dr. Jay Auner/Guy VanDerveer House**

Dr. Jay Frank Auner constructed his home on a corner lot in 1900 for \$2,800, shortly after he relocated to Waverly from Osage and opened a medical practice. He sold the house to Guy and Jeanette VanDerveer when he moved to Des Moines in 1916 to establish a medical practice specializing in skin diseases.



Guy VanDerveer

Mr. VanDerveer, cashier and later president of the State Bank, lived in the home until his death in 1954 when he was the oldest active banker in the state.

The turn-of-the-century Classical Revival two-story front-gable house has a porch tucked into a shallow recessed area at the northwest corner. Clusters of three full-height Ionic columns and capitals support its front corners.

**3 422 2nd St SE**

**Warren Schlaberg House**

Warren Schlaberg was Bremer County's auditor when he and his wife Ann built this Bungalow Style house with Classical and Craftsman style ornamentation. He retained George Blain, a local cement block manufacturer, for the foundation work, while Will Woodring built the house; construction began in June 1910.

Original finishes have been retained on the side gable ends of the house in the form of nine wide bands

of alternating square-cut, saw-tooth and fish-scale shingles, now painted in contrasting colors. The oval keystone windows in the gable peaks are a Classical detail.

*Note: This house has a rock-faced cement block foundation while the house to the north has a stone foundation. Generally speaking, in Waverly a concrete block foundation indicates that the house was built after about 1905. And red-tinted mortar was a hallmark of George Blain's company.*

**4 416 2nd St SE (pictured on the cover)**

**Edward Smalley House**

Waverly attorney Edward Smalley and his wife Louisa constructed this home in 1891-1892 in a Queen Anne sub-style known as "Spindlework" or Eastlake." It was described in 1896 as "fitted with all modern

conveniences throughout." A stained glass window on the stair landing was a house-warming gift from Mr. Smalley to his wife.



Edward Smalley

When the present owners purchased the house in 1993, the wraparound porch had been enclosed. They carefully restored it to its original form using old photos as a guide for recreating the corbels,

spindles and gingerbread. After much research an authentic seven-color paint scheme was chosen to complement the style of the house.

**5 417 2nd St SE**

**Henry Kasemeier House**

Henry Kasemeier acquired this property on South State Street from Fred Krause in 1883 but no reference has been found to the actual building of the house. We do know that no house existed on the lot in 1875 and that the Kasemeier family resided here in 1885, so 1883 seems a likely construction date.

Mr. Kasemeier lost his right arm in a threshing machine accident at age 18. He then attended college in Cedar Falls while supporting himself as a teacher. In 1878 he was elected Bremer County recorder.

Retiring after 18 years, he became a bookkeeper, assistant cashier and in 1901 the cashier at the First National Bank.



Henry Kasemeier

The two-story frame Kasemeier house is an example of a vernacular Front-Gable house form with Italianate detailing and an L-shaped floor plan. Upper windows on the front façade have segmented arches; the windows of the angular bay have arched panels above and rectangular panels below.

**6 411 2nd St SE**

***Stephen Morse House***

Some parts of Stephen Morse's house next door likely date from about 1869 when he purchased the lot. Newspapers from 1893 mention that he was remodeling his house at a cost of \$1,500, including raising it and placing it on a new foundation. Cement walks were also installed in front of this house and its two neighbors.



*Stephen Morse house in 1896*

Mr. Morse worked briefly as an apprentice tinner at the Curtis hardware store before serving in various county offices. He later owned the Morse & Munger Abstract Co. along with his son-in-law, Frank Munger, whose house is also on the tour.

The Gable-Front-and-Wing form retains Queen Anne decorative elements although the porches that existed in the 1896 photo have been removed. Bands of cove-cut and diamond cut shingles and fan motifs can still be seen on the gabled ends of the house and on the gabled dormers on the front of the house.

**7 410 2nd St SE**

***Ernest Coonradt House***

The Tudor Revival house or "Tudor Cottage" of E.E. and Ruth Coonradt looks virtually the same as it did in a newspaper photo taken in 1939, the year it was constructed by Spahn and Rose Lumber Co.

Built of multi-colored brick the house has a steeply gabled roof with an enclosed entrance bay covered in split-rock veneer. The two-story house that originally

sat on the lot was moved away so that construction could begin in April of 1939.

Ernie and Ruth Coonradt moved to Waverly in 1933 when he bought stock in the Harrison Motor Co. and began to work there. He became the major stockholder in the auto dealership that is now one of Waverly's oldest businesses.

**8 404 2nd St SE**

***Josephine Brotherton House***

James and Josephine Brotherton bought a small house on this lot in 1872 and lived in it with their three young daughters until his sudden death in 1879 of an inflammation of the lungs. Mr. Brotherton, a manufacturer and dealer in harness, had been "prospecting in the Red River country with a view of changing his place of business" when he contracted a severe cold.

Josephine continued to live in that early house with her children until October of 1899 when she relocated briefly to 3rd St. SE (then known as Harmon Street) as construction began on the current house. The *Bremer County Independent* of December 27, 1900 listed it among the "Improvements for 1900" and noted that the cost of the house was \$3,500.

The house has a dramatic two-story porch or gallery in the southeast corner, supported by a massive, square-paneled column. The one-story porch in the ell at the northeast corner has clusters of three smooth columns at its outer corners.

**9 403 2nd St SE**

***James Bucknell House***

James and Dora Bucknell were also building their new home in 1899. They chose a 2½-story Queen Anne Style Front-Gable Roof form referred to as a "Suburban Cottage." The front façade has a two-story bay window and three unusual oversized modillions with clapboard cladding under the gable overhang. Smaller modillions on the north side have a similar finish. The one-story porch on the north side of the house was added after 1927.

Mr. Bucknell came to Waverly in 1882 and purchased a harness-making business that he operated until 1919 when he retired and moved to Los Angeles. The business was located at 91 E. Bremer Ave., one of the Big Six buildings that he constructed in 1901. He died suddenly at the Fortner hotel in Waverly during a business trip in the summer of 1933 and is buried in Harlington cemetery.

## 10 402 3rd St SE

### *Harold Gruben House*

The one-story Craftsman-Style Bungalow around the corner on the street formerly known as South Harmon was built by Harold and Hilda Gruben in 1924. It has a very low-pitched hipped roof with wide eaves and a rear garage wing with a similar roofline. The garage may have been added later. Interesting features include a row of soldier brick at ground level that continues around the entire house, and a sunroom that projects from the front of the house.

Harold and his brother Merle operated the Gruben Monument Works, a business purchased by their father Matt Gruben in 1900. Both Merle and Matt had homes in the immediate neighborhood.

## 11 406 3rd St SE

### *Frank Munger House*

Frank Munger's parents purchased this property in 1868 when Frank was two years old. His future wife, Grace Morse, lived with her family in the house on 2nd St SE whose backyard adjoins this property. Frank's mother transferred the parcel to her son soon after he married Grace.



*Frank Munger family*

It appears that Frank's father built the first house here and that Frank and Grace enlarged and remodeled it at least twice. The Queen Anne house now has design elements that came to be called Bungalow Style. Each gable has a centered semi-circular window. A more elaborate window on the north side has a geometric pattern typical of Queen Anne and Colonial Revival designs before and after the turn of the last century.

Mr. Munger attended Cornell College for two years, then returned to Waverly to teach at the high school and become its principal. After spending four years working for a lumber company in Wisconsin to improve his health, he again returned to Waverly and partnered with his father-in-law, Stephen Morse, in an abstract and insurance business.

## 12 407 3rd St SE

### *William Reinecke House*

Waverly architect John Leitha designed and constructed this home for professional photographer William Reinecke and his wife Minnie in 1909. The house is a very well-preserved example of a vernacular Gambrel Cottage with Colonial Revival detailing that cost \$3,800 to build.

The front gambrel peak is clad in alternating rows of diamond-cut and fish-scale wood shingles with a horizontal oval keystone window.

Mr. Reinecke opened a photography studio in Waverly in 1898. His business success allowed him to build this house and to move his studio to new quarters in 1910. But his life took a sad turn in 1914 when his 13-year-old son died of complications following the amputation of his leg. And six months later the photography business was destroyed by a fire that started in the Woodring furniture store next door and consumed both buildings. Mr. Reinecke was attempting to reopen the business in 1915 when his grief and the stress of losing his business caused a nervous breakdown. He committed suicide at a sanitarium in Des Moines.

*The photos in this brochure were reproduced from the collections of the Waverly Public Library and the Bremer County Historical Society Museum.*

*If you have comments or corrections to this brochure, please contact Mary Meyer at 319-352-2013 or [maryjmeyer@aol.com](mailto:maryjmeyer@aol.com).*

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