

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

State Inventory No. 09-00890

New Supplemental

Part of a district with known boundaries (enter inventory no.) 09-00962

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 Schlutsmeyer, Ernest and Beulah, House

other names/site number _____

2. Location

street & number 315 3rd Ave SE

city or town Waverly vicinity, county Bremer

Legal Description: (If Rural) Township Name _____ Township No. _____ Range No. _____ Section _____ Quarter of Quarter _____

(If Urban) Subdivision Original Town Block(s) 15 Lot(s) E 2' S 78.9' Lot 6 and part of Lot 7

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)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

If Non-Eligible Property		If Eligible Property, enter number of:	
Enter number of:		Contributing	Noncontributing
—	buildings	<u>1</u>	<u>1</u> buildings
—	sites	—	— sites
—	structures	—	— structures
—	objects	—	— objects
—	Total	<u>1</u>	<u>1</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

Historical Architectural Data Base Number

Waverly's NW & SE Neighborhoods Historical & Architectural MPD

09-028

6. Function or Use

Historic Functions (Enter categories from instructions)

Current Functions (Enter categories from instructions)

01A Single Dwelling

01A Single Dwelling

01C05 Garage

01C05 Garage

7. Description

Architectural Classification (Enter categories from instructions)

Materials (Enter categories from instructions)

05D Late Victorian/Queen Anne

foundation 10A Concrete BLock

09A06 Hipped Roof (two stories)

walls (visible material) 05F Steel

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)

- Yes No More Research Recommended

- A Property is associated with significant events.
- B Property is associated with the lives of significant persons.
- C Property has distinctive architectural characteristics.
- D Property yields significant information in archaeology or history.

County Bremer
City Waverly

Address 315 3rd Ave SE

Site Number 09-00890
District Number 09-00962

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
1910 check if circa or estimated date
Other dates, including renovation
1969- garage

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. date 9/2012
 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

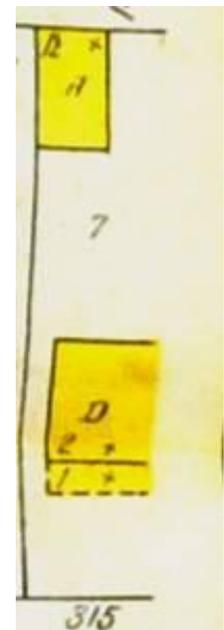
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Schlutsmeyer, Ernest and Beulah, House	Bremer
Name of Property	County
315 3 rd Ave SE	Waverly
Address	City

7. Description

This 2-story single-family house is estimated to have been built in 1904 according to Bremer County Assessor records. Property transfer records show the property acquired by Frances Schlutsmeyer in 1889 from W.M. Woodford as part of a four lot parcel – Lots 5,6,7,& 8. In the 1899 city directory, the Henry and Francis Schlutsmeyer family were residing a half block to the west along 3rd Street SE. By 1913 the city directory listed Henry and Francis Schlutsmeyer living at 309 Madison St. (3rd Ave. SE) with their son Ernest and his wife, Beulah, next door at this house at 315 3rd Ave SE. One newspaper account indicates a new house under construction for Ernest Schlutsmeyer in 1910. Henry and Francis built their new house in ca. 1900. The Ernest and Beulah Schlutsmeyer House was likely erected sometime before 1913, making ca.1910 a likely date of construction.

This Schlutsmeyer House is a 2-story frame house is an example of a late Queen Anne Style Hipped-Roof house form. It has a moderate pitched hipped roof with closed gabled wall dormers on the front and side facades. The closed gables are extensions of the roof's wide eaves. A 1-story flat roof wraparound porch extends along the front and east side with a low-pitched pediment with a returning cornice over the offset entrance steps. The east end of the porch has had repairs done to it that involve the replacement of the block pedestals beneath the half-height columns with cast concrete or plastered pedestals. The balance of the porch has a matching rock-faced concrete block foundation rather than skirting with the east end remaining open in 2011. The balustrades are composed of narrowly spaced square spindles. No balustrades are in place in 2011 for the new, east end sections. A low-pitched shed roof 1-story addition wraps the balance of the east façade and a portion of the rear.



The main house has a matching rock-faced concrete block foundation with narrow -width clapboard style steel siding on the walls and the dormers. Fenestration includes various sized single and paired 1/1 double-hung windows. An oversized single light sash to the left of the entrance may have originally been a cottage style window with a narrow horizontal upper sash and a square sash below. The only exceptions in window type are a few horizontal windows including one to the right of the entrance and single windows in each of the gable peaks.

The house has a detached 1-story gabled-roof double-car garage located northeast of the main building along the alley. Built in 1969 according to Bremer County Assessor records, it replaced the original 2-story barn that appears on the 1927 Sanborn Map above.

Alterations: siding (undated); porch repairs (post-2008); east and rear 1-story addition (undated)

8. Significance

The Schlutsmeyer House is a good example of a post-turn-of-the-century Queen Anne Style Hipped-Roof house form. Its form is more typical of American-Four Square houses that would follow but its

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porch and gable detailing are reflective of Queen Anne designs. The house was part of the main wave of homebuilding in the neighborhood that extended from the 1880s through World War I. Its owners, Ernest and Beulah Schlutsmeyer had the house built, perhaps as a gift from Ernest's parents, Henry and Francis Schlutsmeyer, who owned the lot and resided next door at 309 3rd Avenue SE. The house qualifies for the National Register of Historic Places as a contributing resource in the historic district under Criteria A and C. The garage is considered noncontributing.

Ernest Schlutsmeyer was the son of Francis and Henry C. Schlutsmeyer, Henry was a native of Germany and came to Waverly at the age of 17. He married Francis Hagen in 1884. At the time, Henry was in the dry goods business, perhaps with a relative, Henry F. Schlutsmeyer. By 1899 his partnership was with William Strotmann and the business was located at 222 E. Bremer Avenue – Schlutsmeyer & Strotmann. Henry and Francis eventually had two sons Ernest and Rudolph. By 1913, the city directory lists the dry goods business now at 123 E. Bremer Avenue as "H.C. Schlutsmeyer & Son Dry Goods Co." with Ernest being the son referenced in the name. Ernest and his wife Beulah resided next door at 315 3rd Avenue SE in a house built in ca.1910.

Property transfer records show the property acquired by Frances [sic] Schlutsmeyer in 1889 from W.M. Woodford as part of a four lot parcel – Lots 5,6,7,& 8. In the 1899 city directory, the Schlutsmeyer family were residing a half block to the west along 3rd Street SE. In 1906, the strip of land across the north of Lots 5 and 6 was sold for the construction of another house on the same original multi-block parcel. Eventually, this house was constructed for Ernest Schlutsmeyer and his family. Property transfer records show that in 1920 this house was sold by Ernest's parents to Estella May Rosenberg.

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.

Gue, Benjamin F. *History of Iowa: From the Earliest Times to the Beginning of the Twentieth Century. Volume 4, Century History, Co., 1903, p. 225.*

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

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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 Independent*, 9/1/1910.

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State Historical Society of Iowa
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Site Number **09-00890**
Related District Number **09-00962**

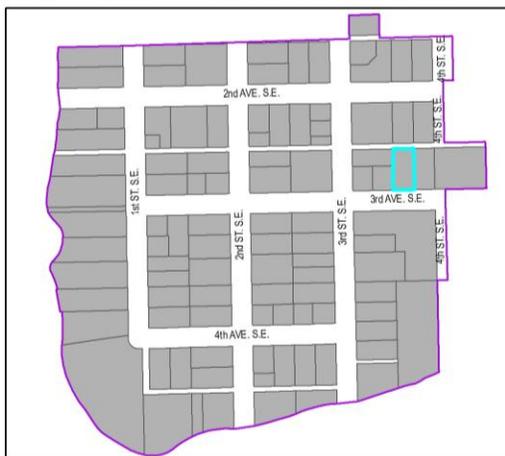
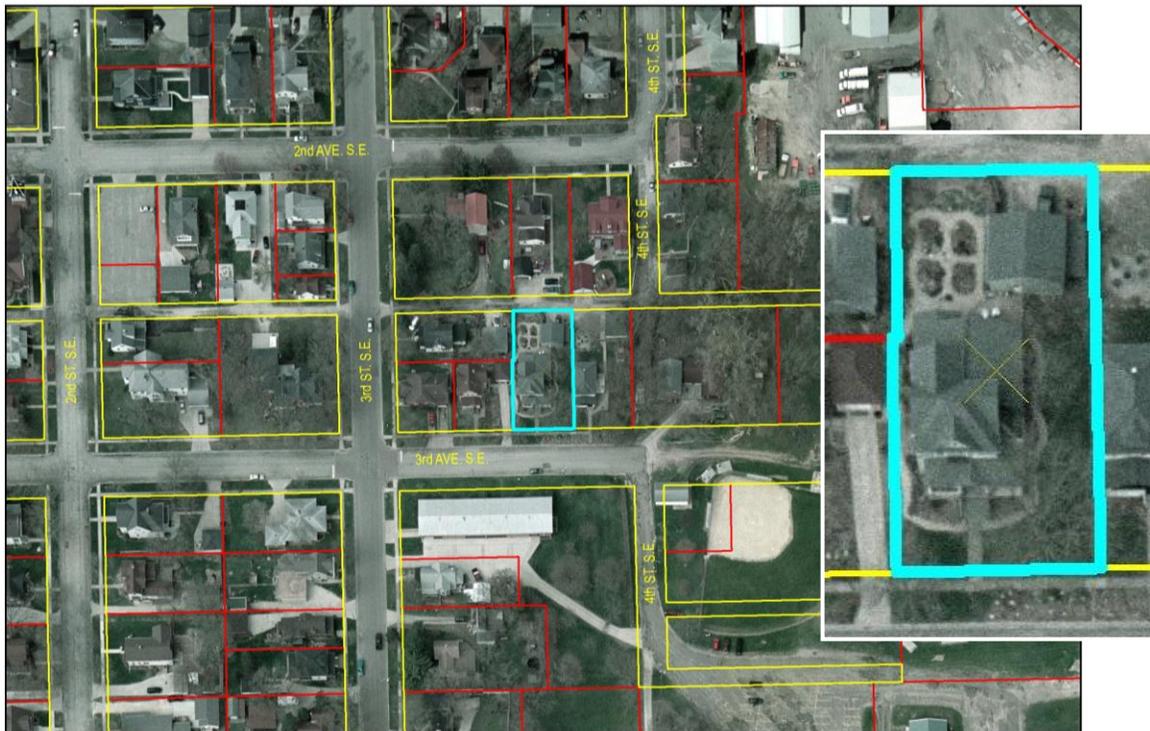
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Schlutsmeier, Ernest and Beulah, House
Name of Property
315 3rd Ave SE
Address

Bremer
County
Waverly
City

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

**315 3rd Ave SE
PIN 09-02-187-007**



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Photographs: 315 3rd Ave. SE, looking northeast and wraparound porch detail, looking north, Marlys Svendsen, photographer, 11/3/2011.



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Photographs: 315 3rd Ave. SE, looking northwest, Marlys Svendsen, photographer, 11/3/2011.



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Photographs: 315 3rd Ave. SE, looking northwest, looking northeast, Justine Zimmer, IHSEMD, photographer, 4/23/2009



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Photographs: streetscape, 309 and 315 3rd Ave. SE, looking north, Marlys Svendsen, photographer, 11/3/2011.



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Photographs: 315 3rd Ave. SE, looking north and northeast, Justine Zimmer, IHSEMD, photographer, 4/23/2009.



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Photographs: 315 3rd Ave. SE, looking northwest, Justine Zimmer, IHSEMD, photographer, 4/23/2009.



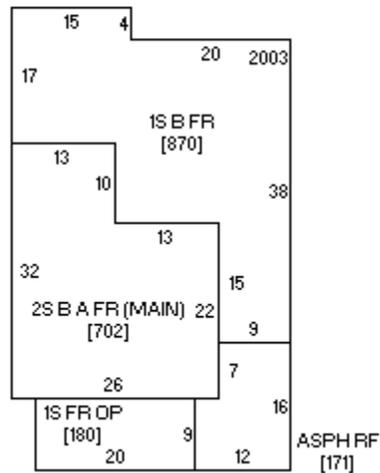
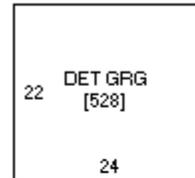
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Floor Plan: Bremer County Assessor's website; available at: <http://beacon.schneidercorp.com/PhotoEngine/Sketch.aspx?appid=330&keyvalue=0902187007&index=0&size=0>; accessed 2/25/2012.



Sketch by www.camavision.com