

**Site Inventory Form**  
**State Historical Society of Iowa**  
 (November 2005)

**State Inventory No. 09-00762**  New  Supplemental  
 Part of a district with known boundaries (enter inventory no.) 09-00621  
 Relationship:  Contributing  Noncontributing  
 Contributes to a potential district with yet unknown boundaries  
 National Register Status:(any that apply)  Listed  De-listed  NHL  DOE  
 9-Digit SHPO Review & Compliance (R&C) Number \_\_\_\_\_  
 Non-Extant (enter year) \_\_\_\_\_

**1. Name of Property**

historic name Hanker House  
 other names/site number \_\_\_\_\_

**2. Location**

street & number 523 4<sup>th</sup> St NW  
 city or town Waverly  vicinity, county Bremer  
 Legal Description: (If Rural) Township Name \_\_\_\_\_ Township No. \_\_\_\_\_ Range No. \_\_\_\_\_ Section \_\_\_\_\_ Quarter of Quarter \_\_\_\_\_  
 (If Urban) Subdivision Harmon & LeValley Addition Block(s) Block 43 Lot(s) Lots 1&2 N of Sec Line ex. S 63'

**3. State/Federal Agency Certification [Skip this Section]**

**4. National Park Service Certification [Skip this Section]**

**5. Classification**

Category of Property (Check only one box)	Number of Resources within Property	
	If Non-Eligible Property Enter number of:	If Eligible Property, enter number of:
<input checked="" type="checkbox"/> building(s)	_____ buildings	<u>2</u> buildings
<input type="checkbox"/> district	_____ sites	_____ sites
<input type="checkbox"/> site	_____ structures	_____ structures
<input type="checkbox"/> structure	_____ objects	_____ objects
<input type="checkbox"/> object	_____ Total	<u>2</u> Total

**Name of related project report or multiple property study** (Enter "N/A" if the property is not part of a multiple property examination).  
 Title Waverly's NW & SE Neighborhoods Historical & Architectural MPD Historical Architectural Data Base Number 09-028

**6. Function or Use**

Historic Functions (Enter categories from instructions)	Current Functions (Enter categories from instructions)
<u>01A01 Single Dwelling</u>	<u>01A01 Single Dwelling</u>
<u>01C05 Garage</u>	<u>01C05 Garage</u>
_____	_____

**7. Description**

Architectural Classification (Enter categories from instructions)	Materials (Enter categories from instructions)
<u>09A05 Pyramidal or Hipped Roof (1-story)</u>	foundation <u>10A Concrete Block</u>
<u>07E02 Craftsman</u>	walls (visible material) <u>02A Wood/Weatherboard</u>
_____	roof <u>08A Asphalt/Shingle</u>
_____	other _____

**Narrative Description** ( SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED)

**8. Statement of Significance**

Applicable National Register Criteria (Mark "x" representing your opinion of eligibility after applying relevant National Register criteria)	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	A Property is associated with significant events.
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended	B Property is associated with the lives of significant persons.
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	C Property has distinctive architectural characteristics.
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended	D Property yields significant information in archaeology or history.

County Bremer  
City Waverly

Address 523 4<sup>th</sup> St NW

Site Number 09-00762  
District Number 09-00621

**Criteria Considerations**

- A Owned by a religious institution or used for religious purposes.
- B Removed from its original location.
- C A birthplace or grave.
- D A cemetery.
- E A reconstructed building, object, or structure.
- F A commemorative property.
- G Less than 50 years of age or achieved significance within the past 50 years.

**Areas of Significance** (Enter categories from instructions)

02 ARCHITECTURE

**Significant Dates**

Construction date 1908  check if circa or estimated date  
Other dates, including renovation \_\_\_\_\_

**Significant Person**

(Complete if National Register Criterion B is marked above)

**Architect/Builder**

Architect \_\_\_\_\_

Builder \_\_\_\_\_

Stenzel, Leo (contractor); Russell, Ralph (mason)

**Narrative Statement of Significance**  SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED

**9. Major Bibliographical References**

Bibliography  See continuation sheet for citations of the books, articles, and other sources used in preparing this form

**10. Geographic Data**

UTM References (OPTIONAL)

Zone	Easting	Northing	Zone	Easting	Northing
1	_____	_____	2	_____	_____
3	_____	_____	4	_____	_____

See continuation sheet for additional UTM references or comments

**11. Form Prepared By**

name/title Marlys Svendsen, Svendsen Tyler, Inc. date 9/2013  
 organization for City of Waverly, Historic Preservation Commission telephone 715/469-3300  
 street & number N3834 Deep Lake Road city or town Sarona state WI zip code 54870

**ADDITIONAL DOCUMENTATION** (Submit the following items with the completed form)

**FOR ALL PROPERTIES**

- Map:** showing the property's location in a town/city or township.
- Site plan:** showing position of buildings and structures on the site in relation to public road(s).
- Photographs:** representative black and white photos. If the photos are taken as part of a survey for which the Society is to be curator of the negatives or color slides, a photo/catalog sheet needs to be included with the negatives/slides and the following needs to be provided below on this particular inventory site:

Roll/slide sheet # _____	Frame/slot # _____	Date Taken _____
Roll/slide sheet # _____	Frame/slot # _____	Date Taken _____
Roll/slide sheet # _____	Frame/slot # _____	Date Taken _____

- See continuation sheet or attached *photo & slide catalog sheet* for list of photo roll or slide entries.
- Photos/illustrations without negatives are also in this site inventory file.

**FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL**

- Farmstead & District:** (List of structures and buildings, known or estimated year built, and contributing or noncontributing status)
- Barn:**
  - A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
  - A photograph of the loft showing the frame configuration along one side.
  - A sketch floor plan of the interior space arrangements along with the barn's exterior dimensions in feet.

**State Historic Preservation Office (SHPO) Use Only Below This Line**

Concur 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: \_\_\_\_\_

Evaluated by (name/title): \_\_\_\_\_ Date: \_\_\_\_\_

# Iowa Site Inventory Form Continuation Sheet

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Hankner House	Bremer
Name of Property	County
523 4 <sup>th</sup> St NW	Waverly
Address	City

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## 7. Description

This house is estimated to have been built in 1908 according to Bremer County Assessor records. This date is consistent with similar house forms built between the 1900 and the 1920s. The house does not appear in the 1899 city directory but by 1913 was listed under an individual who does not appear in property transfer records and was likely a tenant. The property was held by Charles and/or Tillie Hanker from 1905 until 1920, though Tillie, a widow, was not listed in the 1913 city directory as occupy. The ca.1908 Assessor date is feasible for construction of this house though remains unconfirmed.

This 1-story frame dwelling is an example of a Craftsman Style house built using a Pyramidal or Hipped Roof form. The Hanker House has an L-shaped plan with a rock-faced concrete block foundation, narrow-width wood clapboard siding on the walls, a wide cornice board, and cornerboard trim. The house has a low-pitched hipped roof with narrow eaves and no attic dormers. A flat-roofed open porch spans the front façade. Narrow battered piers support the roof and rest on a closed, clapboard-clad balustrade that extends to the ground level. The house's original windows and front door are the most distinctive features of this house's design. The double-hung window units have a crown molding on the upper trim board with a Craftsman Style geometric pattern of rectangular lights in the upper sash. This pattern is used for tall single windows flanking the entrance, widely spaced single windows on the north façade, and both single and paired windows on the south façade. Paired window units are found in the shallow hipped roof rectilinear bay. Some of the window units have Craftsman Style window boxes with raised molding matching the patterns of the windows. The basement level windows have been replaced with glass block infill.

Two detached frame garages open onto 5<sup>th</sup> Ave NW. The oldest contributing garage was built in ca. 1910 according to Assessor records. It has a front-gable roof with a low pitch, single bay, beveled wood siding, vertical tongue-and-groove hinged garage doors, and square, four-light windows with matching Craftsman Style window boxes along the sides. The second noncontributing frame garage was constructed in 1975 according to Assessor records. It has a broad low-pitched front-gable roof, two bays with separate overhead doors, and wide clapboard-style synthetic siding.

Alterations: garage siding, undated; glass block basement window replacements, undated.

## 8. Significance

The Hankner House at 523 4<sup>th</sup> St NW is a well-preserved example of a Craftsman Style house that uses a Pyramidal or Hipped Roof form. The house was built in ca. 1908 and the contributing garage a few years later. Both qualify for the National Register of Historic Places individually and as contributing resources to the Harmon and LeValley NW Historic District under Criteria A and C. The second garage is considered noncontributing.

According to property transfer records, Tillie and Charles Hankner acquired this property in November 1903. Charles died a few years later and Tillie continued to own the property until 1920. During that time period, she is listed in the 1913 city directory at another address while the dwelling at 523 4<sup>th</sup> St NW was occupied by Clarence Wilcox, an engineer. In 1920 Tillie Hanker, now a widow, sold the

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property to Floyd Blain who held it for about a year. He transferred it to William Martin in 1921. William and his wife resided at this address according to telephone directories during the 1920s and 1930s not transferring the house until 1940 when the couple sold it to Bertha Propp.

### 9. Sources

*Atlas of Bremer County, Iowa.* Waverly, Iowa: Waverly Publishing Company, 1917.

*Atlases of Bremer County.* microfilm copies of atlases for 1875, 1894 and 1927, Waverly Public Library.

Bremer County History Book Committee. *Bremer County History, 1985.* Dallas, Texas: Taylor Publishing, 1985.

Grawe, Joseph F. *History of Bremer County, Iowa, Volumes I and II.* Chicago: S.J. Clarke Company, 1914.

*History of Butler and Bremer Counties, Iowa.* Springfield, Illinois: Union Publishing, 1883.

Sanborn Company Maps. New York: Sanborn Map Company, 1885, 1892, 1897, 1905, 1915, 1927, and 1927 updated to 1943.

Waverly building histories, miscellaneous bound volumes in reference collection, Waverly Public Library.

Waverly Heritage Days historical walking tour brochures for 1995, 1996, 1997, 1998, 1999 and 2000.

Vertical file collection, Waverly Public Library.

Waverly Historic Photo Collection, Waverly Public Library.

Waverly Newspapers.

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Name of Property  
523 4<sup>th</sup> St NW  
Address

Bremer  
County  
Waverly  
City

Site Map: Bremer County GIS Department, 12/2011.

**523 4th St NW  
PIN 05-34-492-003**



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Hankner House  
Name of Property  
523 4<sup>th</sup> St NW  
Address

Bremer  
County  
Waverly  
City

Photographs: 523 4th St NW, looking southwest and porch detail, looking west, Marlys Svendsen, photographer, 11/15/2011.



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Name of Property  
523 4<sup>th</sup> St NW  
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Bremer  
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City

Photographs: 523 4th St NW, looking southwest and southeast; window and flower box detail, looking south, Marlys Svendsen, photographer, 11/15/2011.



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Hankner House  
Name of Property  
523 4<sup>th</sup> St NW  
Address

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Bremer  
County  
Waverly  
City

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Photographs: 523 4th St NW, first garage, looking southwest and southeast; second garage, looking southeast, Marlys Svendsen, photographer, 11/15/2011.



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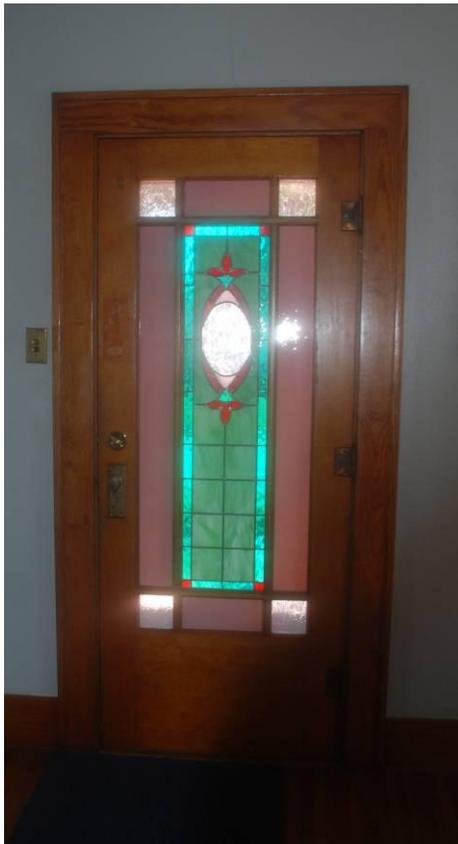
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Hankner House  
Name of Property  
523 4<sup>th</sup> St NW  
Address

Bremer  
County  
Waverly  
City

Photographs: 523 4th St NW, interior view, front door, looking east and room divider cabinet, looking east, Marlys Svendsen, photographer, 11/15/2011.



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Photograph: 523 4th St NW, looking southwest, west and southeast, Justine Zimmer, IHSEMD, photographer, 4/23/2009.



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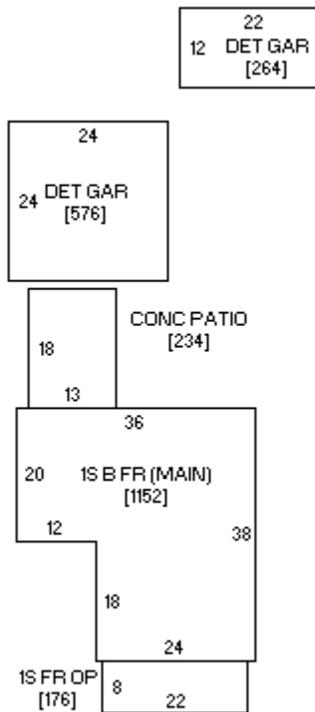
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Additional Information:

Floor plan, 523 4<sup>th</sup> St NW, Bremer County Assessor website; available at <http://beacon.schneidercorp.com/PhotoEngine/Sketch.aspx?appid=330&keyvalue=0534492003&index=0&size=0>; accessed 4/1/2013.



Sketch by [www.camavision.com](http://www.camavision.com)