

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

State Inventory No. 09-00819 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 Nevermann, John H. and Sophia, House

other names/site number _____

2. Location

street & number 121 6th 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 Add. Block(s) 61 Lot(s) N 68' Lots 1 & 2

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: Contributing Noncontributing
<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 Survey Historical Architectural Data Base Number 09-028

6. Function or Use

Historic Functions (Enter categories from instructions) **Current Functions** (Enter categories from instructions)

01A Single Dwelling 01A Single Dwelling

01C08 Carriage House (Barn) 01C08 Carriage House (Barn)

7. Description

Architectural Classification (Enter categories from instructions) **Materials** (Enter categories from instructions)

09A06 Hipped Roof, 2-story foundation 10A Concrete Block

_____ walls (visible material) 02A Weatherboard

_____ roof 08A Asphalt/Shingle

_____ 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 121 6th St NW

Site Number 09-00819
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 1906 check if circa or estimated date
Other dates, including renovation
Carriage House/Barn – ca.1906

Significant Person

(Complete if National Register Criterion B is marked above)

Architect/Builder

Architect

Builder

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.
organization for City of Waverly, Historic Preservation Commission
street & number N3834 Deep Lake Road
city or town Sarona state WI date 9/2013
telephone 715/469-3300 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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Nevermann, John H. and Sophia, House	Bremer
Name of Property	County
121 6 th St NW	Waverly
Address	City

7. Description

This single-family house is estimated to have been built in 1905 according to Bremer County Assessor records. The house form and style are consistent with houses in Waverly built in the post-1900I period. Property transfer records show J.H. Neverman(n) acquired the property in November 1905 from C.D. Hurlbut. A series of news accounts in 1906 describes the house as being under construction with the Nevermanns moving in late September 1906. Contractor was W.H. Woodring. A construction date of 1906 is more consistent with public records.

This 2-story frame house is an example of the blending of the Classical Revival and Queen Anne styles at the turn of the 20th century. The house has an early rock-faced concrete block foundation with narrow wood clapboard siding, and pilasters serving as corner board trim. The dimpled block design is extremely early and rare for Waverly and the block dimensions are oversized in terms of both height and width. A complex roof plan includes a moderate-pitched hipped roof at the center with projecting 2-story gabled wings of various depths and a 1½-story hipped roof service wing with a large gable wall dormer on the rear facade. The roof sections have flared edges, wide eaves and in some cases, extended slopes. The south wing forms an ell that is filled with a low-pitched hipped roof porch and second floor balcony; the porch spans the front of the front-gable wing as well. A low-pitched pediment is at the south end of the porch over the entrance steps. Its tympanum is filled with matching narrow clapboard siding. Three smooth finished, battered columns are spread across the front supporting a wide architrave of the porch roof. The small upper level balcony at the southeast corner has a closed balustrade with clapboard cladding and a single half-height matching column. On the lower level, the non-original balustrade has square spindles moderately spaced. The porch skirting has closely spaced vertical boards in lieu of panels of diagonal or vertical lattice.

Fenestration throughout the house includes widely spaced single and paired 1/1 double-hung windows of various sizes with wide crown moldings on the upper frame. Second floor windows have belt courses between the attic level forming the upper window frame. Feature windows on the lower level include the window group on the south façade that consists of a large double-hung unit flanked by short and narrow 1/1 units. On the front façade, the first floor an angular bay contains a regular 1/1 window unit and a cottage window with a single square sash topped by a horizontal sash with a curvilinear design executed in leaded beveled glass. The gable peaks of each of the wings feature horizontal windows with geometric patterns forming a single diamond outlined by stained and clear glass lights.

A detached frame 2-story carriage house/barn is located at the rear of the property. It has a side gable roof of moderate pitch, beveled wood siding, corner board trim, and a shed-roofed addition along the north side to provide for extended storage space of longer automobiles. The building has a standing seam metal roof. Fenestration includes square four-light windows and the overhead door is a replacement. The Assessor dates the building as having been constructed in 1905, contemporary with the house.

Alterations: house has no major changes; rear deck (undated); metal roof and replacement door for garage (undated).

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Nevermann, John H. and Sophia, House	Bremer
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8. Significance

The John H. and Sophia Neverman House at 121 NW was built in ca. 1905 and is an example of the blending of the Classical Revival and Queen Anne styles at the turn of the 20th century. The central Hipped-Roof, 2-story form has three gabled wings and a hipped roof service wing making for a complex roof plan. This house was built at a prominent intersection with W.H. Woodring serving as the house contractor. The house qualifies for the National Register of Historic Places as a contributing resource to the historic district under Criteria A and C and the carriage house/barn is considered contributing as well.

Property transfer records show J.H. Neverman(n) acquiring the property in November 1905 from C.D. Hurlbut though a news account in the *Bremer County Independent* as early as March 15, 1903 indicate that "J.H. Neverman, [sic] of Triopoli is coming to Waverly to make his home. He will erect a fine residence on the corner south of the home of his son-in-law, F.P. Hagemann, in the Second ward." A series of news accounts in 1906 describe the house as being under construction beginning in April on a lot north of W.H. Woodring's home at 604 West Bremer Avenue. Woodring had a furniture and cabinet business and also served as contractor for the Nevermann House. By May 1906, the *Bremer County Independent* reported that "Contractor Woodring has Mr. Nevermann's new house in the Second ward well under way. This house will be another fine addition to one of the prettiest streets in Waverly." The Nevermanns moved into their new house in late September 1906 according to the paper.

John H. Nevermann was a native of Germany and his wife Sophia (Wente) Nevermann was born in Bremer County. Biographical accounts indicate that Nevermann became an extensive landowner and a very successful "agriculturalist" in Bremer County. John died in 1922 and Sophia transferred the family home to her daughter and lawyer son-in-law, Fred P. Hagemann and his wife Sophia, in 1931. The house passed to Fred and Sophia's son, Vernon F. Hagemann and his wife Myrtle in 1935. From 1946 to 1950, the house's lower level was operated as a tea room with seating for 30 guests. It was run by Myrtle Hageman. In 1951, the Hagemanns sold the property to Joseph and Delores Jacoby who held it until 1963 when they sold off the north half of the parcel to James and Dixie Lynch. At one time the house and quarter block on which it stood were surrounded by an iron fence.

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.

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Related District Number 09-001

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Nevermann, John H. and Sophia, House	Bremer
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121 6 th St NW	Waverly
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Sanborn Company Maps. New York: Sanborn Map Company, 1885, 1892, 1897, 1905, 1915, 1927, and 1927 updated to 1943.

Vertical file collection, Waverly Public Library.

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

Waverly city directories, 1899 and 1913.

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

Waverly Historic Photo Collection, Waverly Public Library.

Waverly Newspapers: *Bremer County Independent* - 4/12/1906, p8c4; 5/17/1906, p8c3; 3/15/1906, p10c4; 9/27/1906, p12 c1.

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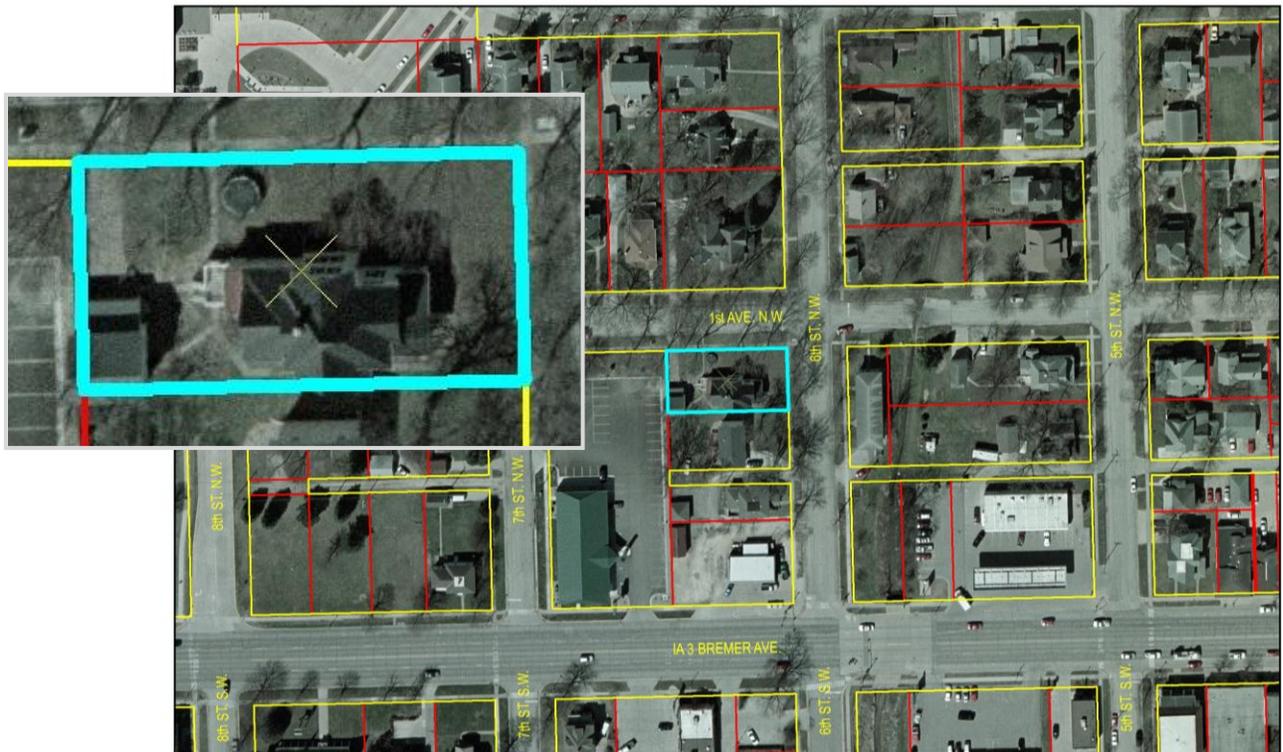
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Nevermann, John H. and Sophia, House
Name of Property
121 6th St NW
Address

Bremer
County
Waverly
City

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

**121 6th St NW
PIN 09-03-245-003**



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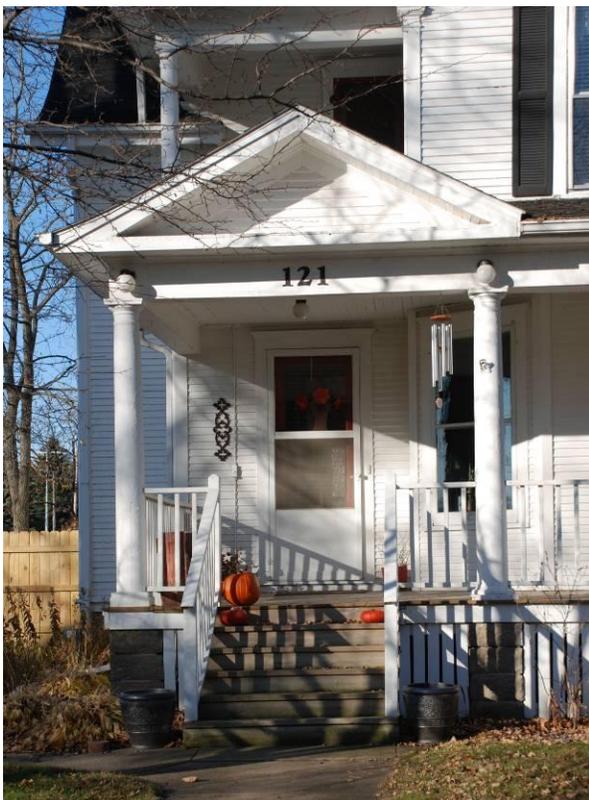
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Nevermann, John H. and Sophia, House
Name of Property
121 6th St NW
Address

Bremer
County
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Photographs: 121 6th St NW, looking west; porch and foundation detail, looking west and southwest, Marlys Svendsen, Svendsen Tyler, Inc., photographer, 11/16/2011.



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Nevermann, John H. and Sophia, House
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Photographs: 121 6th St NW, looking northwest and southwest, Marlys Svendsen, Svendsen Tyler, Inc, photographer, 11/16/2011.



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Nevermann, John H. and Sophia, House
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Address

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Photographs: 121 6th St NW, carriage house/barn, looking southwest and south, Marlys Svendsen, Svendsen Tyler, Inc, photographer, 11/16/2011.



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Nevermann, John H. and Sophia, House
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Photographs: 121 6th St NW, looking west and southwest, Justine Zimmer, IHSEMD, photographer, 4/24/2009.



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Nevermann, John H. and Sophia, House
Name of Property
121 6th St NW
Address

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County
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Photographs: 121 6th St NW, rear, looking southeast, and carriage house/barn, looking southwest, Justine Zimmer, IHSEMD, photographer, 4/24/2009.



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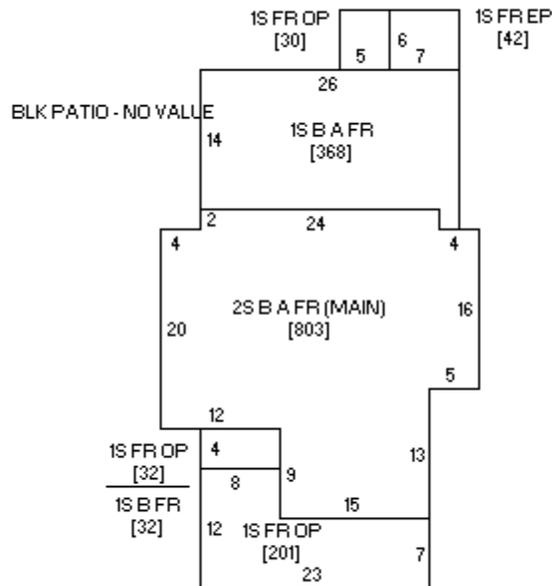
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Additional Information:

Floor plan, 121 6th St NW, Bremer County Assessor website; available at <http://beacon.schneidercorp.com/PhotoEngine/Sketch.aspx?appid=330&keyvalue=0903245003&index=0&size=0>; accessed 5/14/2013.



Sketch by www.camavision.com