VILLAGE OF Hinsdale Est. 1873

MEETING AGENDA

HISTORIC PRESERVATION COMMISSION
MONDAY, JULY 7, 2025
6:30 p.m.
MEMORIAL HALL – MEMORIAL BUILDING
19 East Chicago Avenue, Hinsdale, Illinois 60521
(Tentative & Subject to Change)

1. **CALL TO ORDER**

2. **ROLL CALL**

3. **APPROVAL OF MINUTES**
   a) June 4, 2025 Special Meeting

4. **PUBLIC HEARINGS**
   a) Case HPC-13-2025 – Consideration of Properties for Inclusion on the Historically Significant Structures Property List in the Historic Overlay District (Round 10)

5. **PUBLIC COMMENT**

6. **NEW BUSINESS**

7. **OLD BUSINESS**
   a) Memorial Building Historic Plaque
   b) Sixth Street Improvement Project
   c) Sign Code Update

8. **ADJOURNMENT**

Public comments are welcome on any topic related to the business of the Commission at Regular and Special Meetings during the portion of the meeting devoted to a particular agenda item, or during the period designated for public comment for non-agenda items. Individuals who wish to comment must be recognized by the Chairperson and then speak at the podium, beginning by identifying themselves by name and address. All members of the public are requested to keep their written comments or testimony to three pages or less, and speakers are requested to keep their live comments or testimony to five minutes or less. Submissions or comments exceeding those limits may, if time allows and at the discretion of the Chairperson, be presented after all others have had an opportunity to testify, comment or have their comments read. Matters on this Agenda may be continued from time to time without further notice, except as otherwise required under the Illinois Open Meetings Act.

The Village of Hinsdale is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities, are requested to contact Andrianna Peterson, ADA Coordinator at 630-789-7005 to allow the Village of Hinsdale to make reasonable accommodations for those persons. Additional information may be found on the Village's website at www.villageofhinsdale.org

VILLAGE OF HINSDALE
HISTORIC PRESERVATION COMMISSION
MINUTES OF THE MEETING
WEDNESDAY, JUNE 4, 2025

The special meeting scheduled of the Village of Hinsdale Historic Preservation Commission was called to order by Commissioner Bill Haarlow, in Memorial Hall of the Memorial Building, 19 E. Chicago Avenue, Hinsdale, IL on Wednesday, June 4, 2025 at 6:34 p.m. Roll call was taken.

PRESENT: Commissioners Sarah Barclay, Shannon Weinberger, Bill Haarlow, Chris Elder, Richard Olsen

ABSENT: Chairman John Bohnen, and Commissioner Frank Gonzalez

ALSO PRESENT: Bethany Salmon, Village Planner

It was stated that Chairman Bohnen was unable to attend the Historic Preservation Commission meeting. A motion was made by Commissioner Elder, second by Commissioner Weinberger to appoint Commissioner Haarlow as Chair Pro Tem for the June 4, 2025 Historic Preservation Commission meeting. The motion carried by a roll call vote of 5-0 as follows:

AYES:	Commissioners Barclay, Weinberger, Elder, Olsen, Chairman Haarlow
NAYS:	None
ABSTAIN:	None
ABSENT:	Chairman Bohnen and Commissioner Gonzalez

APPROVAL OF MINUTES – May 19, 2025

Chairman Haarlow asked for comments on the May 19, 2025 Historic Preservation Commission meeting minutes. No comments were shared. Commissioner Elder made a motion, seconded by Commissioner Weinberger, to approve the draft meeting minutes of the April 14, 2025 Historic Preservation Commission meeting as submitted. The motion carried with roll call vote of 5-0 as follows:

AYES:	Commissioners Barclay, Weinberger, Elder, Olsen, Chairman Haarlow
NAYS:	None
ABSTAIN:	None
ABSENT:	Chairman Bohnen and Commissioner Gonzalez

DISCUSSION ITEM

a) Case HPC-11-2025 – 223 E. Eighth Street – Application for a Certificate of Appropriateness to Demolish a Single-Family Home and to Construct a New Single-Family Home in the Robbins Park Historic District

Ms. Salmon provided an overview of the discussion item and stated it was requested that the HPC provide input on the revised plans prior to consideration of the COA denial by the Village Board. When the amendment to the Village Code language was originally drafted to improve the COA process last year, revisions to plans following a COA denial by the HPC and prior to consideration of the COA by the Village Board was not one of the scenarios specifically anticipated. There will be no vote on this matter as it is a discussion item and the denial from the May 19, 2025 HPC meeting is still valid, however, the recommendations from the HPC will be provided to the Village Board for their consideration at the June 10, 2025 meeting. Staff will work with the Village Attorney to draft a code amendment that clarifies the procedures for COAs in the next few months.

Julie Laux of J. Jordan Homes, representing the builder, and Patrick Fortelka and Raynette Bradford, the project architects representing Moment Design, were in attendance.

Mr. Fortelka provided an overview of the changes since the HPC meeting, stating that center panels on two of the windows were removed and replaced with brick.

Ms. Laux noted that the owners were unable to attend the meeting as they had a planned vacation. She stated the owner spent time rethinking the plans and they love the recent changes, which they have every intention of moving forward with. They acknowledged that this process helps ensure the neighborhood looks great for everyone and the owners are very happy with the design as it stands.

Chairman Haarlow stated that he was appreciative that the owners revisited the design and was grateful to the design team for continuing to work with the owners.

Commissioner Weinberger agreed with Chairman Haarlow's comments and noted that she appreciated the side-by-side exhibit in the packet that showed changes to the renderings and designs between the various meetings. She stated the changes looked fabulous.

Commissioner Olsen stated he also appreciated the change. He noted that the biggest item with this house has been fenestration and the large window openings that do not reflect a traditional or known architectural style. He asked if any other changes were discussed with the owners.

Mr. Fortelka stated that every other change proposed to them was discussed and illustrated to the owners, such as shutters and double-hung windows. Ultimately, it was the owner's decision not to pursue those additional changes. Ms. Laux also noted that changes were made between the Design Review Team meeting and the HPC meeting as well.

Commissioner Barclay noted that the height of the window for the attached garage on the far-right side of the front elevation did not match on the rendering and the architectural plans. Mr. Fortelka clarified the window is not a double-hung window. The rendering did not accurately show the size correctly, and it was to be smaller as shown on the architectural plans.

Commissioner Elder stated he appreciated the willingness to make the change and noted the design will fit in better with the historic district.

Commissioner Olsen asked if the owners considered breaking up the large center sliding glass doors in the courtyard. Ms. Laux stated the owners were looking to see if they could plant a tree in the courtyard to screen the view from the street.

Commissioner Olsen also asked if they considered different options for the center dormer on the second floor, such as creating two dormers for the hallway. Mr. Fortelka noted they have looked at many different design options for that dormer and the sliding glass doors, but ultimately the owners did not prefer those changes.

There was a discussion over updating the rendering for the Board meeting to show the window correctly on the front façade.

In summary, Commissioner stated appreciation to the owners and design team for their efforts after the HPC meeting and noted support for the changes that were made to the two windows on the front façade. Commissioners noted that the rendering of the front elevation incorrectly showed the size of the window

on the far-right side near the garage and the smaller window shown in the architectural set is what is proposed.

SIGNAGE

b) Case A-32-2025 – Sign Permit Review – 114 S. Washington Street – Pour Destino – Installation of One (1) Projecting Sign

Joseph Guerino presented the proposal to install a new projecting sign at the rear entrance. The proposed sign does not include any illumination.

Commissioner Olsen asked if both lights above the rear door were to remain. Staff would check with the applicant. It was noted that the Plan Commission will need to review this item, particularly regarding lighting.

Hearing no concerns, Commissioner Elder made a motion, seconded by Commissioner Weinberger, to approve Case - A-32-2025 – Sign Permit Review – 114 S. Washington Street – Pour Destino – Installation of One (1) Projecting Sign. Subject to:

1) Approval pending review and confirmation by the Plan Commission regarding lighting.

The motion carried with roll call vote of 5-0 as follows:

AYES:	Commissioners Barclay, Weinberger, Elder, Olsen, Chairman Haarlow
NAYS:	None
ABSTAIN:	None
ABSENT:	Chairman Bohnen and Commissioner Gonzalez

PUBLIC COMMENT

None.

NEW BUSINESS

None.

OLD BUSINESS

a) Memorial Building Historic Plaque

The permanent Memorial Building plaque has been delivered to Village Hall and will be installed soon to replace the temporary plaque. Staff expects the permanent plaque to be in place before the next meeting.

b) Sixth Street Improvement Project

The Village made the first cut for a grant related to the Sixth Street project. No further updates were available at this time.

c) Sign Code Update

No updates.

ADJOURNMENT

Commissioner Elder made a motion, seconded by Commissioner Weinberger, to adjourn the meeting of the Village of Hinsdale Historic Preservation Commission special meeting of June 4, 2025. The meeting was adjourned at 6:54 p.m. after a unanimous roll call vote.

ATTEST: _____
Agnes Maka, Community Development Office

AGENDA ITEM # 4a

HISTORIC PRESERVATION COMMISSION MEMORANDUM

DATE: June 30, 2025

TO: Chairman Bohnen and Historic Preservation Commissioners

CC: Kathleen A. Gargano, Village Manager
Robb McGinnis, Director of Community Development/Building Commissioner

FROM: Bethany Salmon, Village Planner

RE: Case HPC-13-2025 – Consideration of Properties for Inclusion on the Historically Significant Structures Property List in the Historic Overlay District (Round 10) – Public Hearing

FOR: July 7, 2025 Historic Preservation Commission Meeting

SUMMARY

The purpose of this request is to consider approval of additional properties for inclusion on the Historically Significant Structures Property List within the Historic Overlay District from the Village of Hinsdale, in accordance with the regulations listed in Section 14-7-3 of Title 14 of the Village Code.

Seven (7) properties are being brought forward for consideration on the Historically Significant Structures Property List, all of which are located in DuPage County.

There are currently 94 properties approved for inclusion on the Historically Significant Structures Property List. If the additional seven (7) properties are approved for inclusion, there will be a total of 101 properties on the List.

All of the properties are located in the established Historic Overlay District, included in Exhibit 1. Property owners have given consent to have their properties listed on the Historically Significant Structures Property List.

A summary table describing all properties is included in Exhibit 2 that lists the address, date of construction, architectural style, architect, historic name, historic significance rating according to past historic surveys, land use, zoning district, and other detailed information where available. Ratings for historic significance are based on past historic surveys completed by the Village from 1999 to 2007. The definitions and evaluation information for these ratings based on past historic surveys are included in Exhibit 3. The criteria set forth in Section 14-7-3(B) is included in Exhibit 4. Detailed property information sheets and supplemental information are provided in Exhibit 5.

Per the Village Code, the Historic Preservation Commission shall review individual property information presented at a public hearing, determine if each property possesses one or more of the criteria set forth in Section 14-7-3(B) listed below and on Exhibit 4, and make a recommendation to the Board of Trustees as to whether each should be included on the Historically Significant Structures Property List. The Board of Trustees shall consider the recommendations of the Historic Preservation Commission and may approve or deny the inclusion of each property on the Historically Significant Structures Property List. The Board of Trustees may also remand the List, or individual properties on the List, to the Historic Preservation Commission for further consideration or for additional information without further public hearing.

BACKGROUND

On September 20, 2022, the Village Board approved Ordinance No. 2022-27 and Ordinance No. 2022-28, establishing a Historic Overlay District and approving related text amendments to the Village Code and Zoning Code to assist property owners with the preservation, restoration, and rehabilitation of historically significant properties throughout the Village.

Owners of properties included on the Historically Significant Structures Property List may be eligible for different voluntary preservation incentives to help with exterior improvements, the construction of a building addition, or other historic preservation projects, including:

- Access to flexible alternative zoning regulations that not are afforded to new construction, including the waiving of floor area ratio (FAR) and building height, reduced setbacks, and increased lot coverage
- Permit and application fee waivers
- Expedited processing of applications
- A property tax rebate for the Village portion of a tax bill
- Matching grant funds

EVALUATION CRITERIA

In order to be included on the Historically Significant Structures Property List, a property must be located in the Historic Overlay District and the property or one (1) or more structures on the property must meet one (1) or more of the following criteria:

1. It is associated with events that have made a significant contribution to the broad patterns of our history
2. It is associated with the lives of persons significant in our past
3. It embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction
4. It yields, or may be likely to yield, information important to history or prehistory
5. It has significance in local, regional, state or national history, architecture, archeology, engineering or culture
6. It is a source of civic pride or identity for the community

REVIEW PROCESS

Pursuant to Chapter 7 of Title 14 of the Village Code, the Historic Preservation Commission shall, using existing Village studies, historical materials and maps, and their own expertise, consider additional properties for inclusion on the Historically Significant Structures Property List at a public hearing or hearings pursuant to the procedures set forth in Section 14-1-4(C) of Title 14. Public notice was provided in The Hinsdalean on February 15, 2024. The Historic Preservation Commission shall determine whether each property possesses one or more of the criteria set forth in Section 14-7-3(B) and make a recommendation to the Board of Trustees as to whether each property included on the Initial List should be included on the Historically Significant Structures Property List. The recommendation of the Historic Preservation Commission shall be forwarded to the Board of Trustees for consideration. The Board of Trustees shall consider the recommendations of the Historic Preservation Commission and may approve or deny the inclusion of each property on the List. The Board of Trustees may also remand the Initial List, or individual properties on the Initial List, to the Historic Preservation Commission for further consideration or for additional information without further public hearing.

Properties may be added or removed from the List at any point in time in accordance with the process listed in Section 14-7-3 of the Village Code. Property owners will be notified if their homes are included on the proposed Historically Significant Structures Property List. A Notice of Historically Significant Property will be recorded against the title of each property approved for inclusion on the Historically Significant Property List to help make future property owners aware of the availability of preservation incentives offered by the Village. Applying for and utilizing any preservation incentive is completely voluntary.

ATTACHMENTS

1. Exhibit 1 - Hinsdale Zoning Map & Historic Overlay District Map
2. Exhibit 2 - Summary Table of Properties to be Considered for Inclusion on the Historically Significant Structures Property List
3. Exhibit 3 - Hinsdale Historic Surveys - Evaluation Information / Definitions
4. Exhibit 4 - Review Criteria for Properties on the Historically Significant Structures Property List - Village Code Title 14, Chapter 7, Section 14-7-3(B)
5. Exhibit 5 - Detailed Property Information for Properties to be Considered for Inclusion on the Historically Significant Structures Property List

VILLAGE OF HINSDALE 2022

Exhibit 1

NOTES

The boundaries of the Historic Overlay District includes the R-1, R-2, R-3, R-4, B-1, B-2, O-1, O-2, IB, HS, and OS Districts. The O-3, B-3, R-5, or R-6 Districts are excluded from the Overlay District.

N

Kingery Highway Route 83

U. S. ROUTE 34

Tri State Tollway

Burlington Northern Railroad

Burlington Northern RR Railroad

WEST HINSDALE STATION

VILLAGE OF CLARENDON HILLS

VILLAGE OF BURR RIDGE

Fox Lane

Luthin Road

Salt Creek Cir. (Pvt)

Wennes Ct.

Acorn Hill Lane

Spring Rd.

Wood Ave.

York Rd.

Old Mill Road

Indianola Rd.

Spinning Wheel Rd (Pvt)

Salt Creek Lane (Pvt)

Elm St. (Pvt)

Adam St.

Birchwood

Pine Hill Lane

Che-Val Dr. (Pvt.)

Glendale Ave.

Birchwood Rd.

Birchwood Dr.

Briargate Terr.

Canterbury Ct.

The Pines

Bonnie Brae Rd

W. Bonnie Brae

Bemis Rd.

Warren

Warrer Ct.

Wedgewood Dr.

Morris Ln.

Center St.

Lansing St.

Ayers St.

North St.

Hickory St.

Walnut St.

Maple St.

Chicago Ave.

Chestnut St.

Hinsdale Ave.

Maumell St.

Minnesota St.

The Lane

Ravine Rd.

Hampton Pl.

Highland Rd.

47th St.

Co. Line Cl.

Synnods Dr.

Oakwood Ave.

Fourth St.

Fifth St.

Sixth St.

Seventh St.

Eighth St.

Ninth St.

Tenth St.

Eighth Pl.

Lamberley Ct.

Washington Elm

Bittersweet Ln.

Belewood Lane

Woodland Ave.

Cleveland Rd.

Pamela Cir.

Hanging Rd.

WOODLAND PARK

Hillside Dr.

Lakeside Dr.

55th St.

56th St.

57th St.

58th St.

58th Pl.

59th St.

60th St.

61st St.

61st Pl.

62nd St.

63rd St.

Golfview Dr.

Boalin St.

Jachson St.

Monroe St.

Thurlow St.

Stough St.

Quincy St.

Bruner St.

Adams St.

Booth St.

Monroe St.

Thurlow St.

Jackson St.

Grant St.

Lincoln St.

Washington Blvd.

Alleman Ave.

Clay St.

Vine St.

Elm St.

Oak St.

Park Ave.

Forest Rd.

Radcliff Way

Garfield Ave.

Madison St.

Meadow Ln.

Elmwood Pl.

Orchard Pl.

Franklin St.

Jefferson St.

Philippa St.

Justina St.

Wilks St.

Minneola St.

Lansing Rd.

Walker Rd.

Maumell St.

Center St.

Wedgewood Dr.

Warren Ct.

Morris Ln.

Ravine Rd.

Hampton Pl.

Forest Rd.

Oak St.

Elm St.

Park Ave.

Garfield Ave.

Radcliff Way

Address	Date Constructed	Architectural Style	Architect	Historic Name	Historic Significance	Land Use	Zoning District	PIN(s)	County
201 N. Clay Street	1926	American Foursquare			North Hinsdale Survey (2005) – Contributing	Single-Family	R-4	09-01-316-021	DuPage
311 Forest Road	1940	Colonial Revival	Robert C. Swanson	A.E. Anderson House	Reconnaissance Survey (1999) - Contributing; North East Hinsdale Survey (2006) - Contributing	Single-Family	R-4	09-01-406-014	DuPage
134 N. Lincoln Street	1894	Chateauesque	Jenney & Mundie	William Day and Ida M. Gates House	Reconnaissance Survey (1999) - Significant / National Register Eligible / Historically Significant; North Hinsdale Survey (2005) - Significant; Additional information provided by the Hinsdale Historical Society and property owner	Single-Family	R-4	09-01-324-007	DuPage
15 N. Monroe Street	c. 1930	Tudor Revival			Additional information provided by the property owner; One-story side / rear addition added in 1977	Single-Family	R-4	09-02-424-005	DuPage
136 S. Oak Street	1912	Craftsman / Colonial Revival	William G. Barfield	William G. Barfield House	Reconnaissance Survey (1999) - Significant / National Register Eligible / Historically Significant; Robbins Park I Survey (2002) - Significant; Additional information provided by the Hinsdale Historical Society and property owner; Prior owners include notable architect William G. Barfield House and former Village President and Merchant John C. Wood	Single-Family	R-1	09-12-209-012	DuPage
32 W. Ogden Avenue	c. 1852	Greek Revival / Vernacular		Fresh Air Home	Additional information provided by the Hinsdale Historical Society and property owner	Single-Family	R-4	09-01-119-032	DuPage
234 E. Third Street	c. 1895	Queen Anne			Reconnaissance Survey (1999) - Significant / Historically Significant; Robbins Park I Survey (2002) - Significant; Additional information provided by the Hinsdale Historical Society and property owner	Single-Family	R-1	09-12-212-005; 09-12-212-008	DuPage

Hinsdale Historic Surveys – Evaluation Information & Ratings Definitions

Selected areas of the community have been surveyed in the past to help determine the historic significance of properties in the Village. These surveys include the Reconnaissance Survey (1999), the Town of Hinsdale Survey (2001), the Robbins Park I Survey (2002), the Downtown Commercial District (2003), the North Hinsdale Survey (2005), the North East Hinsdale Survey (2006), and the Robbins Park II Survey (2007).

If available, information collected from these surveys has been included for the properties being considered for the Historically Significant Structures Property List to determine eligibility for inclusion on the List.

The survey sheets include a data form on each principal structure with such information as the building's use, condition, integrity, architectural style, construction date, architect or builder (if known), architectural features, and alterations. Photographs were taken of the main street façade of the building and any secondary structures on the site. Each building also receives a local rating, described below.

The architectural integrity assesses what alterations to the original historic structure had occurred. Structures were considered unaltered if all or almost all of their historic features and materials were in place. Minor alterations are those considered by the field surveyor to be reversible. Generally, aluminum, vinyl, or other siding installed over original wood clapboard siding is considered a reversible alteration. Major alterations include irreversible changes and additions. These could include porches and other architectural detailing that have been completely removed and for which there is no actual physical evidence or photo documentation to accurately reproduce them; window changes in which the original window opening size has been altered and there is no evidence of the original sash configuration and material; and large, unsympathetic additions visible from the street that greatly compromise the historic character of a house.

The surveys rate and use various classifications to determine the significance of a structure. The surveys classifies buildings as follows:

- Local Significance – Buildings were evaluated based on the criteria for architectural significance as stated in the Hinsdale Historic Preservation Ordinance (Village Code, Title 14, Section 14-3-1) and the factors listed below.
    - Significant (S): Indicates that the building may be eligible for listing as a local landmark and have local architectural importance to the community. Buildings are generally not considered locally significant if it has more than minor alterations, or if it had alterations that were considered irreversible. The following factors determine this rating:
        - Age. Must be at least 50 years old.
        - Architectural Merit. Must possess architectural distinction in one of the following when compared with other buildings of its type: architectural style or type valuable for a study of a period, style, method of construction, or use of indigenous materials; exceptional craftsmanship; work of a master builder or architect.
        - Integrity. Must have a high degree of integrity in its design, materials, workmanship, setting, location. feeling, and association, for example, most architectural detailing in place; no historic materials or details covered up; no unsympathetic and/or overpowering additions. In some cases buildings with modern siding materials were included if it was determined the siding could be removed
    - Contributing (C): Indicates that it is considered a contributing building in the locally designated historic district. These building are generally not individually architecturally distinctive by have identifiable characteristics of a historic building and contribute to the character of a locally designated historic district. The following factors determine this rating:
        - Age. Must be at least 50 years old.

  - Architectural Merit. Does not necessarily possess individual distinction, but is a historic structure with the characteristic design and details of its period.
  - Integrity. May have a moderate degree of integrity, but is of a common design with no particular architectural distinction to set it apart from others of its type.
- Non-Contributing (NC): Indicates a non-contributing building in the local historic district. Integrity, that is, the degree of original design and historic material remaining in place, was factored into the evaluation. These are generally buildings have are non-historic or have been so altered that they are no longer recognized as historic. The following factors determine this rating:
  - Age. Buildings less than 50 years old.
  - Integrity. Any building at least 50 years old whose integrity is so poor that all historic materials and details are missing or completely covered up and its historic massing and/or roofline cannot be discerned. Poor integrity was present if all these factors were missing: original shape and/or massing; original siding; original windows and window openings; original architectural detail and trim.

- National Register of Historic Places Rating – Buildings were analyzed for potential individual National Register of Historic Places listing in consultation with the National Register Coordinator of the Illinois Historic Preservation Agency. An "N" (no) indicates that it would not. "Criteria" refers to the National Register criteria that were considered. A "Y" (yes) indicates that the surveyed building likely would be a good candidate for individual listing on the National Register. The sub-ratings are defined as follows:
  - Eligible for Individual Listing (Y or N): Must be a site, building, structure, or object that is at least 50 years old (unless it has achieved exceptional significance) and meets one of the following criteria: (a) it is associated with events that have made a significant contribution to the broad patterns of our history; (b) it may be associated with the lives of persons significant in our past; (c) it is architecturally significant, that is, embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction. It must also possess integrity of location, design, setting, materials, workmanship, feeling, and association.
  - Contributing to a Historic District (C):
    - Age. Must have been built or standing during the period of historic significance.
    - Integrity. Any building that possesses enough integrity to still be identified as historic.
  - Non-contributing to a Historic District (NC):
    - Age. Any building or secondary structure built after the period of significance or less than 50 years old.
    - Integrity. Any structure that has been so completely altered within the last 50 years that it is no longer recognizable as historic.

- Other Notations: The notations under "listed on existing survey" include IHSS, which indicates the building was included in the Illinois Historic Structures Survey, completed by the State Historic Preservation Office in the early 1970s, or NRHP, which indicates that the building is individually listed on the National Register of Historic Places. There is also a field entitled Landmark List, which includes the following additional notations:
  - Arch Gems: Property noted in "The Village of Hinsdale: Architectural Gems," a 1995 brochure published by the Hinsdale Architectural Society.
  - Arch Walks: Property noted in "The Village of Hinsdale: Architectural Walks," a 1995 brochure published by the Hinsdale Architectural Society.
  - DCHI: Listed in the *DuPage County Cultural and Historical Inventory.*
  - HHS/plaque: Awarded a plaque by the Hinsdale Historical Society.
  - HHSF: Property has an individual file at the Hinsdale Historical Society.
  - HTB: Property mentioned in "Hinsdale the Beautiful," *Campbell's Illustrated Journal*, November 1897.
  - Zook: Listed in an unpublished inventory of homes in Hinsdale built by architect R. Harold Zook.

Exhibit 4

VILLAGE CODE TITLE 14 - HISTORIC PRESERVATION
CHAPTER 7 - HISTORIC OVERLAY DISTRICT

14-7-3: HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST:

B. Review Criteria. In order for a property to be deemed to host a Historically Significant Structure and be included on the Historically Significant Structures Property List, a property must be located within the Historic Overlay District and meet one (1) or more of the following criteria:

1. The property or one (1) or more structures on the property are associated with events that have made a significant contribution to the broad patterns of our history;
2. The property or one (1) or more structures on the property are associated with the lives of persons significant in our past;
3. One (1) or more structures on the property embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction;
4. The property or one (1) or more structures on the property yields, or may be likely to yield, information important to history or prehistory;
5. The property or one (1) or more structures on the property has significance in local, regional, state or national history, architecture, archeology, engineering or culture; or
6. The property or one (1) or more structures on the property is a source of civic pride or identity for the community.

Village of Hinsdale
Community Development Department
19 E. Chicago Avenue
Hinsdale, Illinois 60521
(630) 789-7030

HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST
PROPERTY INFORMATION SHEET

Address 201 N. Clay Street
County DuPage
PIN / Parcel Number 09-01-316-021
Zoning District R-4 Single Family Zoning District
Land Use Single-Family
Historic Name N/A
Architect N/A
Date Constructed 1926
Architectural Style American Foursquare



Past Historic Surveys / Historic Significance

- North Hinsdale Survey (2005) – Contributing

Additional Photos



Village of HINSDALE

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY

STREET #	201
DIRECTION	N
STREET:	CLAY
ABB	ST
PIN	
LOCAL SIGNIFICANCE RATING	C
POTENTIAL IND NR? (Y or N)	N
CRITERIA	
Contributing to a NR DISTRICT?	C
Contributing secondary structure?	-
Listed on existing SURVEY?	



GENERAL INFORMATION

CATEGORY	building	**CURRENT FUNCTION**	Domestic - single dwelling
CONDITION	good	**HISTORIC FUNCTION**	Domestic - single dwelling
INTEGRITY	minor alterations and/or addition(s)	**REASON for SIGNFICANCE**	
SECONDARY STRUCTURE			
SECONDARY STRUCTURE			

ARCHITECTURAL DESCRIPTION

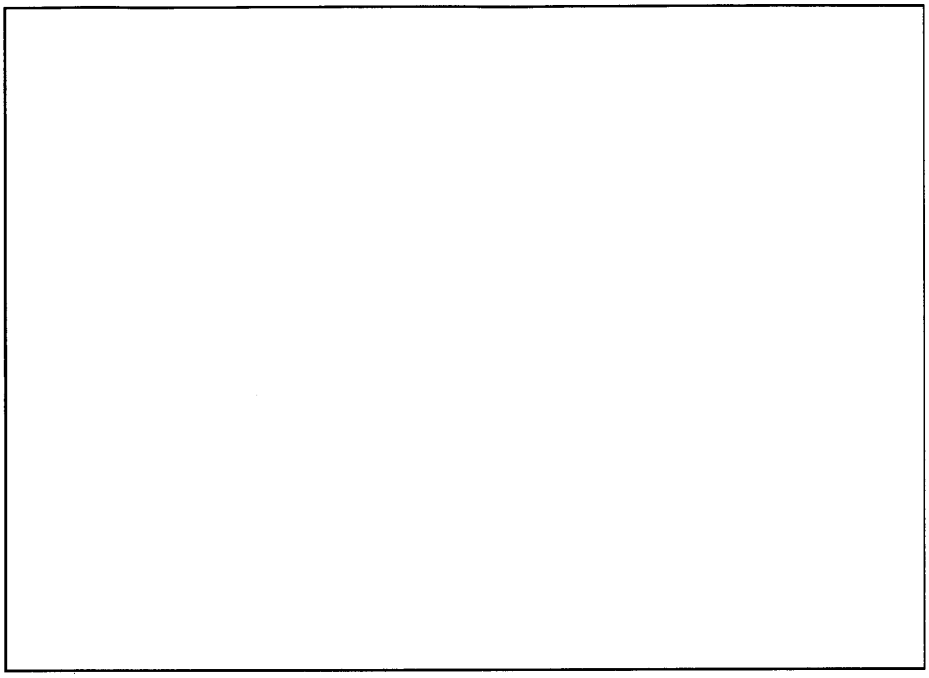
ARCHITECTURAL CLASSIFICATION	American Foursquare	**PLAN**	rectangular
DETAILS		**NO OF STORIES**	2.5
DATE of construction	c. 1910	**ROOF TYPE**	Hipped
OTHER YEAR		**ROOF MATERIAL**	Asphalt - shingle
DATESOURCE	surveyor	**FOUNDATION**	Parged
WALL MATERIAL (current)	Stucco	**PORCH**	Full front
WALL MATERIAL 2 (current)	wood - shingle	**WINDOW MATERIAL**	wood
WALL MATERIAL (original)	unknown	**WINDOW MATERIAL**	
WALL MATERIAL 2 (original)		**WINDOW TYPE**	double hung/casement
		WINDOW CONFIG	3/1

SIGNIFICANT FEATURES Hipped roof with broad, overhanging eaves; hipped roof dormers on north and front facades; 3/1 wood windows; first floor oriel with hipped roof on north elevation; two story polygonal bay on south elevation;

ALTERATIONS front porch enclosed and new stair to porch door installed; stucco and shingle cladding; one story rear addition with attached garage

HISTORIC INFORMATION

HISTORIC NAME	
COMMON NAME	
PERMIT NO	
COST	
ARCHITECT	
ARCHITECT2	
BUILDER	
ARCHITECT SOURCE	



HISTORIC INFO

LANDSCAPE northeast corner of Walnut and Clay; front and south sidewalks; rear driveway; similar setback; mature trees

PHOTO INFORMATION

ROLL1	09
FRAMES1	35
ROLL2	
FRAMES2	
ROLL3	
FRAMES3	
DIGITAL PHOTO ID	e:\clay201n.jpg

SURVEY INFORMATION

PREPARER	Lara Ramsey
PREPARER ORGANIZATION	GRANACKI HISTORIC CONSULTANTS
SURVEYDATE	11/18/04
SURVEYAREA	NORTH HINSDALE

GRANACKI HISTORIC CONSULTANTS, 2005

Permit No. 993

VILLAGE OF HINSDALE

Application for Building Permit

201 N Clay

Hinsdale, Ill., June 10 1926

To the Commissioner of Buildings of the Village of Hinsdale, Illinois:

The undersigned hereby make applic[illegible] for the issuance of a Building Permit in accordance with the ordinances of the Village of Hinsdale, and the information furnished below is in compliance with the rules governing applications for such permit:

Name of Owner ..... J A Olson

Location ..... Res Clay cor Walnut -

Taxable Description ..... Lot 9 - Block 11 - Peterson 2nd add -

Use Zone ..... A Residential

Purpose of Building ..... 2 story Residence 0 Line porch - not to be enclosed Lot 75 ft

Story 2 Length 34' Width 24'-6" Height 25' Rear Line 75 ft

Number of Rooms 7 Height 8' 6" 8 ft 2nd fl Roofs

Basement 7' Attic 6' 8"

System of Heating Hot water -

Type of Construction Stucco

Just on permit

Total Cost of work $ 7000 00

Name of General Contractor ..... Rohr & Felde -

Name of Mason Contractor .. " "

Name of Plumber ..... Mike Jenkins -

Name of Electrician ..... J A Olson - Owner -

Name of Architect ..... Himself -

AGREEMENT:

Sec. 245; Chap. 22, Village Ordinances.

"Said application shall also contain an agreement to be signed by the owner, his agent or architect, conditioned that he will, if granted the permit sought, construct the work in accordance with the description set forth in application, plans and specifications aforesaid; and that all general and detail work connected with such erection, construction, alteration or repair of any such building, structure, or part thereof, as the case may be, shall be done in strict compliance with the ordinances of said village and the provisions of such permit."

Approved,

E S Davidson

by JMM Building Commissioner.

July 30 1926

Signed J A Olson

Owner or Contractor.

Fred Dierks

MAR. 1927
HINSDALE
ILL.

Sanborn Fire Insurance Map
from Hinsdale, Du Page And
Cook Counties, Illinois,
March 1927

N. LINCOLN

N. GRANT

N. VINE

N. CLAY

S. OAK

S. GRANT

S. ELM

S. OAK DR.

S. MAPLE

W. HICKORY

W. WALNUT

MAPLE

66 ft wide

F. C. MORRIS GREEN HO.

NORTH SIDE PUBLIC SCHOOL

Scale of Feet.

Copyright 1927 by the Sanborn Map Co.
Fire Insurance Map Collection
Geography and Map Division
Library of Congress

JUN 13 '27

09-01-316-021 9059

Warner, Paul & Susan
201 N. Clay St.
Hinsdale, Il. 60521

Stoughs Resub. Blks. 10 & 11
Stoughs 1st Add. All Lot 9
South 9 Ft. Lot 10 Blk 11
& W.½ Vacn Alley Lyg. Adj.
to E. Ln.

HIE 1988-1992

ADDRESS

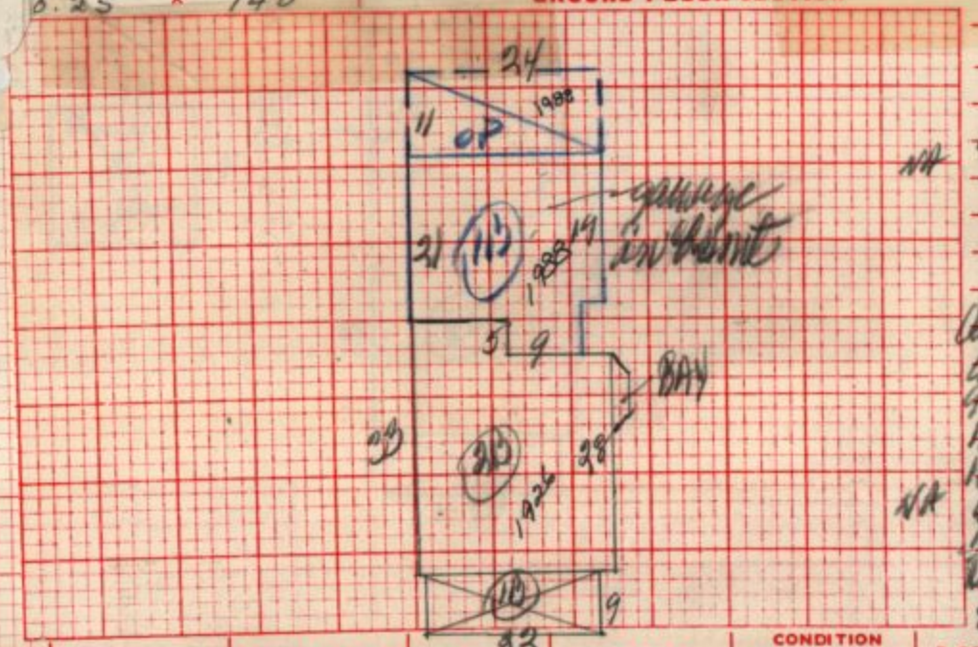
201 N. Clay
Hinsdale

LOT SIZE
0.25 x 140

Year	m89	m90			
Land	27370	29150			
Bldg	36530	41950			
Total	63900	71100			
Post Date & Initial	JUN 06 1990	HE	HE	HE	HE

Downers Grove Township
Assessor's Office Property
Improvement Sketch

GROUND FLOOR SECTION



BUILDING DIMENSIONS

SIZES	NO. STYS.	HT.	CU. OR AREA
12.33	2		396
12.28	2		344
12.21	1		252
9.26	1		234
3.14	1		59
			1303
Bsmt.			
4th.			975
4th (104 x .05)			164
H-H.			280
H-O.			308
4th.			200
HB.			200
Ded.			- 1524
OD.			- 240

1-4A	SQ. FT. - CU. FT.	UNIT PRICE	NEW COST	CONDITION GOOD FAIR BAD	% COND.	
2	760	12.20	9272	10596	70%	$ 7417
2X-8X22	176	2.70	475			$
						$
NH 1	543	8.10	4398	5420	100%	$ 5420
35-11X24	264	1.60	422	LACK OF UTILITY OR OBSOLESCENCE		$
GARAGE	TYPE	FLOOR	ROOF	SIZE	AREA	UNIT PRICE	NEW COST	% COND.
FR BASMT								

$ X 2.80 X .44 = 35623
$ X 1.05 X .968
$ X 1484
$ = 41954
$ X 1266.2 = 53122

LAND VALUATION

FRONT AND DEPTH -021	UNIT PRICE	DEPTH FACTOR	ANGLE FACTOR	WIDTH FACTOR	VALUE
50.25 x 147.92	649.	1.00	—	—	32,612
			x .91	1.0130 =	33,036

2007 NO DEFER

AL

Special 2011- REASMT.

JUN 20 1994
SEP 20 1987

Village of Hinsdale
Community Development Department
19 E. Chicago Avenue
Hinsdale, Illinois 60521
(630) 789-7030

HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST
PROPERTY INFORMATION SHEET

Address 311 Forest Road	
County DuPage	
PIN / Parcel Number 09-01-406-014	
Zoning District R-4 Single Family Zoning District	
Land Use Single-Family	
Historic Name A.E. Anderson House	
Architect Robert C. Swanson	
Date Constructed 1940	
Architectural Style Colonial Revival	

Past Historic Surveys / Historic Significance

- Reconnaissance Survey (1999) – Significant
- North East Hinsdale Survey (2006) - Contributing

Village of HINSDALE

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY

STREET #	311
DIRECTION	
STREET:	Forest
ABB	RD
PIN	
LOCAL SIGNIFICANCE RATING	C
POTENTIAL IND NR? (Y or N)	N
CRITERIA	
Contributing to a NR DISTRICT?	C
Contributing secondary structure?	NC
Listed on existing SURVEY?	



GENERAL INFORMATION

CATEGORY	Building	CURRENT FUNCTION	Domestic - single dwelling
CONDITION	Good	HISTORIC FUNCTION	Domestic - single dwelling
INTEGRITY	Minor alterations and addition(s)	REASON for SIGNIFICANCE	
SECONDARY STRUCTURE	Detached garage		
SECONDARY STRUCTURE			

ARCHITECTURAL DESCRIPTION

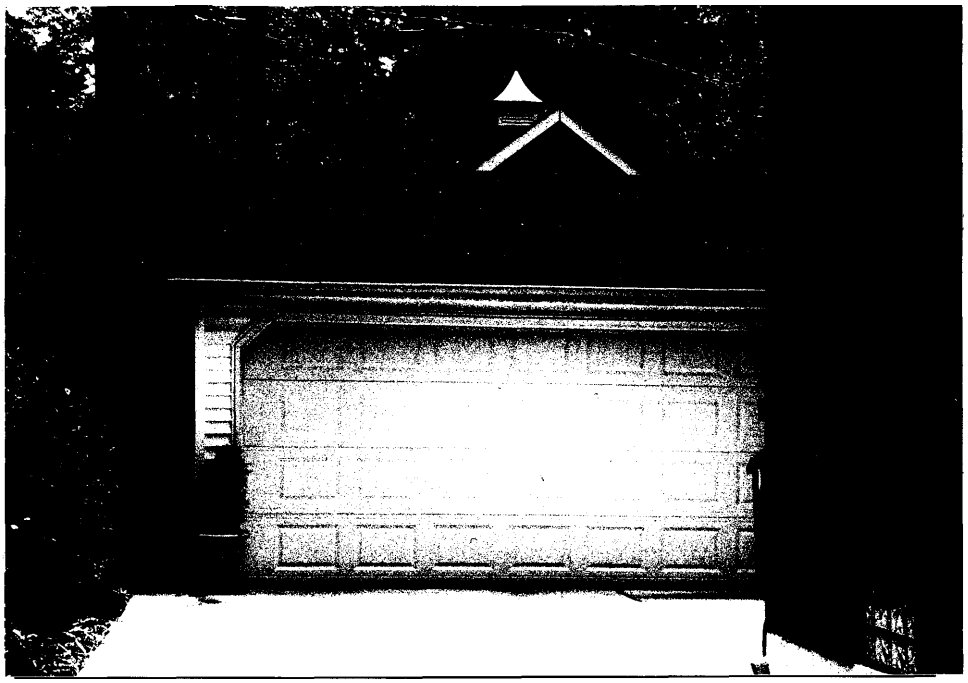
ARCHITECTURAL CLASSIFICATION	Colonial Revival	PLAN	Rectangular
DETAILS		NO OF STORIES	2
DATE of construction	1940	ROOF TYPE	Side gable
OTHER YEAR		ROOF MATERIAL	Asphalt - shingle
DATESOURCE	permit	FOUNDATION	Concrete
WALL MATERIAL (current)	Brick	PORCH	
WALL MATERIAL 2 (current)	Wood	WINDOW MATERIAL	Vinyl
WALL MATERIAL (original)	Brick	WINDOW MATERIAL	
WALL MATERIAL 2 (original)	Wood	WINDOW TYPE	Double hung/casement/fixed
		WINDOW CONFIG	8/8; multi-light

SIGNIFICANT FEATURES: Side gable roof with no overhang; common bond brick exterior w/ rowlock stringcourse at 1st & 2nd story sill levels; center entry w/ classical wood surround & 3-light sidelights; two 3-sided, 1st floor window bays flanking entrance

ALTERATIONS: Replacement windows in original openings; 2 story rear addition (permit #B99-00391--1999)

HISTORIC INFORMATION

HISTORIC NAME	Anderson, A. E. House
COMMON NAME	
PERMIT NO	2449
COST	$8950
ARCHITECT	Swanson, Robert C.
ARCHITECT2	
BUILDER	Halvarson
ARCHITECT SOURCE	permit



HISTORIC INFO		**LANDSCAPE**	Midblock on east side of residential street; front sidewalk; side driveway; similar setbacks; mature trees

PHOTO INFORMATION

ROLL1	
FRAMES1	
ROLL2	06
FRAMES2	12
ROLL3	09
FRAMES3	32
DIGITAL PHOTO ID	\Images\forest311.jpg

SURVEY INFORMATION

PREPARER	Lara Ramsey
PREPARER ORGANIZATION	GRANACKI HISTORIC CONSULTANTS
SURVEYDATE	10/11/2005
SURVEYAREA	NE HINSDALE

GRANACKI HISTORIC CONSULTANTS, 2005

09-01-406-014

311 Forest Rd
Hinsdale, IL 60521

A E Andersons Resub of
Lot 13 Blk 5 Alfred
Walkers 2nd Sub Etc Sec
1 38 11 1

CARD ____ OF ____ CARDS

DUPAGE COUNTY, ILLINOIS SEC. ____ INDEX NO. ____

NAME & ADDRESS		
311 FOREST RD.	LAND VALUATION	
HINSDALE, IL 60521	BUILDING VALUATION	
	TOTAL LAND AND BUILDINGS	
LOT SIZE x	GROUND FLOOR SECTION	TAX CODE ____

Downers Grove Township Assessor's Office Property Improvement Sketch

DOUBLE RES. ____
RESIDENCE ✓
BI-LEVEL ____
3-FLAT ____
6-FLAT ____
APARTMENT ____
STORE ____
STORE & FLAT ____
OFFICE BLDG. ____
HOTEL ____
THEATRE ____
FACTORY ____
GAR AGE ____
GAS STATION ____
addn ✓

CONST.
WOOD FRAME ✓
STEEL FRAME ____
REINF. CONC. ____
MILL ____
BRICK ____
TILE ____
CONC. BLOCK ____

EXT. WALLS
WOOD SIDING ____
BRICK ✓
STONE ____
STUCCO ____
TERRA COTTA ____
METAL ____
SHINGLE ____
CONC. BLOCK ____

MISC.
P.G. STR. FRT. ____
SPRINKLER ____
PASS. ELEV. ____
FRT. ELEV. ____
HAND ELEV. ____
FIRE ESCAPES ____
SKYLIGHTS ____
CABINETS ____
FIRE PLACES 2
INCINERATORS ____
OIL BURNER ____
GAS HEAT ____

STONE ____
CONCRETE ✓
BRICK ____
PILES ____
PIERS ____
CAISSONS ____
CONC. BLOCK ____

BASEMENT
NONE ____
PART ____
FULL ✓ ✓
DIRT FLOOR ____
CEMENT FLR. ____
FINISHED ____

FLOORS
WOOD JOISTS ✓
MILL ____
STEEL BEAMS ____
REINF. CONC. ____
REINF. TILE ____
DIRT ____

FLOORING
PINE ____
HARDWOOD ✓
CEMENT ____
TILE ____
MARBLE ____
PLYWOOD ____
carpet ✓

INT. FIN.
PL. ASTER ✓
DECORATED ____
PINE ____
HARDWOOD ✓
METAL ____
MARBLE & TILE ____
DRY WALL ✓

STREET
CONCRETE ____
ASPHALT ✓
BRICK ____
MACADAM ____
DIRT ____
GRAVEL ____

GABLE ____
HIP ____
FLAT ____
MANSARD ____
GAMBREL ____

ROOFING
SHINGLE ____
TAR & GRAVEL ____
READY ROOF'G ____
COMPOSITION ✓
SLATE ____
TILE ____
ASPH. SHING. ____

HEATING
STOVES ____
PIPELESS ____
HOT AIR ✓ ✓
STEAM ____
HOT WATER ____
VAPOR ____
RADIANT ____
ELECTRIC A/C ✓

PLUMBING
NONE ____
FIXTURES ____
TOILET 1
BATHROOMS 1
TILE FLOOR ____
TILE WALLS ____

LIGHTING
ELECTRIC ✓
GAS ____
LAMPS ____

IMPRVS.
SIDEWALK ____
CURB ____
WATER ____
SEWER ____
GAS ____

LOTS
LEVEL ✓
HIGH ____
LOW ____
ROCKY ____
SWAMPY ____

ROOMS ____
ROOMS ____
APTS. ____
RMS. - APT. ____
FIN. ATC. RMS. ____
FIN. BSE. RMS. ____
DATE COMPL. '42
AGE ____
REMOD. ____

7/13-$805,000
7/04 $75,000

SEE OTHER GRID FOR DRAWING

BUILDING DIMENSIONS

AREA	NO. STYS.	HT.	SQ. FT. AREA
ADD:			
6H .			260
11M . 2x	31.5		630
110 .			258
* C4 . 24x	.50		12

		SQ. FT. - CU. FT.	UNIT PRICE	NEW COST	CONDITION GOOD FAIR BAD	% COND.
1.78						
2		864	16.80	14515	15663	75%
* 1		56	10.90	610	7611	100%
* 2		416	16.80	6989		
					LACK OF UTILITY	OR OBSO LESCENCE

GARAGE	TYPE	FLOOR	ROOF	SIZE	AREA	UNIT PRICE	NEW COST	% COND.
6.3	A	C		22x24	528*	860		100%

2007 DEAR

$ 11747
$ 7611
$ +860
$ 20218
$ X 6.30 THRU SA 2000
$ 127373

SEP 19 2007

SPECIAL * 2002 - ROOM ADDITION & DECK, DEMO EXIST. DECK & O/P
* 6.30 FACTOR THRU SA 2000 REFLECTS '87 ADJUSTMENT SW
2011 - REASMT

(2) MAS. F/P (2) STACKS

MEASURED BY ____ DATE ____ CLASSIFIED BY ____

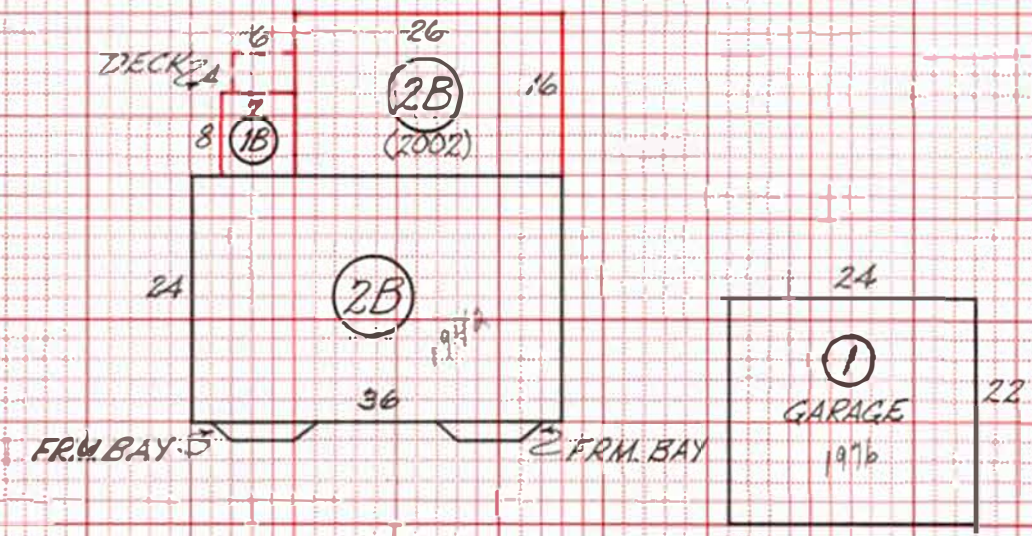
LAND VALUATION

FRONT AND DEPTH	UNIT PRICE	DEPTH FACTOR	CORNER FACTOR	VALUE
62.5x125		0.92		
LOT SIZE		TOTAL LAND		

SEP - 7 2011

TOTAL $ OCT 05 2007

PPN: 09-01-406-014



Village of Hinsdale
Community Development Department
19 E. Chicago Avenue
Hinsdale, Illinois 60521
(630) 789-7030

HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST
PROPERTY INFORMATION SHEET

Address 134 N. Lincoln Street	
County DuPage	
PIN / Parcel Number 09-01-324-007	
Zoning District R-4 Single Family Zoning District	
Land Use Single-Family	
Historic Name William Day and Ida M. Gates House	
Architect Willian LeBaron Jenney & William Mundie	
Date Constructed 1894	
Architectural Style Chateauesque	

Past Historic Surveys / Historic Significance

- Reconnaissance Survey (1999) - Significant / National Register Eligible / Historically Significant
- North Hinsdale Survey (2005) – Significant
- Additional information provided by the Hinsdale Historical Society and property owner
- Notable for its unique Chateauesque architecture, the architects Jenney & Mundie, and the original owner William Day Gates, the founder of the American Terra Cotta and Ceramic Company

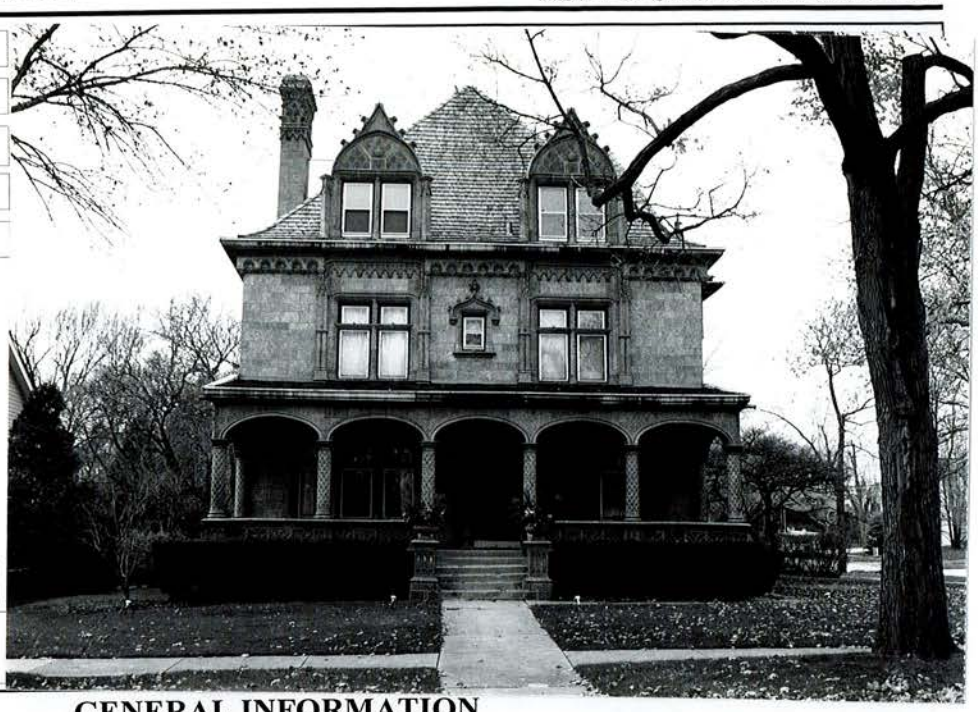
Additional Photos



Village of HINSDALE

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY

STREET #	134
DIRECTION	N
STREET:	LINCOLN
ABB	ST
PIN	
LOCAL SIGNIFICANCE RATING	S
POTENTIAL IND NR? (Y or N)	Y
CRITERIA	C
Contributing to a NR DISTRICT?	C
Contributing secondary structure?	NC
Listed on existing SURVEY?	IHSS; Arch Gems; Arch Walks



GENERAL INFORMATION

CATEGORY	building	**CURRENT FUNCTION**	Domestic - single dwelling
CONDITION	good	**HISTORIC FUNCTION**	Domestic - single dwelling
INTEGRITY	minor alterations	**REASON for SIGNFICANCE**	Distinguished example of the Chateauesque style, which is rarely found in Chicago's suburbs.
SECONDARY STRUCTURE	detached garage		
SECONDARY STRUCTURE			

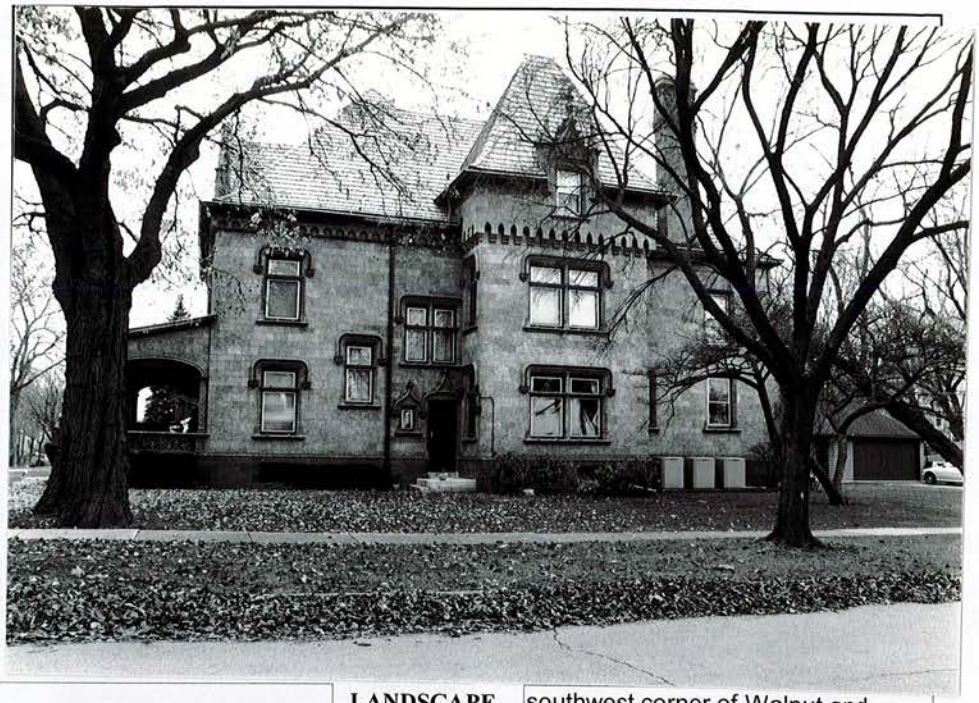
ARCHITECTURAL DESCRIPTION

ARCHITECTURAL CLASSIFICATION	Chateauesque	**PLAN**	rectangular
DETAILS		**NO OF STORIES**	2.5
DATE of construction	1894	**ROOF TYPE**	Hipped
OTHER YEAR		**ROOF MATERIAL**	Asphalt - shingle
DATESOURCE	Hinsdale Architectural Guide Map	**FOUNDATION**	not visible
WALL MATERIAL (current)	Terra Cotta	**PORCH**	Full front
WALL MATERIAL 2 (current)		**WINDOW MATERIAL**	wood
WALL MATERIAL (original)	Terra Cotta	**WINDOW MATERIAL**	
WALL MATERIAL 2 (original)		**WINDOW TYPE**	double hung/fixed
		WINDOW CONFIG	1/1; single light

SIGNIFICANT FEATURES	see continuation sheet
ALTERATIONS	rear gable dormer addition and north side inset dormer addition; garage (1978)

HISTORIC INFORMATION

HISTORIC NAME	Gates, William Day House
COMMON NAME	
PERMIT NO	
COST	
ARCHITECT	Jenney & Mundie
ARCHITECT2	
BUILDER	
ARCHITECT SOURCE	



HISTORIC INFO	See continuation sheet
LANDSCAPE	southwest corner of Walnut and Lincoln; front and north sidewalks; rear driveway; similar setbacks; mature trees

PHOTO INFORMATION

ROLL1	03
FRAMES1	26-28
ROLL2	
FRAMES2	
ROLL3	
FRAMES3	
DIGITAL PHOTO ID	e:\lincoln134n.jpg

SURVEY INFORMATION

PREPARER	Lara Ramsey
PREPARER ORGANIZATION	GRANACKI HISTORIC CONSULTANTS
SURVEYDATE	12/1/04
SURVEYAREA	NORTH HINSDALE

GRANACKI HISTORIC CONSULTANTS, 2005

Village of HINSDALE

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY
CONTINUATION SHEET

STREET # 134

STREET N. LINCOLN ST.

ADDITIONAL PHOTOS OR INFORMATION

Significant Features

Terra cotta cladding; steeply pitched belcast roof with arch and rope designs on cornice; tall elaborate, shaped chimneys (2); full width front porch with basket-handle arches supported by round columns incised with diamond pattern; wall dormers with ogee arches decorated with crockets on front elevation; two story bay with steep belcast roof on north elevation, with crenelated overhang above second floor windows and a through-the-cornice wall dormer decorated with pinnacles with flat and ogee hoods over windows, and ogee hood over front entrance and north side entrance

Historic Information

Home of William Day Gates, owner of the American Terra Cotta and Ceramic Company. The house was featured in the article "William Day Gates and the American Terra Cotta and Ceramic Company" (*Historic Illinois*, Vol. 16, No. 4, December 1993). Although some local residents believe the house was built as a demonstration house for the Columbian Exposition and rebuilt in Hinsdale, Tom and Mary Sterling claim there is no evidence to support this story (Sterling, *Hinsdale & the World: One Hundred Years*, p. 22). A detailed architectural description of the exterior and interior of the house, as well as a history of the architectural firm of Jenney & Mundie, was written in 1998 by Rebecca Burchart and can be found in the Hinsdale Historical Society's file on the property.

French chateau with dormers, pinnacles, and peaks, and Richardsonian Romanesque, often expressed in stone and displaying rounded arches typical of Romanesque cathedrals.

There is only one example each of the Stick style, Chateauesque, and Richardsonian Romanesque in the North Hinsdale survey area, and two examples of the Shingle style. These styles are also rare in the other survey areas completed to date. There is only one Shingle style house in the Town of Hinsdale, and one in Robbins, both of which were ranked significant. The single Romanesque Revival style house in Robbins was also ranked significant.



Humphrey House, 118 W. Hickory Street, 1888
The Humphrey House is a fine example of a Stick style residence. The use of clapboard and various types of wood shingles to vary the surface texture is also characteristic of the Queen Anne style. What distinguishes the home as the Stick style is the patterned woodwork and the decorative trusswork in the gable ends. This home was awarded a Hinsdale Historical Society plaque.

George Smith House, 111 N. Lincoln Street, 1894
Distinguishing Shingle style features on this distinctive home include the varied use of shingles in the gable end and around the front porch knee wall. Particularly characteristic is the way the shingles wrap into the attic window recess, as well as the circular pattern they form in the peak of the gable. This home is in the files of the Hinsdale Historical Society.



William Day and Ida M. Gates House, 134 N. Lincoln Street, 1894
The house at 134 N. Lincoln Street was designed in 1894 for William Day Gates, founder of the American Terra Cotta and Ceramic Company. It is an exceptionally distinguished example of the Chateauesque style, a style rarely found in Chicago's suburbs. Not surprising considering its owner's business, the exterior walls are completely clad in terra cotta. The most prominent significant feature may be the wall dormers with ogee arches decorated with crockets that rise about a steeply pitched belcast roof with arch and rope designs on its cornice. Also noteworthy is

the full width front porch with basket-handle arches supported by round columns with diamond patterns. Originally from Ohio, in 1880 Mr. Gates purchased a farm property with extensive clay deposits that he began fitting with kilns. The terra cotta company he founded eventually had projects executed in 47 states and 967 cities in the U.S. and Canada. Gates himself was an accomplished potter credited with 164 Teco designs.



The architectural firm responsible for the home's design, Jenney & Mundie, was a prominent local firm with national influence. Jenney & Mundie is the partnership of William LeBaron Jenney (b. 1832 – d. June 1, 1907) and William Mundie (b. April 30, 1863 – d. March 27, 1939) that operated from 1891 through 1903. Jenney is considered one of Chicago's leading architects following the Great Fire of 1871. His 1885 Home Insurance Building in downtown Chicago introduced skeleton frame construction that made possible the development of the skyscraper. He is responsible for the design of many seminal commercial structures. Mundie started as a draftsman in Jenney's office in 1884 and by 1891 had become his partner. The partnership continued to design major commercial structures in the city. The Gates House was recorded in *Inland Architecture and News Record,* 1894, Volume 23, Number 1. It is included in the Illinois Historic Structures Survey and has been included in the Hinsdale Historic Preservation Commission Map, the Hinsdale Historical Society Architectural Walks and the Hinsdale Architectural Society Architectural Gems. This house may be eligible for listing on the National Register of Historic Places under Criterion A, History, for its association with the American Terra Cotta Company, and Criterion C, Architecture.

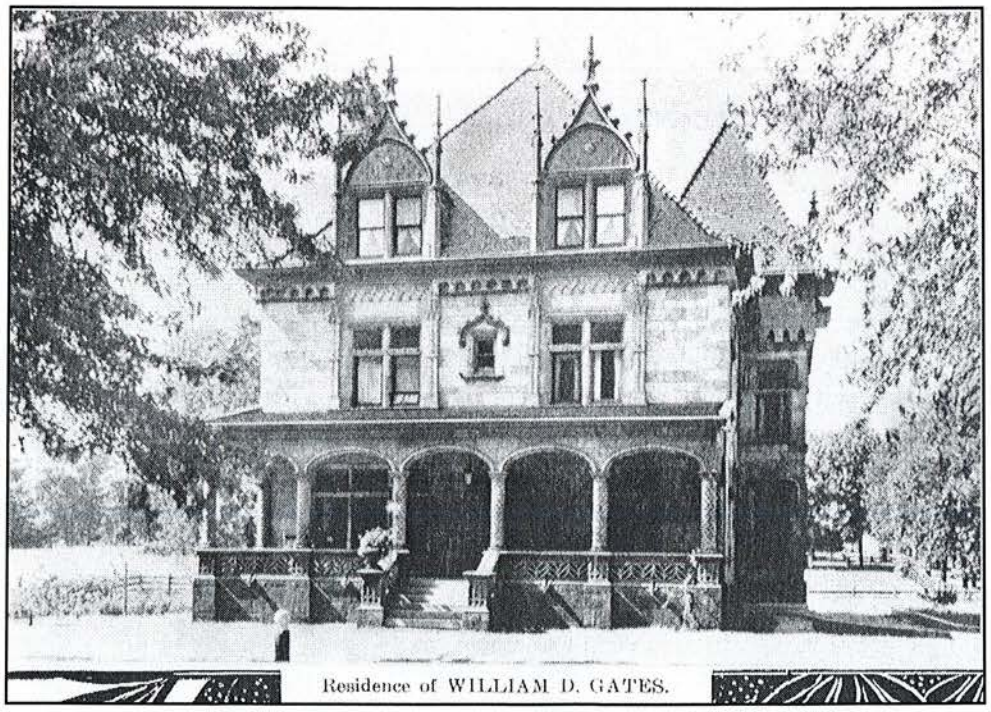


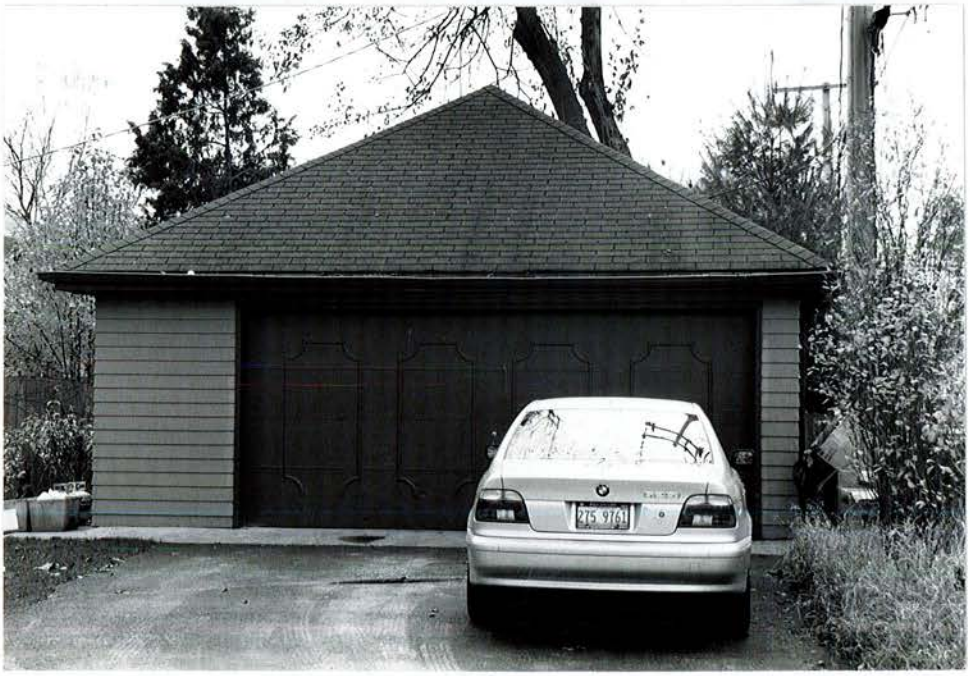
Unity Church, 11 W. Maple Street, 1889

The Unity Church Society of Hinsdale was organized in 1887, as the second Unitarian congregation in the village, after the first one had disbanded. They built this structure in 1889 on a parcel of land Oliver Stough donated together with $5000 cash for its construction costs [Dugan, p. 172]. It was designed by C. A. Alexander [Hinsdale Historic Preservation Commission Map] in a simplified Richardsonian Romanesque style. Characteristic is the use of rusticated limestone facing, with a wide, Roman arch entrance. Other significant features include

Historic Photo

From *Hinsdale the Beautiful*, p. 27





134 N. LINCOLN

HHS File
Report Written by
Rebecca Burchart
1998

The William D. and Ida M. Gates House as it is known historically, is one of the most imposing late nineteenth-century houses remaining in the Chicago area. It is a massive chateauesque-style Victorian version of the Chateau Du Bois in France.

Currently owned by Mr. and Mrs. Anthony Joseph Bittman, the Gates house is located at the Southwest corner of Lincoln and Walnut two blocks from the Burlington rail line and also the business district of the Village of Hinsdale, Illinois. The Fuller family home occupies the Southeast corner of this intersection and the other two corners, as well as the rest of the neighborhood, are occupied residences. All of these homes are in the Stough's Addition to Hinsdale which was originally filed in May, 1868. It encompasses the south one half of the Southwest quarter of Section 1, Township 38 North, Range ll East of the third principal meridian.

In February 1893 Lot 11 on the corner of Lincoln and Walnut streets with the dimension of 165'x165' was sold to W. D. Gates. In that year of 1893 Lot 11 in the subdivision of lots 5 and 6 was assessed with a value of $250.00. This was similar to the values of other unimproved lots in the village at that time. By 1894 the assessed value had increased to $1500.00 indicating that a house had been built on the lot in 1893. The assessed values of the lot continued in the range of $1300 to $1500 until the turn of the century.

The Gates House is constructed of double brick with a terra-cotta facing for fireproofing. The basement has the same floor plan as the first floor in order to support its tremendous weight. Measuring approximately 36'x67' and containing some 6,000 square feet, the central portion and the wing portion of the house reaches three stories. The plan is rectangular with a shallow protruding three-story wing with roof ridge on the north facade. There is a 36'x14' porch extending across the east facade and a staircase which functions from the first to the third floor is contained in the south elevation.

The principal elevation is east facing on Lincoln Street, however the building was designed to be best viewed from the Northeast corner encompassing the shallow wing with the hipped roof ridge. Viewed from this direction, the house provides a picturesque appearance of pinnacles and steeply-pitched hip roofs with a candle-snuffer roof over the main section, tall elaborated chimneys and two wall dormers extending through the cornice line. The open-sided roofed porch has five semi-circular tudor arches with carved pilasters facing the east and large arches to the north and south. The original wooden front door is four feet wide with no storm door. On the second floor there are two windows on each side of a smaller window which has a gothic basket-handle-arched hood mold with label stops. On the third floor the basket-handled arches over the wall dormers are decorated with shell and fleur-de-lis motifs.

The primary window type employed throughout is two narrow vertical units with smaller transoms above forming a cross.

Two tall elaborated stone chimneys decorated with low relief stone carvings articulate the roof lines of the house; one on the south side and one toward the rear of the house on the north. The steeply-pitched principal roof has copper flashing and very wide copper guttering. The stone cone-shaped pinnacles are missing on the two dormers that break the eastern roof plane. These two dormers light the third-floor ballroom.

The steepest roof is on the north and is lit by a dormer with three stone finials. Tracery decorates the continuous stone cornice around the roof line.

The Walnut Street facade is oriented to the north. The house's asymmetry is evident from a three-quarter view at this facade. From the three-story principal building mass, a three-story wing placed at a 90-degree angle from the main house. At the juncture of the two building masses is a shallow recessed area containing the side door entrance.

The west elevation faces an alley and has a covered 14x14 porch on the Southwest corner of the house.

In general the house retains nearly all of its original integrity through few alterations. There have been no modern additions to the exterior of the home but the original 20'x21' garage was demolished in September, 1978 and replaced by a 22'x22'x10' garage.

The House Interior

First Floor

The interior was finished as a complete ensemble at the time of construction. the decorative elements of detailed wood surfaces. The molded wood fireplace surround in the living room is decorated with sunflowers and swallows. The fireplace surround in the library is decorated with garlands and vegetables, fruit and roses.

The rectangular house with wing is organized around a central hall that extends from the front door on the east to the kitchen on the west. There are six principal rooms on the first floor, six bedrooms on the second floor and a ballroom and two servants rooms on the third floor with a small room hidden near the attic.

There are oak floors throughout. Each room has a cove at the transition from the wall to the ceiling. This cove is beneficial for the heat convection and keeps the rooms at a steady temperature. The main staircase is to the right as you enter the house connecting the central hall on the first floor with the central hall on the second floor.

The main hall is surfaced with tongue-and-groove oak flooring which was original to the house. To the left as you enter, is the living room which contains a fireplace set diagonally in the Southwest corner. The fireplace has a brown glazed firewall with a hearth and wooden surround decorated with low relief sunflowers and swallows. To your right is the music room.

As you continue down the hallway towards the back or west side of the house, to the left is the library which contains another fireplace set on the diagonal in the Southeast corner. The wooden surround on the fireplace is decorated with low relief vegetables, fruit and roses.

The dining room occupies the square-shaped north wing of the house to the right of the main hallway as you continue toward the kitchen on the west. This room contains the original chandelier.

Access to the kitchen is provided by a single door. A former pantry and the entire kitchen have been completely remodelled.

Second Floor

There are six bedrooms on the second floor with a large laundry area in the hallway. In general plan they correspond to the configuration on the first floor. Situated above the main hall downstairs is a long hall which has been covered with carpeting. The north bedroom above the dining room is lit by four windows.

Third Floor

The third floor can be reached by the rear service stairs. This staircase services all three floors and continues into the basement. The third floor ballroom occupies the east section of the house and is illuminated by the dormer window with transoms which are shaped like crosses. The oak floor is intact but covered with carpeting.

Current Condition

The house has been occupied since it was originally designed and built by the architects William Le Baron Jenney and William Bryce Mundie. The Gates lived there from 1894 to 1905, the Weddell family with six children lived there from 1905-1930. Haaken B. Groseth from 1946-1958. William Kimball Jr. from 1958-1970. A. C. Whittle from 1970 to 1975. Lee and Sharon Boye from 1975-1991. Mr and Mrs Anthony J. Bittman from 1991 to present.

The interior retains a good deal of its original integrity despite alterations. Two of the original four molded fireplaces remain. Three and a half bathrooms have been added. The kitchen has been completely remodelled. The original furnishings other than the chandelier have been sold.?

The roof and the exterior of the Gates house appear to be serviceable, there are missing finials. The original garage was demolished and in its place a garage was built with approximately the same square footage.

The House as a Symbol or Prosperity

The William D and Ida M. Gates House is among a declining number of properties in what was once a fairly extensive district of late nineteenth century homes. The residential development of this area during the late nineteenth century coincided with the continued prosperity of grain, lumber and railroad interests in Hinsdale. The house was begun in 1893 and the house reflects the rewards of the American Terra-Cotta Company's effort and accomplishments.

The creation of the Gates House was recorded in the Inland Architecture and News Record 1894, Volume 23 Number 1

The Architects William Le Baron Jenney and William Bryce Mundie

The Gates house has been attributed to the architectural firm of the famous William Le Baron Jenney and W. B. Mundie. Jenney was the senior partner and built what has generally been acknowledged as the first building of the Chicago School of Architecture, the first Leiter Building in 1879; a building that had an iron pilaster on the inside face of the masonry piers to support the timber floor girders.

French influences generally dominated American architecture and architectural education after the Civil War and Jenney was especially interested in what Paris had to offer. He studied at the *Ecole Centrale des Arts and Manufactures* in Paris and after returning to the United States he worked as a designer for the firm of Olsmsted, Vaux and Co., in 1868. As one of its designers, he was inspired by the Parisian commuter suburb of Le Vesinet to help design the Chicago suburb of Riverside. The formal design of Douglas, Garfield and Humboldt parks was the work of Jenney. As a highly competent architect and engineer and with extensive experience as an engineer in the United States Army, he became a kind of father figure to a whole generation of prominent architects that flourished in Chicago in the last two decades of the nineteenth century.

Mundie joined Jenney as he was building the Home Insurance Building on the Northeast corner of LaSalle and Adams. The Home Insurance Company is commonly credited as the first metal skeleton frame building which was built in America. Between the two of them they designed and built twelve significant buildings in the Chicago. Both men received metals from the World's Columbian Exposition in 1893.

The quality that made Jenney different from Root, Sullivan and most of the other Chicago architects was his classicism. In designing his homes, Jenney adhered to the American Tradition of romantic-rationalism. What lay behind Jenney's uniqueness? There are many sources.

Jenney's puritan New England background was a factor. He had seen skeletal huts of the South Pacific. He had seen Viollet-le-Duc's interpretation. He knew the Titus Salt Factory. The fact that he adapted the classical mode to commerical architecture was most surely the result of his French training. The Second Leiter building was Jenney's masterpiece. The first of the high buildings to exhibit the trend toward the use of pure form. He was a contemporary of Horatio Greensough. Jenney was a west-sider, he lived in the suburb of Riverside which he helped to design. It has long been regarded as one of the best planned smaller communities in the U. S. He was proud of the Grace Episcopal Church that he designed prior to the great Chicago fire. He was a professor at the University of Michigan.

Generally the architecture of Jenney and Mundie was not constrained. They carried the traditons of the romantic rationalist movement into the Romanesque Rivival. Jenney and Mundie also worked in the wooden development of the Richardsonian architecture now generally known as the Shingle Style.

The architect attempts to make the house of even a rich man look like a homerather than a palace, and that there is very little ostentatiousness of the riches. Jenney designed St. Paul's Episcopal Church in Riverside.

The Client: William D. Gates

Mr. Gates was president of the American Terra-Cotta company which made the Teco pottery and supplied terra-cotta. The influence of the American Terra-Cotta Company and Ceramics Co. extended across the entire country with projects executed in forty-seven states and 967 cities in the U.S. and Canada. He was himself an accomplished potter credited with 164 Teco designs. In the Chicago area the company provided ornament for Chicago's Garfield Park Fieldhouse and examples of his terra-cotta remain on structures designed by W.Le.Baron Jenney, Howard Van Doren Shaw and Frank. Lloyd. Wright.

Compiled with information from the Historical Society.

Rebecca Bucholt
May, 1998

Written 12-97

HINSDALE HISTORICAL SOCIETY
HISTORIC SITES RESEARCH SUMMARY REPORT

Current Owner: Mr. and Mrs. Anthony J. Bitman, Jr.
Street Address: 134 North Lincoln
Date of Report: September 5, 1996
Year Home believed to have been built: 1893

Legal Description of Property: Lot 11 (except the South 70 feet as measured on the West line) in the Resubdivision of Lots 5 and 6 in Block 7 in Stough's Addition to Hinsdale, and the North 10.2 feet of the West 30.64 feet as measured on the West and North lines of the South 70 feet. This description became effective with the May 25, 1970 transaction.

Stough's Addition to Hinsdale was filed May 28,1868 and encompassed the South one half of the South West Quarter of Section 1, Township 38 North, Range 11 East of the Third Principal Meridian.

Lots 5 and 6 in Block 7 of Stough's Addition extended from Lincoln to Vine Street and Maple to Walnut and were the site of the Stough home. On December 12, 1878 Oliver J Stough and and Jennie P Sough sold to David K Greene of New Bedford Massachusetts a part of Block number seven in Stough's Addition to Hinsdale (Plat book 2 page 2) described as follows:
"The part of said block intended to be hereby conveyed being bound on the North by Walnut Street, on the East by Lincoln Street, on the South by Maple Street and on the West by Vine Street and being 11 chains and 70 links in length East and West and 7 1/2 chains in width North to South,-- together with two story frame dwelling house with stone cellar and the frame barn and carriage house **** ."

The attached Property Transaction Worksheet lists the sellers and buyers of the property between 1878 when it was sold by O. J. Stough to 1991 when it was purchased by Mr. and Mrs. Bitman, and includes summaries of the property descriptions at the time.

On October 29, 1878 Mr. and Mrs. Stough filed the resubdivision of Lots 5 and 6 in Block 7.

On October 26,1885 Mehitable B. Greene, widow of Daniel K. Greene and other heirs sold lots 11 to 22 in the resubdivision to Daniel K Pearsons.

Lot 11 was on the corner of Lincoln and Walnut streets and the dimensions were approximately 165 by 165 feet. This lot was sold to W. D. Gates in February 1893

The attached Property Tax Worksheet lists the assessed values for these properties in significant years between 1886 and 1900.

In 1886 the assessed value of Lots 5 & 6 was $2500, a high figure compared to other lots in Stough's Addition at the time. We know this was improved property because of this value, and the sales records listing buildings on the site..

The property continued to be identified by the Assessor as Lots 5 & 6 in 1891 and 1892 and the value had increased to $3500.

In 1893 Lot 11 in the resubdivision of Lots 5 & 6 was assessed at a value of $250. This is similar to the values of other unimproved lots in this part of the Village at the time. The assessed values are normally based on the condition of the property in the preceding year. By 1894 the assessed value had increased to $1500 (based on the condition of the lot in the preceding year) indicating that a house had been built on the lot in 1893. The assessed values of the lot continued in the range of $1300 to $1500 until the turn of the century.

The Timothy H. Bakken book HINSDALE, published in 1976 states on pages 213 and 214 that William Gates, "president of the American Terra-Cotta Company" moved the house from the site of the World's Columbian Exposition to its present location in Hinsdale. It seems unlikely that this house could have been dismantled after the Exposition closed in late 1893 and re-erected in Hinsdale in the same year. John Ziegweid who has done extensive Hinsdale history research has looked into this question in some detail and has informed the Historical Society that he can find no evidence that this house was part of the Columbian Exposition. In his research he found in the Chicago Historical Society a picture of this house and the floor plans in the Inland Architect and News Record Volume 23 Number 1 issued in 1894. These were submitted by W.B.Jenney and W.B. Mundie, architects to this architects journal. A copy of this document printed from the microfilm record is attached.

The book, VILLAGE ON THE COUNTY LINE , by Hugh G. Dugan published in 1949 says of William P. Gates that he "was president of the American Terra Cotta Company. He built and lived in the terra cotta house at the southwest corner of Walnut and Lincoln. There were five or six Gates children."

The discussions may continue as to whether this house was first erected as part of the Columbian Exposition. However the weight of the evidence indicates that it was designed and built for W. P. Gates on its present site, and no evidence has been found to support the Exposition story..

HINSDALE HISTORICAL SOCIETY
PROPERTY TAX WORKSHEET
134 North Lincoln Street

Year	Name of Person Assessed	Amount Assessed	Property Description
1878	On October 29 Oliver and Jennie Stough filed Resubdivision of Lots 5 & 6 in Block 7 of Stough's Addition to Hinsdale.		
1886	Daniel K Pearsons	$2500	Lots 5 & 6 in Block 7 of Stough's Addition The O.J. Stough home and outbuilding were on Lots 5 and 6.
same	O.J. Stough	$250	North half of Lot 1, Stough's addition
"	"	$315	South half of Lot 1 " "
"	"	$100	N 1/2 Lot 2 " "
"	"	$350	S 1/2 Lot 2 " "
"	"	$350	S 1/4of N 1/2, & S 1/2 Lot 3 Stoughs Add
"	"	$360	N3/4ofN1/2of Lot 3 and S 1/4 of Lot 4 of Stough's Addition to Hinsdale
"	"	$40	N 3/4 of Lot 4 of Stough's Addition
"	"	$400	Lots 7,8,9,10 of Stough's Addition
1891	Daniel K Pearsons	$3500	Lots 5 & 6 in Block 7 of Stough's Addition
1892	" "	$3500	" " " " " "
1893	W. D. Gates	$250	Lot 11 in Resubdivision of Lots 5 & 6 in Block 7 in Stough's Addition
1894	" "	$1500	same as above
"	Daniel K Pearsons	$250	each of Lots 12 through 16 in Resub of Lots 5 & 6 in Block 7, Stough's Addition
1895	W. D. Gates	$1500	Lot 11 in Resubdivison of Lots 5 & 6 in Block 7 of Stough's Addition
1896	" "	$1300	same as above
1900	" "	$1300	same as above

HINSDALE HISTORICAL SOCIETY
PROPERTY TRANSACTION WORKSHEET

DESCRIPTION OF PROPERTY: 134 North Lincoln: Lot 11 in resubdivision of lots 5 and 6 in Block 7 in Stough's Addition to Hinsdale

Document number	GRANTEE buyer	GRANTOR seller	instrmnt	date instrmnt date filing	payment	book / page	PROPERTY DESCRIPTION
25995	David K Greene	Oliver J Stough	WD	12-12-1878 12-18-1878	$20,000	344 47	part of Block 7 of Stough's Addition to Hinsdale
35107	Daniel K Pearsons	Mehitable B Greene	WD	9-29-1885 10-26-1885	$10,000	57 332	Lots 11 to 22 in Resubdivision of Block 7 Stough's Addition
52017	W D Gates	Daniel K Pearsons	WD	2-6-1893 4-27-1893	$3,300	62 453	Lot 11 in Resub of lots 5 & 6 in Block 7 in Stough's Addition
60742	Ida M Gates	W D Gates	WD	1-28-1896 1-29-1896	$1	79 150	same as above
87162	Mary G Weddell	W D & Ida Gates	WD	3-26-1906 4-9-1906	$20,000	98 137	same as above
357066	Chicago Title and Trust Company	Mary G Weddell	deed	3-23-1935 4-1-1935	$10	301 289	same as above
502549	Haaken B Groseth	Chicago Title and Trust Company	deed	5-15-1946 7-22-1946	$10	482 645	same as above
869503	William Kimball Jr	Haaken B Groseth	WD	1-3-58 1-30-58	$10	906 486	same as above
70-19384	A C Whittle	William Kimball Jr	WD	5-25-1970 6-16-1970	$10	none	Part of Lot 11 in Resub of lots 5 & 6 in Block 7, Stough's Add.
75-49507	Lee A Boye	D C Whittle	deed	8-27-1975 9-16-1975	$10	none	same as above
86-840176	Sharon Boye	Lee A Boye	deed	7-29-1986	$10	none	same as above
91-47015	Harris Bank of Hinsdale	Sharon Boye	deed	4-26-1991	$10	none	same as above

The William P. Gates Home
134 N. Lincoln
1893

Imagine the house of the future in 1893. That was the year Mr. Gates, President of American Terra Cotta Company, built his terra cotta house. It is a Victorian version of the Chateau Du Buis in France.

This home has the spacious elegance so typical of many of the large Hinsdale homes. The first floor contains a music room, living room, library, dining room, breakfast room and kitchen. There are six bedrooms, two rooms for servants quarters, and a small room hidden up near the roof.

The walls are all double brick with terra cotta on the outside. To help support the house, the basement is divided into rooms exactly the same size and shape as the rooms on the first floor. The roof was originally slate with very wide copper gutters.

The dining room still contains the original chandelier. The home originally had four molded fireplaces. Only two remain--one in the living room with sunflowers and swallows on it, and another in the library decorated with softly painted garlands of vegetables, fruit, and roses. The woodwork is mahogany and oak. Mr. & Mrs. Lee Boye, who recently purchased the house, are currently restoring it. After removing layers of paint, they discovered beautiful, ornate hardware on the doors.

After the Gates family moved, the Weddells lived here from 1905 until the late 1930's. According to Iris Weddell White, a daughter, the Weddells had six children and a collie named Brun. They loved to play crocodile on the great staircase, and when they got older, they often terrified the neighbors by walking around the edge of the roof on the wide copper gutter. Mother would stand on the porch and bellow their names and they would all come running and stand at attention.

Marshall Field's decorated the home when the Weddells first moved in. They added five bathrooms to the existing 1½. Beautiful peacock wallpaper designed by William Morris, who designed the Morris chair, was hung in the dining room. As Iris Weddell became older, she became an accomplished artist and painted murals on the dining room wall of the lovely garden next to the house, which was filled with exotic plants and magnolias, as well as a fountain in front of the home.

Mr. T. R. Weddell was publisher of "The Insurance Post" and served as President of the Hinsdale Club in 1925. Mary Weddell headed the sewing department of the Hinsdale Branch of the Red Cross during WWI. Mac Weddell, a son, was one of the first casualties from Hinsdale, and the Weddells were actively involved in building the Memorial Building.



William P. Gates Home, 1893

Hinsdale Wom. Club cookbook 1977 (author unknown)

ARCHITECT/FIRM

SHARE

WILLIAM LE BARON JENNEY

Regarded as both an engineer and an architect, William Le Baron Jenney was influential in shaping Chicago's skyline



William Le Baron Jenney

Regarded as both an engineer and an architect, William Le Baron Jenney was influential in shaping Chicago's skyline. In 1867, Jenney arrived in Chicago and shortly thereafter began a practice that would not only impact building design but also influence a whole generation of Chicago architects.

Though he's known best for designing the unprecedented Home Insurance Building in 1885, Jenney began his career not as an architect but as an engineer. During his formative years, he traveled to San Francisco to take part in the gold rush, and toured the Philippines and South Sea. Having gained his interest in engineering during this time, Jenney returned to the United States and attended Harvard. Unsatisfied with his education there, he transferred in 1853 to the Ecolé Centrale des Arts et Manufactures in Paris to complete his engineering studies.

After working as a civil engineer for the Union Army during the Civil War, Jenney opened an office in Chicago, specializing in commercial buildings and public parks. Early on, Jenney's firm relied mostly on park planning commissions, including the creation of Humboldt Park, Douglas Park and Garfield Park. But that all changed in the wake of Chicago's Great Fire of 1871.



Home Insurance Building Permission of Inland Architect and Builder

Jenney's design allowed for more windows, which would provide light to the building's interior. It also greatly reduced the building's weight without sacrificing strength—an innovation that would later rewrite the rulebook for building tall.

Opened in 1885, Jenney's Home Insurance Building in Chicago further advanced the possibilities for iron construction. The building featured a hybrid construction of masonry cladding, iron beams and cast-iron connections to reinforce the internal structure, which resembled a grid-like skeleton. This method of lightening the load of the building's walls made the original 10-story design of the Home Insurance Building both innovative and influential.

Before his passing in 1907, Jenney would complete numerous commercial skyscrapers and mentor protégés including Daniel Burnham, Louis Sullivan, William Mundie, William Holabird and Martin Roche. Although the Home Insurance Building was demolished in 1931, many of Jenney's buildings—including downtown Chicago's Manhattan Building —still stand, though they're dwarfed by contemporary high-rises. Still, without William Le Baron Jenney's early innovations, Chicago's architectural legacy would not be the same.



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CHICAGO LANDMARKS

William Le Baron Jenney



A native of Massachusetts, William Le Baron Jenney (1832-1907) served as an engineer in the Civil War, where he designed fortifications at Corinth, Shiloh, and Vicksburg. He came to Chicago in 1867, forming the firm of Jenney, Schermerhorn and Bogart. Together with landscape architects Frederick Law Olmsted and Calvert Vaux, Jenney's firm helped develop Riverside, Illinois, the nation's first planned "railroad suburb." Jenney also was involved in the planning of Chicago's extensive boulevard system, most notably Douglas, Garfield, and Humboldt parks.

However, Jenney's greatest impact came in his role in the development of the steel-framed skyscraper, in such designs as the Leiter I Building (1879; demolished), the Home Insurance Building (1884; demolished), and the Leiter II, Ludington, and Manhattan buildings. Jenney's architectural office was a well-known training ground for young architects, including Daniel H. Burnham, William Holabird, Irving K. Pond, Martin Roche, and Louis H. Sullivan.

› Landmarks Home
› Architects

› Solon S. Beman
› William Boyington
› Daniel Burnham
› Walter Burley Griffin
› Holabird & Roche/Root
› **William Le Baron Jenney**
› George W. Maher
› Pond & Pond
› Schmidt, Garden & Martin
› Louis H. Sullivan
› Mies van der Rohe
› Frank Lloyd Wright

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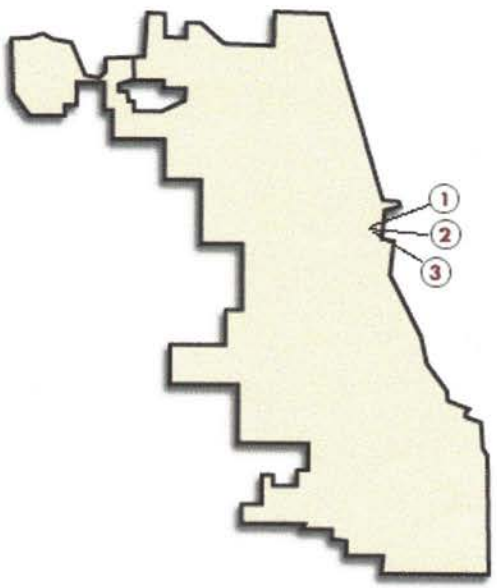

1. Leiter II Building
2. Ludington Building
3. Manhattan Building

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Born into a family of ship owners, William Le Baron Jenney grew up to become an inventor of building technologies. During the Civil War he served as an engineering officer, but by 1868 he was a practicing architect who had designed a Swiss Chalet style home with an innovative open floor plan - long before Frank Lloyd Wright worked with the concept.

Urban Design:

In addition to his building designs, Jenney made a name for himself as a town planner. With Olmsted and Vaus, he helped create the plan for Riverside, Illinois. Working in Chicago, Jenney designed West Parks, where tree-lined boulevards connect an extensive system of connecting parks.

Most Important Contribution:

Jenney's greatest fame came from his large commercial buildings. His Home Insurance Building in Chicago was one of the first buildings to use a metal skeleton for support. It became the standard for American skyscraper design. Jenney's skeleton-frame Manhattan Building was the first to achieve a height of 16 stories. His Horticultural Building was the largest botanical conservatory ever built.

Student draftsmen who learned from Jenney included Daniel H. Burnham, Louis Sullivan, and William Holabird. For this reason, Jenney is considered the founder of the Chicago School of architecture, and the father of the American skyscraper.

William Bryce Mundie (1863–1939)

February 8, 2013 · *by Admin.*



William B. Mundie, portrait, n.d. Elmer C. Jensen Papers, Ryerson and Burnham Archives, The Art Institute of Chicago.

Born in Hamilton, Ontario, William Bryce Mundie was the grandson of an early Scottish architect and son of a Toronto architect. He attended the Hamilton Collegiate Institute and had a three-year apprenticeship to an architect in Canada. In 1884, at the age of twenty-one he immigrated to Chicago and began working as draftsman for architect, engineer, and landscape designer William Le Baron Jenney. Most famous for his contributions to the development of the skyscraper, Jenney is also noteworthy for training and mentoring several significant Chicago architects. Jenney recognized Mundie's talent, and soon began promoting him, making him a full partner in 1891. The following year, Mundie married Jenney's niece, Bessie Russell Jenney.

The firm of Jenney & Mundie designed many notable buildings such as the Ludington Building, the New York Life Building (now known as 39 S. LaSalle St. Building) and the Horticultural Building at the World's Columbian Exposition of 1893. Jenney retired in 1905, and Mundie added a third partner, Elmer Jensen (who had begun working for them as an office boy). The firm was known as Jenney, Mundie & Jensen until Jenney died two years later. Mundie & Jensen took two senior draftsmen into partnership in 1936, and the firm became Mundie, Jensen, Bourke &

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Mundie was active in Chicago's professional architectural organizations. He was a charter member of the Chicago Architectural Sketch Club (later known as Chicago Architectural Club). He was a member of the Illinois Society of Architects (AIA), a Fellow of the American Institute of Architects, and also served successively as first and second vice president of the AIA.

Mundie was appointed as architect to the Board of Education in 1899, during a period of expansion and reform. The city's growing population and new compulsory education and child labor laws triggered rapid increases in student enrollment. A commission headed by renowned educator William Rainey Harper had recently issued a report outlining detailed recommendations for improvements to the board and its management of Chicago's schools. During his four-year tenure, Mundie produced many Classically-inspired schools that responded to these reform efforts. His work included the Chicago Parental School (no longer extant), Wendell Phillips High School, and Armour, Coonley, Hamilton, Patrick Henry, Plamondon, Darwin, Jungman, and Sullivan elementary schools.

This entry was posted in Architects and tagged Chicago Parental School, Sullivan Elementary School, Wendell Phillips High School. Bookmark the permalink.

« EDGAR D. MARTIN (1871–1951)

NORMAND S. PATTON (1852–1915) »

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THE TERRA COTTA HOUSE IS SOLD

On March 24, 1906 The Doings carried the news of a change in the village. What is arguably the most unique structure in town was going to be sold -- Hinsdale's famed terra cotta house.

William D. Gates built the wondrous house at 134 N. Lincoln in 1893 when he was president of the American Terra Cotta Company.



To support the weight of this massive structure, the basement was built with the same configuration as the first floor. The roof was originally slate with wide copper gutters. As a prank, Mr. Gates' children would frighten their neighbors by walking, periodically pretending to lose their balance, along these second floor gutters. The house features the repeated use of Fleur-de-lis and shells in an unusual design. What's remarkable about the house is that terra cotta was used in almost every part of its construction from the windows to the porch.

We'd like to debunk a rumor that has been floating around Hinsdale for as long as this house has been here. It is not true that this house was built for the Columbian Exposition in Chicago in 1893. It is merely a coincidence that this house was constructed in the same year. It was not disassembled, brought out here on railroad car and reassembled. John T. Ziegweid, Hinsdale historian, has thoroughly researched that possibility and assures us that it is not true.

In 1906 Mr. Gates sold this house to Thomas R. Wreddell, the insurance editor of the Record-Herald. In order to move to Hinsdale, Mr. Wreddell quickly sold his former home on Chicago's Michigan Avenue where he had lived for the past twenty-five years. And what a wonderful house he moved into!

HINSDALE POLICE MAKE THEIR FIRST ARREST USING AN AUTOMOBILE

With a little quick thinking and dose of luck thrown in, Hinsdale's police department made its first arrest using an automobile. On Tuesday, September 25, 1906 one of the men at Sedgley farm south of Hinsdale heard a horse crossing a lawn, checked the barn, and found that a horse was missing. He quickly notified the manager of Sedgley farm, W.E. Janes, who in turn called Officer Nicholson, Hinsdale's chief of police. Nicholson wasted no time in commandeering a car owned by local dentist, Dr. A. W. Morrow. The car, called a go-devil, was quickly filled to capacity with a posse consisting of Officer Nicholson, Mr. Janes, Dr. Morrow, Henry Nicholson and Carl Schwrem.

The Doings reported that "by exceeding the speed limit down the Joliet road they headed their man off at Lyons." Imagine the surprise on the thief's face. He "offered no resistance and admitted his guilt." He also confessed to stealing a phaeton and harness from Grey's stables and to stealing another horse and harness from Sedgley farm on September 1st.

After the stolen goods were located and returned, the thief was bound over to the grand jury with bail set at $1,000. What an eventful night it was when a car packed with Hinsdaleans sped through the dark in hot pursuit of a horse-thief!

March 24 Thomas R. Wreddel buys the terra cotta house at 134 N. Lincoln from W.D. Gates.

April 18 In San Francisco a powerful earthquake kills 452 people and causes $350 million worth of damage.

April 29 Schmidt's grocery store on Quincy St. in West Hinsdale is completely destroyed by fire.

May 22 The Wright brothers, Orville & Wilbur, patent their improved airplane.

May 26 Enforcing a new ordinance prohibiting the consumption of alcohol in public places, Officer Nicholson makes a number of arrests.

June 30 Thanks to Upton Sinclair's novel, "The Jungle," the U.S. Pure Food and Drugs Act and the Meat Inspection Act are passed.

July 14 Due to the recent San Francisco earthquake, the Sunset Magazine Co. lost part of its subscription list. Hinsdaleans, therefore, are asked to notify the company if magazines are not properly received.

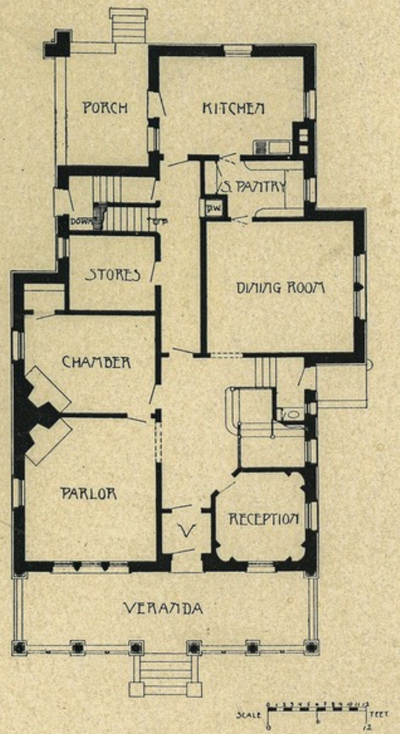
July 26 As part of the Chicago Automobile Club's reliability test, 84 cars are driven down Hinsdale Avenue between 2 and 5 p.m.

Aug 25 While playing with a neighborhood Collie named Caesar, Officer Nicholson receives a serious cut on the hand which later becomes infected.

Sept 1 Hinsdale police make their first arrest using an automobile.

Oct 14 The Chicago White Sox defeat the Cubs to win the World Series four games to two.

Dec 24 Massachusetts is the site of the first radio broadcast of music and voice.



FIRST STORY

SECOND STORY

J.W. JOHNSON '94

·RESIDENCE · FOR · Mr · W · D · GATES · HINSDALE · ILL · W·L B·JENNEY · W·B · MUNDIE · ARCHITECTS · CHICAGO·ILL ·

HISTORIC GATES — THEN AND NOW



Before the Bill Gates of Microsoft fame, Hinsdale had its own William Gates -- and he lived in what is known as "The Terra Cotta House."

William Day Gates was born in 1852 in Ohio but moved with his parents to McHenry County, Illinois, as an infant, where his family became the largest landowner in Nunda Township. Upon graduating from Wheaton College, William married Mae Babcock of LaGrange. He continued his education at the Chicago College of Law, and practiced in that profession until 1887.

Gates's lifelong passion began with the purchase in 1880 of a parcel of property in Nunda Township that included an 1849 Greek Revival farmhouse and 76 acres of farmland, on which he discovered large natural clay deposits. The Great Chicago Fire nine years previous had created a demand for fire-proof materials; young Gates seized the opportunity by founding a tile-making company.

Eventually named The American Terra Cotta and Ceramic Company, the business prospered. The site grew to include twenty kilns and twenty five buildings. Gates embodied the ideals of the Arts and Crafts movement of the late nineteenth century, which promoted the appreciation of art in daily life. His company had much of the feeling of a commune -- he encouraged his workers to establish a cooperative meat market, and Gates, himself, purchased bulk quantities of coal which he resold to his employees at cost. His workers built a chapel of terra cotta where Gates led church services on Sundays, and though residing in Hinsdale, he visited the factory weekly, and in summers lived in a farmhouse overlooking it.

Gates's interests were equally divided between his architectural terra-cotta work for such well-known architects as Louis Sullivan and George Grant Elmslie and his famous art pottery, known as Teco. A skilled potter himself, Gates held dear the ideal that art should be affordable to all. "It is my earnest desire," he wrote, "to put into each and every home a vase of my make ... that I can so feel that I have, in this way, done something lasting, and have contributed to the homes and happiness of my generation." While Teco pottery has enjoyed a burst of popularity over the last few years through exhibitions and publications, the architectural terra cotta work of the American Terra Cotta and Ceramic Company is relatively unkown and largely unsung.

In 1928 Gates built a new home, Trail's End, in Crystal Lake. The house was constructed inside and out of terra cotta. The glazed terra cotta exterior featured a huge arched window encompassing one wall with French doors leading out onto an expansive wooded property highlighted by large Teco vases, urns, and a bridge faced with Teco tiles.

Despite a persistent rumor that Gates's Hinsdale home was constructed as an exhibit for the Columbian Exposition, no documentary proof has been unearthed by Hinstorical Society volunteers who have conducted extensive research on it.

Source: Historic Illinois, December, 1993

Chicago Tribune 8/22/93



Tribune photos by Jerry Tomaselli

Jim Heisler stands outside the V.J. Knox Building in Crystal Lake, which is decorated with elaborate terra cotta work.



This lion gargoyle was another American Terra Cotta.

'It's just molded, gla pottery, but the designers and the famous names ar what make it valua today.'

John Toomey, owner of John Toomey Galler

Not just a pretty facade

Worlds of art and architecture both owe a lot to American Terra Cotta

By Helen J. Anderson
SPECIAL TO THE TRIBUNE

All fairs are wonderful vehicles for pitching products, and the 1893 World's Columbian Exposition on Chicago's lakefront was no exception.

In the huge Building of Manufactures and Liberal Arts, which spanned nearly 40 acres, visitors had a chance to check out terra cotta, the latest craze for exteriors and interiors of houses, factories and offices.

Some 50 miles northwest of the fairgrounds, a fledgling firm in McHenry County was manufacturing the burnt-clay hollow blocks for what would become world famous buildings. And it was turning out an art pottery called Teco that came to be coveted a century later.

The American Terra Cotta & Ceramic Company, one of the Midwest's "big four" producers, had a sales office in downtown Chicago. But its factory was at Illinois Highway 31 near the hamlet of Nunda, conveniently close to a Chicago & North Western railroad stop was dubbed "Terra Cotta," by the company's owner, William Day Gates.

Today, vestiges of that firm's role in art and architecture remain throughout the Chicago area and particularly in McHenry County. Walk along Williams Street just south of Woodstock Street in Crystal Lake and look for the gargoyles, frescoes and other fancy molded terra cotta work supplied by American Terra Cotta. Visit the McHenry County Historical

SEE TECO, PAGE 4

INSIDE



Hot time in Schaumb

Hockey enthusiasts find a way to favorite sport year-round: roller

Page 5.

Teco

CONTINUED FROM PAGE 1

Society, where there are several pieces in its collection. And if you stop at Heisler's Bootery in Crystal Lake and talk to Jim Heisler, he'll be able to direct you to even more.

Indeed, Terra Cotta's fame spread beyond McHenry County.

"With its superior clay beds and abundant spring-fed water supply, the outlying site was ideal," says Tim Samuelson, who has been with the Commission on Chicago Historical and Architectural Landmarks since 1983. "Manufacturing molded terra cotta was a labor intensive process. You had to have a lot of room to make, dry and store the product. And, of course, the nearby railroad stop was a definite plus."

Gates, a Chicago lawyer, was a savvy gent. In 1881 he bought a mill that sat on clay beds north of what is now the city of Crystal Lake, refitting it with steam pipes, kilns, kiln sheds and an engine house. But he left the mill stones intact for use in grinding terra cotta "flour" for ornamental work.

He named his new company the Spring Valley Tile Works, later changing it to the Terra Cotta Tile Works, and finally to the American Terra Cotta & Ceramic Company, to reflect the manufacture of architectural terra cotta (which was made in a variety of colors) as well as glazed structural facing tile and Teco pottery.

According to Samuelson, the plant initially manufactured drain tile and pipe, which were important in reclaiming swampland in McHenry and Kane counties for agricultural use. Drainage districts were established as taxing bodies, and the author of "The History of McHenry County" published in 1885 devoted an entire chapter to the benefits of tiling, recommending Gates' product.

Meanwhile, Chicago was rising from the ashes of the Great Fire. Hemmed in by Lake Michigan on the east, the Chicago River on the west and north, and railyards on the south, the city's center could only grow skyward. Architect-engineer William Le Baron Jenny made that skwyard growth possible, using iron girders capable of supporting many floors in his design of the Home Insurance Co. Building, the world's first skyscraper, which was built in 1884 on the site of what is now the La Salle Bank Building at 135 S. La Salle Street.

"With the advent of the steel-framed skyscraper, terra cotta really took off," says Samuelson, an authority on historic buildings and an avid collector of architectural pieces of the past. "Because the blocks are hollow—only an inch or so thick—they're lightweight, and the material is fireproof, which was of prime importance to post-fire Chicagoans. In short, the molded pieces were ideal for the exteriors of tall buildings."

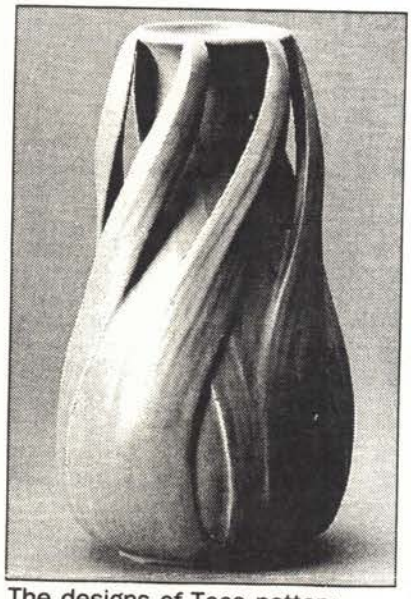
Gates soon became interested in more than just making tile to drain swamps. He turned his attention to producing architectural terra cotta by mixing clay, water and the muscle of his laborers to mold the mixture into artistic designs.

"Terra cotta is a clay product made from a combination of clay, water and grit, which is used to 'bulk up' the mixture," Samuelson says. "Architects' designs were modeled in clay, and plaster molds were made from the clay models. Then the clay, water and grit mixture was pressed into the block-like plaster molds. After a glaze was applied, the pieces were fired at high temperatures in large kilns and cooled slowly over a period of days, then packed and shipped to the building sites. To prevent warpage, individual blocks were seldom larger than two feet square. Large elaborate ornaments were composed of a number of smaller pieces."

Besides Gates, local firms supplying Chicago with terra cotta were Chicago Terra Cotta Co. and Northwestern Terra Cotta Co. in Chicago, and Cicero's Midland Terra Cotta Co. These firms supplied construction materials for several buildings, including the Rookery Building, the Reliance Building, the Wrigley Building and the Calumet Plant of R.R. Donnelley & Sons Company, among others.

Gates also sold his decorative building product locally. Examples of it can be found in banks, factories, stores, schools and service stations throughout McHenry County. A walk today along history-trimmed Williams Street just south of Woodstock Street in Crystal Lake reveals gewgaws and gargoyles, frescoes and other fancy molded terra cotta work supplied by American Terra Cotta. Reflecting an era in which elaborate design was sought and appreciated, two small lions guard the entrance to Trail's End on Terra Cotta Road, Gates' last residence, which was just outside of Crystal Lake.

Earlier, Gates had lived in Hinsdale, where he showcased terra cotta construction by building an 18-room mansion for his family in 1894. While he conducted his law practice and manufacturing business, his wife, Ida, speculated in real estate in the village's Lincoln Street area.



The designs of Teco pottery were radical for their day.

He joined the Chicago Architectural Sketch Club, later the Chicago Architectural Club, where he hob-nobbed with those who helped create the Chicago school of architecture—Louis H. Sullivan, Dankmar Adler, William Le Baron Jenny, Frank Lloyd Wright and the director of the Columbian Exposition, Daniel H. Burnham.

And Gates encouraged his architect friends to submit designs for architectural terra cotta and for Teco, the decorative pottery he added to his product line circa 1890.

"Art pottery was one of William Day Gates' passions, but it evidently was not terribly profitable," says John Toomey, owner of the John Toomey Gallery in Oak Park. "It's just molded, glazed pottery, but the designers and their famous names are what make it valuable today."

Among the names associated with Teco pottery are Frank Lloyd Wright, Fritz Wilhelm Albert, Jeremiah Kiested Cady, William J. Dodd, George Robinson Dean, George Grant Elmslie and William Bryce Mundie.

"It was pretty radical design for that time," says Toomey. "It was the beginning of modern design, where the designs themselves were an integral part of the pieces, rather than applied to them.

"These forms were organic or architectural. What Teco was really known for, and what separated it from the products of other manufacturers, were the architec-

tural and organic designs—leaves, petals and lilies, for example," he says.

According to Toomey, Teco pottery "caught on very quickly. At first it was perceived to be rare, but as interest grew, people began to come forth with it. And of course supply will affect the market. Gates was prolific," he says.

Dean C. Cunat agrees. Cunat, who is vice president of Terra Cotta Realty Co., a division of TC Industries, which now occupies the old American Terra Cotta site, says, "The factory produced an amazing variety of things—sugar bowls and creamers, ash trays, door stops, bookends, candlesticks, jardinieres, garden urns, lamp bases and bird baths in several designs. One of the bird baths is in the front yard of a Crystal Lake home; I've told the owners if they ever move, I'd like to buy it."

Adds Toomey, "Certain examples of Teco are collectibles, while others could be classified as art forms. Generally, vases are the most desirable; whether or not they contain flowers, they have no purpose other than to be looked at, just like paintings. Although the pottery was produced in different colors and glazes, plain old green is probably the most sought after because it's best known for that color."

Depending on the designer, Teco pottery can bring anywhere from $100 for an ash tray to several thousand dollars for other objects, according to Toomey, who holds auctions at his gallery several times a year.

"Of course, if you have something by Frank Lloyd Wright . . .," he says, leaving price to the imagination.

One person who undoubtedly helped renew interest in Gates' art pottery is Sharon S. Darling, former curator of decorative and industrial arts at the Chicago Historical Society, and now director of Motorola's museum in Schaumburg, which she helped organize.

Her interest in the origins of furniture, metal, glass and ceramics as well as the people who produced them led her to curate major exhibitions and write books that established the history of decorative arts in Chicago. In addition to writing articles on Chicago's architectural terra cotta, in 1989 she published "Teco: Art Pottery of the Prairie School" for the Erie Art Museum in Erie, Pa.

Some of her research for that book brought her to McHenry County and the Crystal Lake Public Library, which has on film copies of the Crystal Lake Herald and the Nunda Herald dating as far back as 1885. Her book is in the library's reference department.

There are, of course, other places to find examples of Terra Cotta's work in McHenry County. The McHenry County Historical Society in Union, some 20 miles west of Crystal Lake, has a modest collection of Teco on display, according to administrator Nancy Fike.

"The Teco we have is representative of the smaller pieces," says Fike. "We also have a fireplace surround from the home of Kristian Schneider, American Terra Cotta's chief designer. People can find company-related photos, news clippings, price lists and picture postcards in our library."

Adds Fike, "American Terra Cotta's beehive kilns were demolished to make way for a new corporate center for TC Industries, and the chapel is long gone, but you can still see traces of the old company town. The Terra Cotta School, one of the last one-room schools in McHenry County, is near the corner of Edgewood Road and Highway 31. It was last used as a school in 1962."

"My grandfather installed the coal stoker furnace in that school," says Heisler, who works at Heisler's Bootery in Crystal Lake. "If you drive north on Highway 31 and turn left on Squaw Creek Road you'll find yourself alongside the south boundary of TC Industries in the Village of Prairie Grove. Continue on to Old Squaw Creek Road and you'll see some of the homes America Terra Cotta built for its workmen.

"There's no doubt it was a company town, which wasn't unusual at that time. Pullman, Ill., and Kohler, Wis., are others that come to mind. There are all sorts of examples of terra cotta in Crystal Lake. An old, one-story office about the size of a three-car garage is just one of them.

"When I was a kid, the fields near the old plant would be piled three and four feet high with molds dumped among the trees and weeds. They had to put them somewhere, I guess," says Heisler.

"We were warned not to go near the molds because of snakes. Who knows whether there really were any?" says Heisler, who writes a weekly column on local history and other matters for a local newspaper.

Several circumstances led to the demise of American Terra Cotta & Ceramic Co., but it wasn't because workers didn't do a good job.

Never terribly profitable, the Teco decorative pottery arm of the company ceased production in 1922, a victim of changing tastes and the high cost of making models. During the Great Depression of the '30s, construction halted. When it resumed after World War II, architectural styles had changed and sleek aluminum, steel and glass buildings were the rage.

"It became too expensive to make clay products," says Cunat. "Gates sold his property to George A. Berry Jr. in 1934 and died the next year."

During World War II, the firm began turning out metals for military products; its last terra cotta products were manufactured in 1966, and today the site that first saw a mill, then a tile company, is now home to TC Industries, a steel processing company that serves heavy industry.

Appreciation of terra cotta and its patterns of the past lives on, however, well beyond McHenry County.

Teco and architectural terra cotta in the lobby of TC Industries' headquarters may be seen by appointment (815-459-2400).

The Chicago Historical Society at Clark Street and North Avenue displays a few pieces of Teco, according to Olivia Mahoney, acting curator of decorative and industrial arts.

The discovery of eight green-glazed terra cotta blocks behind a store on Chicago's North Lincoln Avenue made headlines recently. They're said to be perfect replicas of those used in the Louis Sullivan-designed facade of the Kelmscott Gallery.

Two years ago, Bortner & Bortner in Elgin began manufacturing a line of vases that pay tribute to seven manufacturers of art pottery during the Arts & Crafts period in America (early 1900s).

"Of the seven, the vase representing Teco probably comes the closest to being an actual reproduction," says Bret Bortner, company president. "It comes in a matte finish in green, blue, purple or yellow. We were pleased when the Frank Lloyd Wright Home and Studio in Oak Park bought several for display in the house and made them available in the gift shop."

The designs are now in the public domain and Bortner says he's considering producing more pottery in the manner of Teco.

It was, after all, terra cotta that put the face on the nation's cities and suburbs and its decorative art objects in homes throughout the United States. And an enormous amount of it came from the American Terra Cotta & Ceramics Co. in McHenry County.

... Mahoney said is debatable. And ... And, of course, not all of the male

HISTORIC ILLINOIS

ILLINOIS HISTORIC PRESERVATION AGENCY
DIVISION OF PRESERVATION SERVICES

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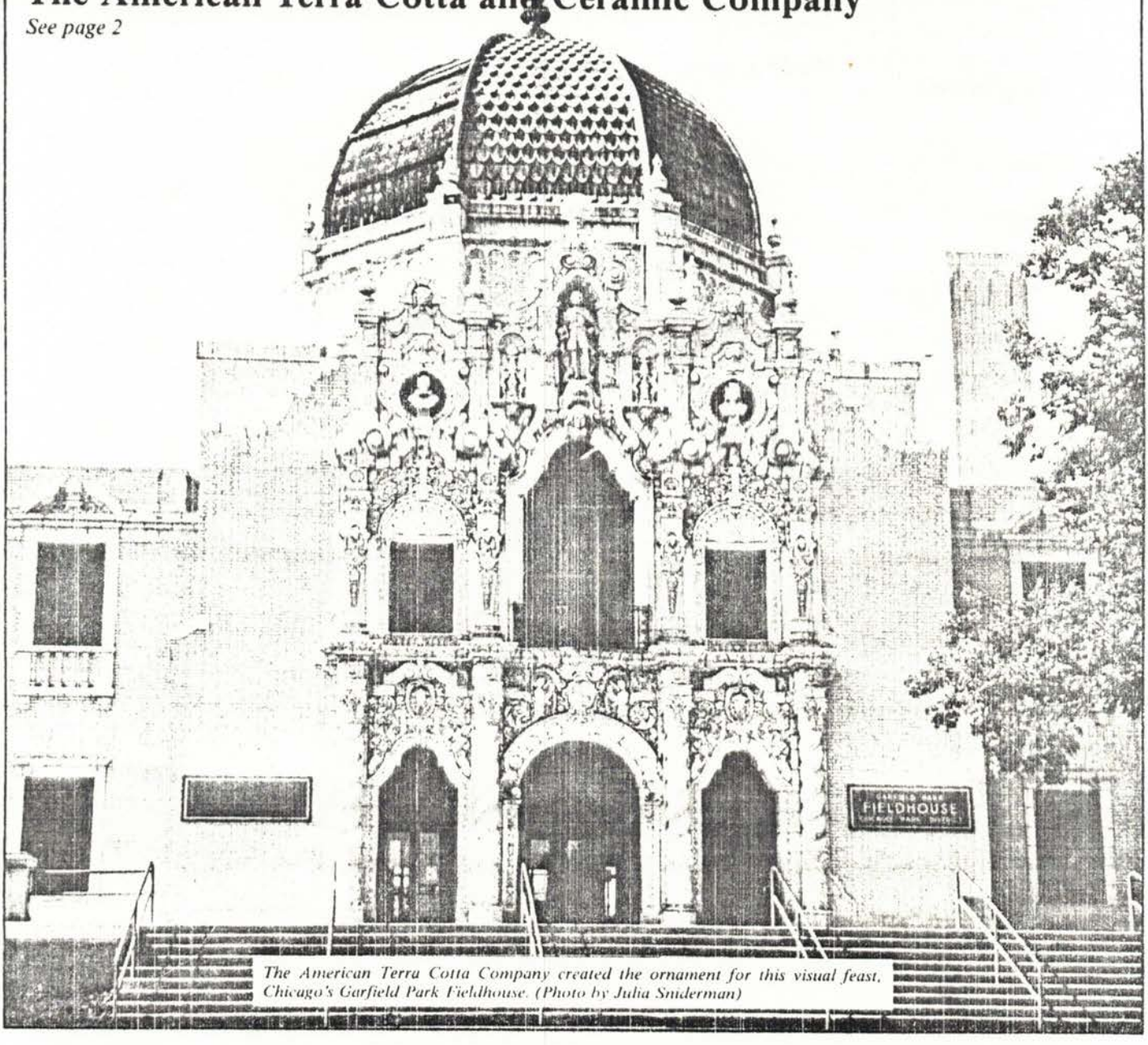
William Day Gates and The American Terra Cotta and Ceramic Company

See page 2



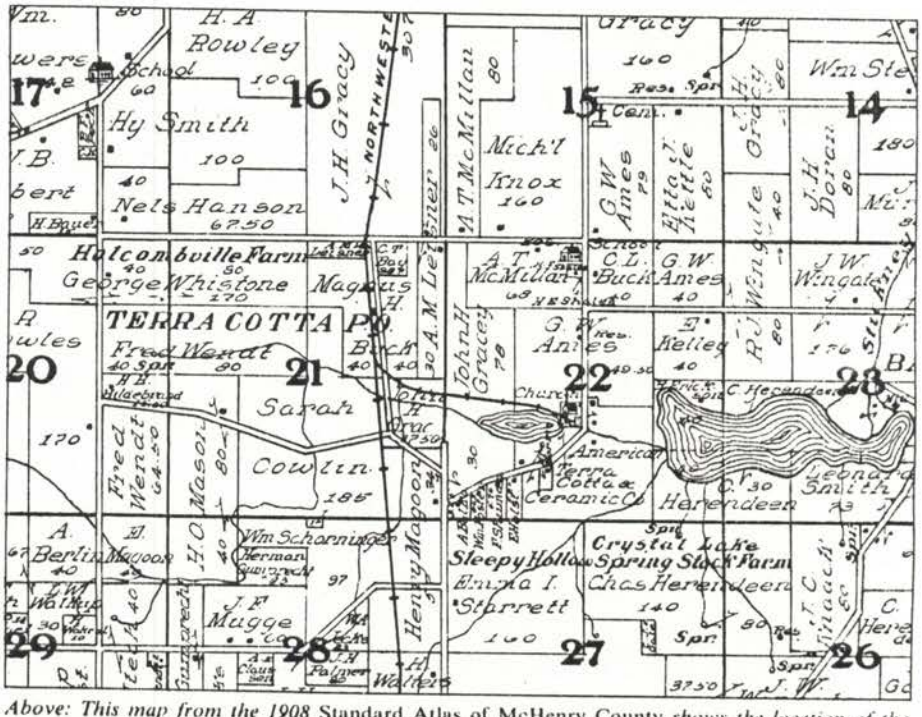
The American Terra Cotta Company created the ornament for this visual feast, Chicago's Garfield Park Fieldhouse. (Photo by Julia Sniderman)

134 N. Lincoln - Gates Bio

William Day Gates and The American Terra Cotta and Ceramic Company

The Crystal Lake area in McHenry County was predominantly farmland in the mid-1850s. As the area developed, it gained considerable popularity as a resort and recreational community as well, a trend which continues today. But for a golden period between 1880 and 1920, Nunda Township was best known for its thriving terra-cotta industry and as the home of William Day Gates's American Terra Cotta and Ceramics Company, which helped raise the techniques and manufacture of architectural terra cotta to an art form.

William Day Gates was born in 1852 in Ashland, Ohio, and moved with his parents, Simon and Sylvia Day Gates, to McHenry County when he was an infant. His family was the largest landowner in Nunda Township. William graduated from Wheaton College in 1877, and he continued his education at the Chicago College of Law, afterwards practicing law until 1887. He married Ida Mae Babcock of La Grange following his graduation from Wheaton College, and their family eventually grew to four sons and two daughters. His sons all took some role in the terra-cotta business either as managers, technicians, or inventors.

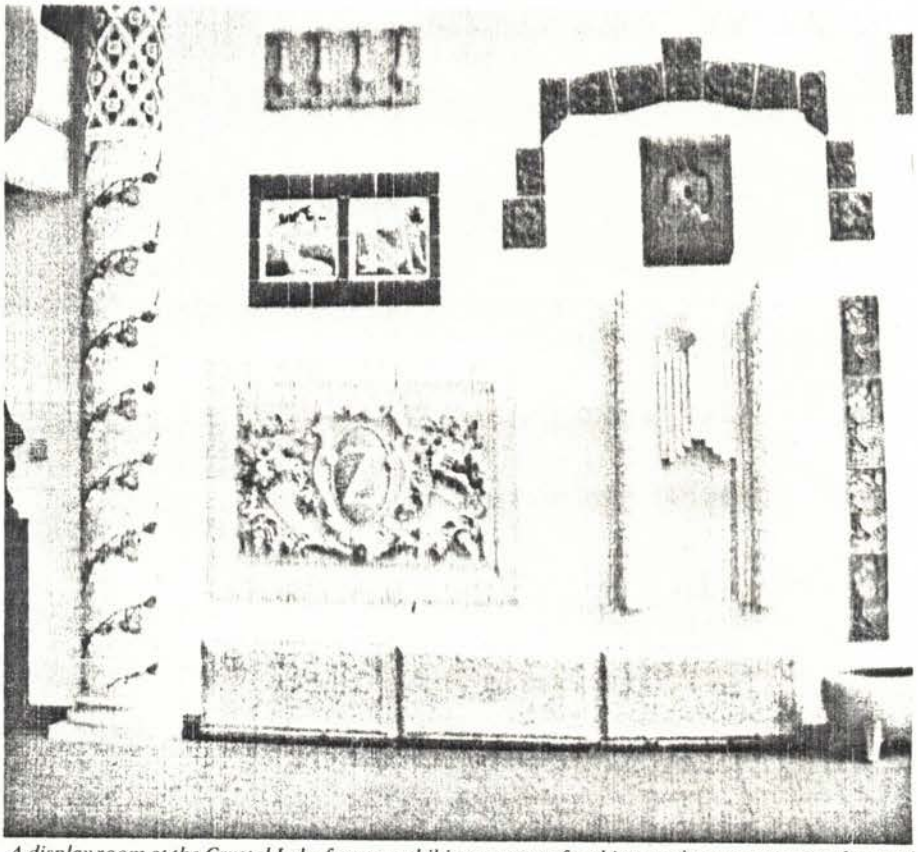


Above: This map from the 1908 Standard Atlas of McHenry County *shows the location of the American Terra Cotta and Ceramic Company in Section 22. In neighboring Section 21 was the Terra Cotta Post Office, which operated from 1886 to 1927. Top: Gates's company manufactured terra-cotta ornament for Aurora's Keystone Building. (Photo by W. R. Hasbrouck)*

Gates's lifelong passion began with the purchase, in 1880, of the McMillan Mill, a parcel of property in Nunda Township that included an 1849 Greek Revival farmhouse and seventy-six acres of farmland, on which he discovered large natural-clay deposits. The Great Chicago Fire nine years earlier created a considerable demand for fire-proof materials, and Gates seized the opportunity by founding a tile-making company.

He launched his first company, the Spring Valley Tile Works, in 1881 and began to construct beehive-shaped muffle kilns on the site, refitting the old mill to grind the clay. In 1885 the company was renamed the Terra Cotta Tile Works. Two years later following a fire, the factory was rebuilt and incorporated as the American Terra Cotta and Ceramic Company. Gates gave up his law practice entirely to devote his time to the growing terra-cotta enterprise. He kept an office in Chicago where he met with clients, architects, and contractors. Although he lived in Hinsdale, Gates visited the factory weekly, and in the summer Gates and his family lived in a farmhouse (now demolished) on a hill overlooking the factory.

The American Terra Cotta and Ceramic Company prospered, and the site grew to include twenty kilns and twenty-five buildings, including the original McMillan farmhouse, a general office building, and a four-story structure housing workshops, a modelers room, and casting rooms. Gates's workers built a chapel of terra cotta, unfortunately now demolished, where Gates led church services on Sundays. Of these original buildings, only the McMillan farmhouse and the general office building exist today.



A display room at the Crystal Lake factory exhibits an array of architectural terra cotta manufactured by the McHenry County company. (Photo courtesy Linda Garfield)

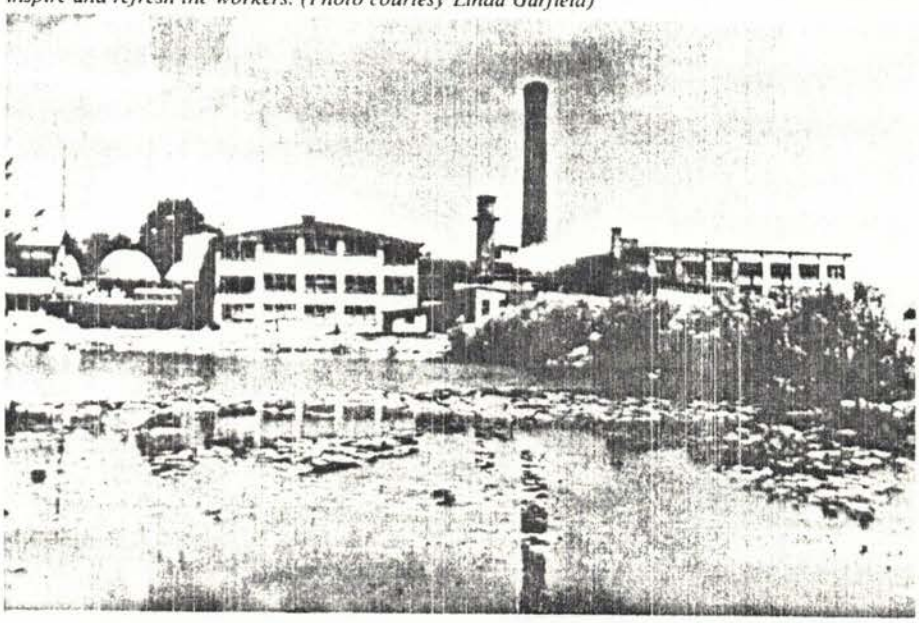
Gates embodied the ideals of the Arts and Crafts movement of the late nineteenth century, which promoted the appreciation of art in daily life. He located his factory in a picturesque setting that inspired his workers. The modelers room, observed the trade publication *Clay Worker* in 1897, "overlooks on one side a lovely little lake, whose placid waters are framed in willows and rushes and covered with lily pads."

The company had much of the feeling of a commune. Since the main work force was drawn from the surrounding rural area and the small towns of Crystal Lake and McHenry, some workers lived in and around the village of Terra Cotta and walked to work, while others were brought by a special train. Gates, who was apparently sympathetic to some aspects of socialism, encouraged his workers to establish a cooperative meat market, and Gates himself purchased bulk quantities of coal that he resold to his employees at cost.

Gates's interests and innovations were equally divided between his architectural terra-cotta work for such well-known architects as Louis Sullivan and George Grant Elmslie and his famous art pottery, known as Teco. Like others of the Arts and Crafts movement, the ideal that Gates held dear was that art should be affordable to all. "It is my earnest desire," he wrote in a brochure, "to put in each

(continued on page 4)

This copy of a historic photo of the American Terra Cotta and Ceramics Company factory shows a view across the "lovely little lake." Gates chose a natural setting for his factory that he hoped would inspire and refresh the workers. (Photo courtesy Linda Garfield)





The Schulze Bakery in Chicago used a white glazed tile by the American Terra Cotta Company to create a pure, clean look. (Photo by Daniel M. Bluestone)

American Terra Cotta Company

(continued from page 3)

and every home a vase of my make . . . that I can so feel that I have, in this way, done something lasting, and have contributed to the homes and happiness of my generation." Equal credit was given to the names of the designer and the potter, with each piece of Teco bearing a paper label with both names, the model number, and the price. The same production methods were applied as those used in the manufacture of his architectural terra cotta.

Gates was a skillful potter himself, with at least 164 Teco designs to his credit. Through his associations in the terra-cotta industry and as an active supporter of the Chicago Architectural Club, he soon became close friends with the designers and architects at the forefront of the architectural movements of the day. Gates sought design suggestions from his architect friends, and by 1903 a selection of designs by Chicago Architecture Club members was shown in the club's annual exhibition, including ones by William Le Baron Jenney, William B. Mundie, William J. Dodd, Hugh M.G. Garden, N. Max Dunning, Jeremiah K. Cady, John I. Dorr, Harold Hals, Holmes Smith, and Melville P. White. Also included was Frank Lloyd Wright, a frequent exhibitor at the club.

By 1907 Gates's company had cast in terra cotta the *Flower in a Crannied Wall*

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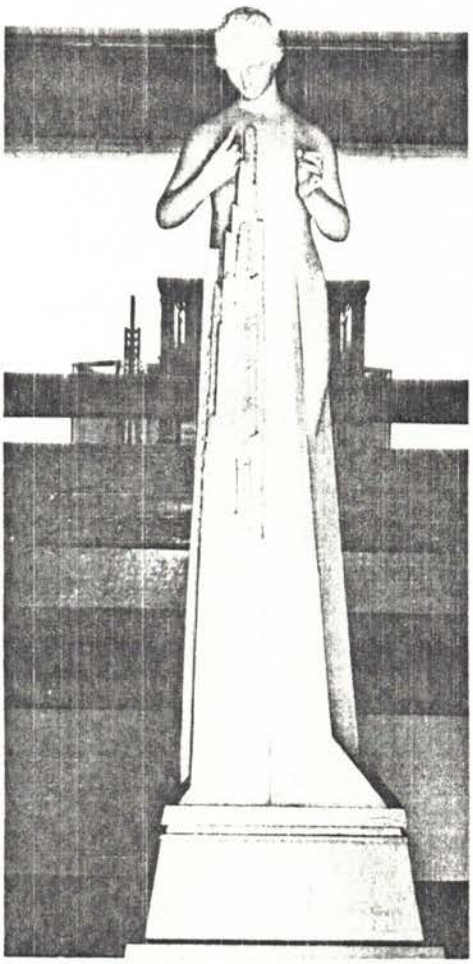
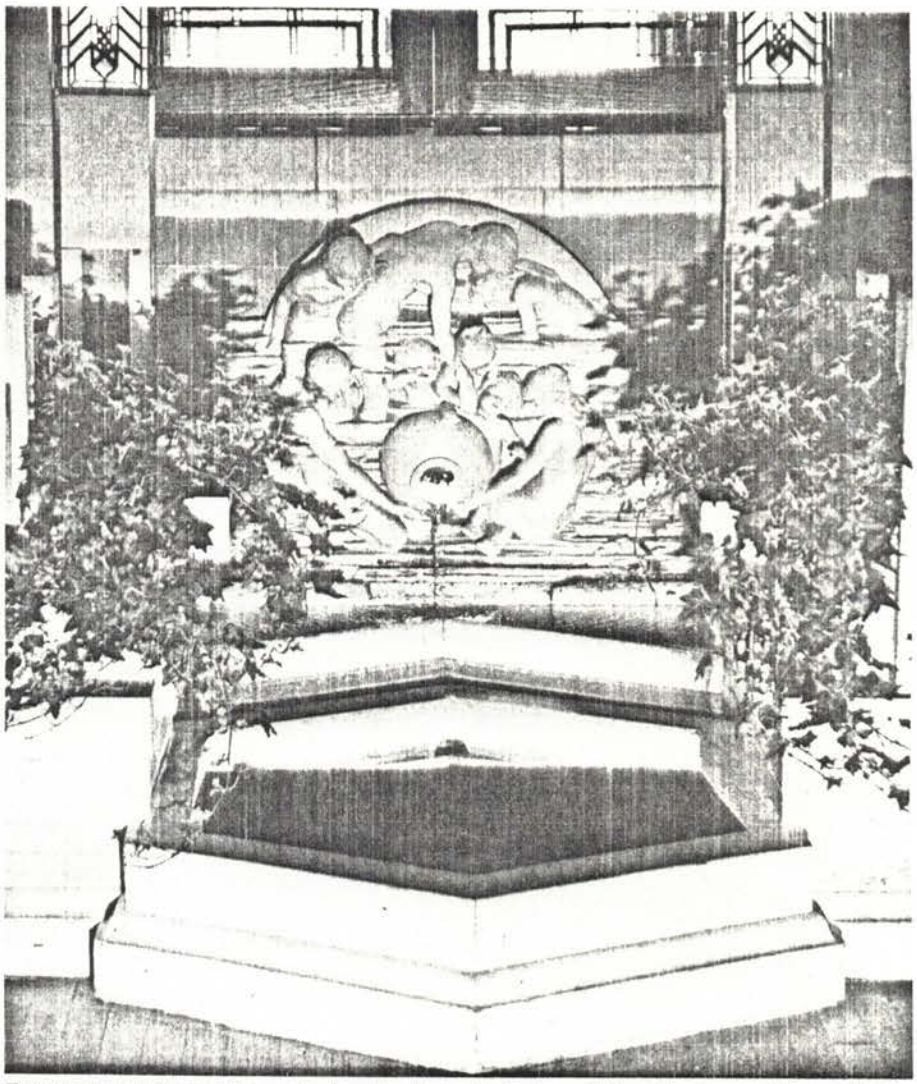
statuette and *The Moon Children* fountain, both modeled by Chicago sculptor Richard W. Bock for the Susan Lawrence Dana House in Springfield. American Terra Cotta also fabricated a large Teco stand with Wright's sumac motif and a sculptural cubic vase reminiscent of the geometric clerestory piers of Wright's Unity Temple in Oak Park. Through its association with the architects of Chicago's Prairie School of architecture, Teco became known as the "ceramic expression" of the Prairie School.

While Teco pottery has enjoyed a burst of popularity over the last few years through exhibitions and publications, the architectural terra-cotta work of the American Terra Cotta and Ceramic Company exists relatively unknown. The accomplishments of Gates's company, in both design work and technological advancements, remain largely unsung.

American Terra Cotta's chief modeler after 1909, Kristian Schneider, was responsible for many of the models for terra-cotta, cast-iron, and plaster ornament used in buildings designed by Louis H. Sullivan and George Grant Elmslie. Sullivan so liked Schneider's work that he recommended using the American Terra Cotta and Ceramic Company when possible. The terra cotta on the National Farmers Bank in Owatonna, Minnesota, is the setting for a masterpiece of luxurious foliage glazed in Teco green with orange and gold highlights. Sullivan and Gates developed a close friendship that lasted until the architect's death. During Sullivan's last years, when he had few commissions and was in poor health, Gates gave him an office in the large Victorian mansion the firm had bought in 1921 at 1701 Prairie Avenue (now demolished). Sullivan enjoyed the free office space until his death in 1924.





Terra cotta was also used decoratively and sculpturally. Sculptor Richard Bock created the models for Flower in a Crannied Wall *(left) and* The Moon Children *(above), which were executed by the American Terra Cotta and Ceramics Company. The statue and fountain are in the Dana-Thomas House in Springfield. (Above photo by David Blanchette)*

In March 1913 Gates assumed the title of Chairman, and the day-to-day management of the company was eventually turned over to John Crowe. Gates, though, was called upon several times after that to help the company through difficult financial times, union strikes, World War I, and eventually the changing building industry and the Great Depression. He continued to work to advance and promote the art of terra cotta, particularly with his publication, *Common Clay*. First published in 1920, it contained short articles, technical information, notes on factory achievements, poems, and Gates's own "buttonhole" philosophy. *Common Clay* advanced the Arts and Crafts ideals Gates had advocated for many years, just as the *Craftsman,* published by Gustave Stickley, had at the beginning of the century. Gates lived near the immediate vicinity of the factory, and in 1928 he built a new home—Trail's End—in Crystal Lake. The house was constructed inside and out of terra cotta. Made of glazed terra-cotta brick, it features a huge arched window encompassing one wall, with french doors that led out onto the expansive

(continued on page 14)

American Terra Cotta

(continued from page 5)

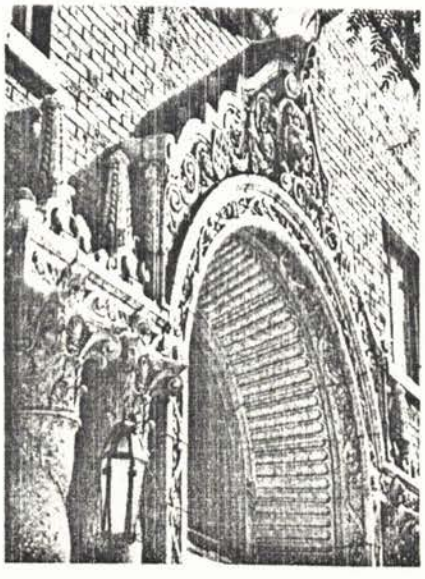


Above: The American Terra Cotta and Ceramics Company created architectural detailing for building projects throughout Illinois and the midwest, including the Hotel Baker in St. Charles. Below: Detail of Hotel Baker main entrance (Photo by Philip Pomerance)

wooded property highlighted by large Teco vases, urns, and a bridge faced with Teco tiles. The two-story living room has a large fireplace faced with Teco tiles and landscape tiles by Hardesty Maratta. Sample tiles and terra cotta cover the floors and walls of the living and dining areas.

After the construction of Trail's End, his involvement in company affairs decreased. Although he was in his mid-seventies, he remained active in many professional organizations. He had been a founder of the National Brick Manufacturing Association, the American Ceramic Society, and the National Terra Cotta Society. He served as president of each organization and was a regular contributor to their publications. In Chicago he was a member of the Chicago Arts and Crafts Society, Builders Club, Cliff Dwellers Club, and a patron of the Chicago Architectural Club.

A great deal of the artistic terra-cotta work done by Gates's company still exists today. The influence and art of the American Terra Cotta and Ceramics Company extended across the entire country, with projects executed in 47 states and 967 cities in the United States and Canada. In Illinois alone the American Terra Cotta and Ceramics Company worked in 214 small towns and cities, excluding Chicago, completing 1,134 projects. Across Illinois examples of Gates's terra cotta remains on structures designed by Hugh M. G. Garden, William Le Baron Jenney, George C. Nimmons, and Howard Van Doren Shaw, as well as Elmslie, Sullivan, and Wright. The preservation and documentation of these structures and their terra cotta is vital to our understanding not only of the technological advances following the Chicago fire, but also of the innovative, rich, textural surfaces and powerful modernist forms that can be achieved in terra cotta.



Linda Garfield
Evanston, Illinois

Linda Garfield is enrolled in the Masters of Science in Historic Preservation Program of the Art Institute of Chicago. She is currently at work documenting the existing work of the American Terra Cotta and Ceramics Company.

"Hinsdale the Beautiful, choicest suburb to be found,
Where health and beauty reign the year around,
Where cheerful spring its earliest visit pays,
And summer's sun her parting smile delays."
Campbell's Illustrated Journal



134 N. Lincoln, Hinsdale
Redone, Restored Refinished and Refreshed
All new must haves. Newly finished lower level and 3rd floor play room.
BIG, BOLD and BEAUTIFUL! $1,899,000 2-05



THE TERRA COTTA HOME
Under the direction of William Gates, at that time President of the American Terra Cotta Company, this home was built for the Columbian Exposition. At the close of the fair, the house was dismantled, brought out to Hinsdale on flatbed cars, and rebuilt for Mr. Gates and his family.

Beautifully cared for and restored by its present owner.

Upper Brackets

12-3-87

N. LINCOLN

Hinsdale's Terra Cotta House

APR 23, 2021

3

Share

The suburb of Hinsdale has been labelled "the teardown capital" of the Chicagoland area, which isn't helped by the fact that last year they decided *not* to impose a temporary moratorium on demolitions. Yet surprisingly some historic homes do survive here, although who knows for how long? There are twenty local historic landmarks in the town, but the home at 134 North Lincoln Street is not one of them.



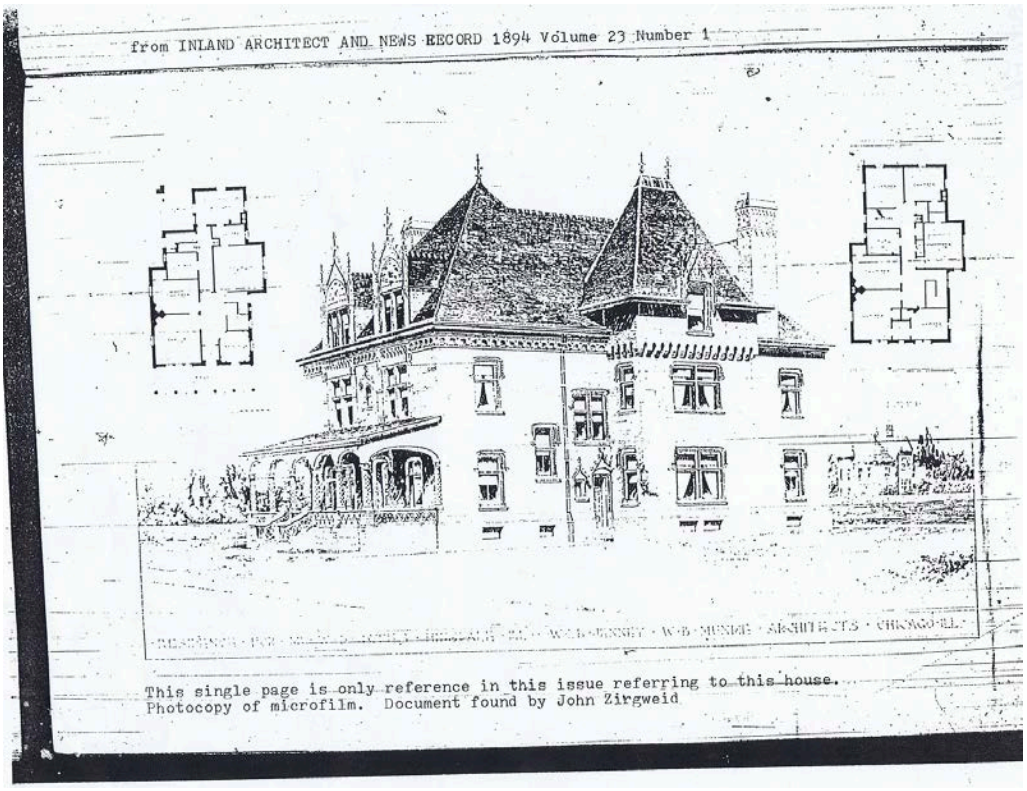
Historic photo versus my current day photo of the William Day Gates House at 134 Lincoln St in Hinsdale. (Hinsdale Historical Society)

In 1894 William Day Gates, the founder and owner of the American Terra Cotta & Ceramic Company, one of the Midwest's "big four" terra cotta producers, had this eighteen-room mansion built to showcase terra cotta, which had become the latest craze after the 1893 World's Columbian Exposition.

Gates hired the architectural firm of Jenney & Mundie to design the chateauesque-style residence, which became known as "The Terra Cotta House," at the southwest corner of Walnut and Lincoln. There is a disputed story the home was actually built for the world's fair, then dismantled and brought out to Hinsdale on flatbed cars and rebuilt. [1] Whatever the truth, the walls of the house are double brick covered in terra cotta, a clay surface embellishment that can be glazed and molded into rich ornament. Gates used the unglazed version on the home's exterior to show off his product.



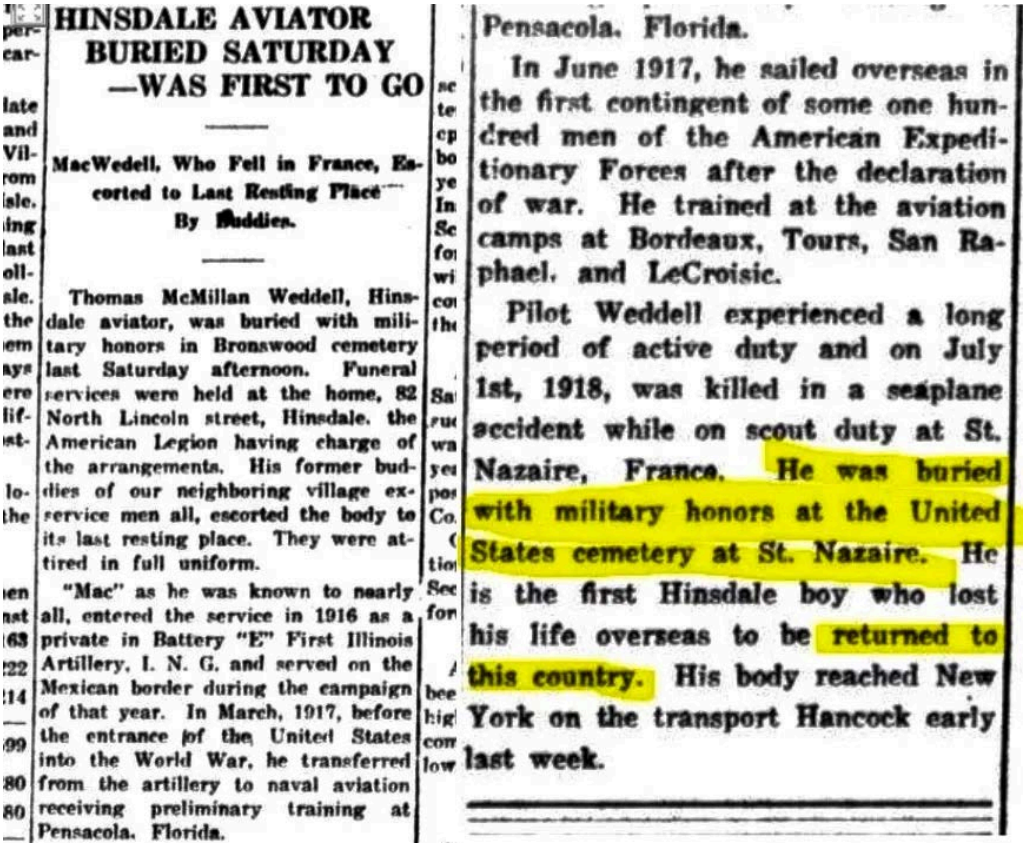
My photos of the Gates House (1894) in Hinsdale.



Sketch and floor plan of the house from the "Inland Architect and News Record", 1894. (Hinsdale Historical Society)

Gates and his family lived here for just over a decade, selling it to Thomas R. Weddell, the insurance editor of the Chicago Record-Herald and later editor of The Insurance Post, in 1906. Thomas and his wife Mary lived here with their six children until his death in 1934. The Weddells decorated the home with William Morris wallpaper from Marshall Field's and daughter Iris painted garden murals in the dining room. [2]

Their son Thomas "Mac" Weddell was the 1st casualty of the 380 local citizens who enlisted from Hinsdale to die in World War I, which resulted in the family becoming involved in financing the town's Memorial Building.



HINSDALE AVIATOR BURIED SATURDAY —WAS FIRST TO GO

MacWedell, Who Fell in France, Escorted to Last Resting Place By Buddies.

Thomas McMillan Weddell, Hinsdale aviator, was buried with military honors in Bronswood cemetery last Saturday afternoon. Funeral services were held at the home, 82 North Lincoln street, Hinsdale, the American Legion having charge of the arrangements. His former buddies of our neighboring village ex-service men all, escorted the body to its last resting place. They were attired in full uniform.

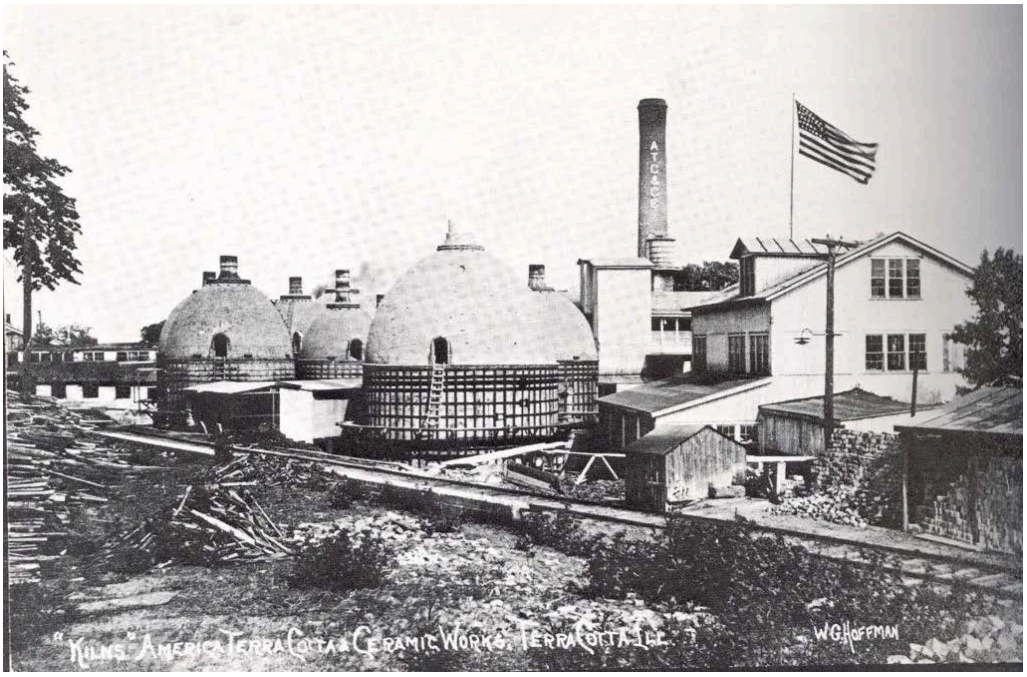
"Mac" as he was known to nearly all, entered the service in 1916 as a private in Battery "E" First Illinois Artillery, I. N. G. and served on the Mexican border during the campaign of that year. In March, 1917, before the entrance of the United States into the World War, he transferred from the artillery to naval aviation receiving preliminary training at Pensacola, Florida.

In June 1917, he sailed overseas in the first contingent of some one hundred men of the American Expeditionary Forces after the declaration of war. He trained at the aviation camps at Bordeaux, Tours, San Raphael, and LeCroisic.

Pilot Weddell experienced a long period of active duty and on July 1st, 1918, was killed in a seaplane accident while on scout duty at St. Nazaire, France. He was buried with military honors at the United States cemetery at St. Nazaire. He is the first Hinsdale boy who lost his life overseas to be returned to this country. His body reached New York on the transport Hancock early last week.

Thomas "Mac" Weddell's front-page obituary from the Downers Grove Reporter, August 20, 1918. (findagrave.com)

When the original owner of the home, William Day Gates, retired in 1925, he constructed what would be his last residence, "Trail's End," near his company in Crystal Lake with the name symbolizing the end of his involvement with the business he had started in McHenry County in 1887. The entrance to his home, located on Terra Cotta Road, is guarded by two lions and still exists, although in need of restoration.



The kilns of the American Terra Cotta & Ceramic Company in Terra Cotta, Illinois, where a post office was established in 1886, and remained in operation until it was discontinued in 1927. There was even a "Terra Cotta" train stop on the Chicago & North Western Railroad. (Crystal Lake Historical Society)

Back in 1881 Gates had bought clay beds north of what is now Crystal Lake, near the hamlet of Nunda. With steam pipes, kilns, kiln sheds, and an engine house, Gates initially manufactured drain tile and pipes but then went on to produce architectural terra cotta, glazed tiles, and Teco pottery, which became associated with Prairie School architecture. [3] Kristian Schneider, American Terra Cotta's chief designer, was personal friends with architect Louis Sullivan, helping to create the ornament for a number of his buildings. The factory employed hundreds of local men, many of whom were immigrants like Schneider, with some living near the factory in kit homes sold by Sears and other companies. [4] Other homes built for the workmen survive off Highway 31 and Old Squaw Creek Road. [5] Today the company is known as TC Industries, after transitioning from clay to steel production, with the new firm located on the same site where Gates began his operation in Crystal Lake in 1881. [6] Today a museum in Crystal Lake helps tell the story of this company, which survives in fragments and buildings all across Chicagoland.



Sculptor Kristian Schneider stands next to the cartouche designed by Louis Sullivan for the National Farmer's Bank (1908) in Owatonna, Minnesota. American Terra Cotta would photography building ornament when finished and send it for approval before heading into the kiln. This photo was still in Sullivan's possession when he died. (Building 51 Archive)

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1 https://hinsdaletest.wordpress.com/134-n-lincoln-ave/

2 https://hinsdaletest.wordpress.com/134-n-lincoln-ave/

3 https://www.chicagotribune.com/news/ct-xpm-1993-08-22-9311280490-story.html

4 https://mchenrycountyhistory.org/sears-home-map-crystal-lake

Village of Hinsdale
Community Development Department
19 E. Chicago Avenue
Hinsdale, Illinois 60521
(630) 789-7030

HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST
PROPERTY INFORMATION SHEET

Address 15 N. Monroe Street	
County DuPage	
PIN / Parcel Number 09-02-424-005	
Zoning District R-4 Single Family Zoning District	
Land Use Single-Family	
Historic Name N/A	
Architect N/A	
Date Constructed c. 1930	
Architectural Style Tudor Revival	

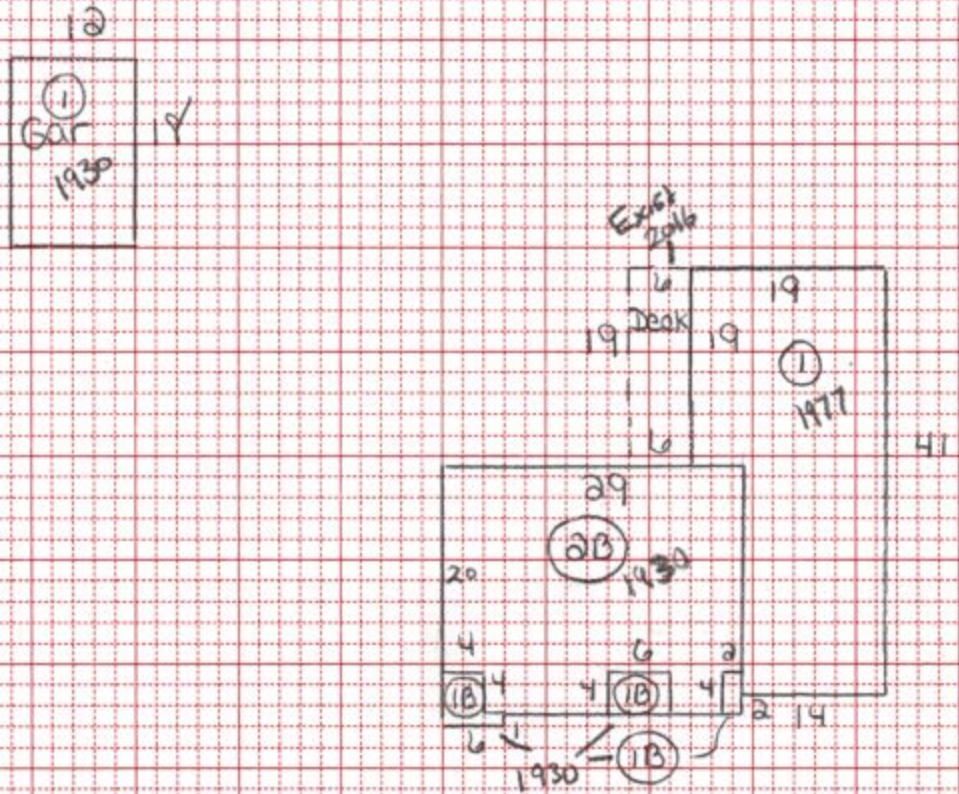
Past Historic Surveys / Historic Significance

- Additional information provided by the property owner
- One-story side / rear addition added in 1977

Redrawn 3/8/16

PPN: 09-02-424-005

Downers Grove Township
Assessor's Office Property
Improvement Sketch



Sanborn Fire Insurance Map, 1933

N. MONROE

W. MAPLE

621 615 W. MAPLE 607 607

543 527 523 513 MAPLE

622 MAPLE 614 606 MAPLE

536 528 516

N. MONROE

18 17

615 611

537 531 527 523

W. CHICAGO

N. MONROE

C. B. & BR. FACED 1ST

W. CH

46 45 44 43 37 36 35

1 2 3 4 10 11 12

8 7 6 5 4 3

48 47 46 45 44 43

25 26 27 29 30

24 23 22 21 20 19

STOUGHS SECOND ADDN.

BANK

The First Appraisal Company

228 North La Salle Street FRanklin 2-2023 Chicago 1, Illinois
REAL ESTATE AND INSURANCE APPRAISERS AND COUNSELORS FOR INDIVIDUALS AND FINANCIAL INSTITUTIONS

H. W. Carpenter
ASSURED

15 North Monroe Street — Hinsdale, Illinois
LOCATION OF PROPERTY

DESCRIPTION OF PROPERTY

2½ story brick veneer residence. Gable roof, compo shingle covered. (1st flr. 3 rooms: 2nd flr. 3 rooms and bath). Full basement. Concrete foundation on footings. Hardwood floors on wood joists, posts & beams. Plastered walls and ceilings, hardwood trim, painted and papered. "National" gas fired, hot water system with radiators. 12 x 18' brick garage.

AGE: 20 years more or less
CONDITION: Good physical condition - well maintained. APPROX. DIMENSIONS: 29 x 25' Cu. Ft. 2,214 w/bsmts Sq. Ft.

REPLACEMENT COST (ESTIMATED)		$ 27,000.00
LESS: PHYSICAL DEPRECIATION	$ 2,500.00	
LESS: FIRE LOSS EXCLUSIONS	$ 1,000.00	
	$ 3,500.00	
		$ 23,500.00
Y		$ 1,500.00
		$
		$ 25,000.00



CERNING THIS PROPERTY, PLEASE REFER TO OUR VALUATION No. 6468

Certificate

ty, upon application for valuation, and have no interest present or contemplated in this all statements herein are true and correct, and in our opinion, the above described

Net Insurable Value Of TWENTY FIVE THOUSAND DOLLARS
25,000.00) By O. C. Berkson

Copyright 1948 by The First Appraisal Company, Incorporated


15 N. Monroe - Photo
Taken February 11, 1937


15 N. Monroe - Photo Taken
February 11, 1937



The home of

JOSEPH F. VOSICKY
and
RUTH B. VOSICKY

at

15 N. Monroe St.,
Hinsdale, Ill.



Financed by

TALMAN FEDERAL SAVINGS

AND LOAN ASSOCIATION OF CHICAGO

7/24/58 Price reduced to 24.500. GBT.

8.25.58 SOLD BY GRACE TAYLOR FOR $22,000. GBT.

JOSEPH A. THORSEN — REALTOR

CARPENTER

~~$27.000~~ 24.500

DATE LISTED 7.6.58	SALESMAN Mrs Taylor	BEDROOMS (3) SIZE NO. CLOSETS	TAXES $350 YEAR 1957
LIVING ROOM 22.6 x 13.5	FIREPLACE	1 13.6 x 11.4	FUEL COST $150
		2 12.9 x 8.6 plus large alcove.	TYPE OF HEAT gas
		3 13.3 x 10	H. W. HEATER
		4	TITLE
DEN	BREAKFAST	5	MOTIVE
DINING ROOM 14.7 x 10			ATTIC stairs to attic
			good storage.
KITCHEN 13 long 'L' shape 6 x 4		NO. OF BATHS & KIND one tile	GARAGE
EQUIPMENT ceramic tile.			DRIVE
LAVATORY one in basement		BASEMENT yes PORCH	MORTGAGE COMMITMENT
DECORATIONS WALLS	TRIM		
LOT SIZE 69x198 LANDSCAPING	TREES	UTILITY ROOM	

FURNISHINGS INCLUDED — CONDITION OF BUILDING: needs tuckpointing.

Drapes and valance included. Dishwasher.

1ST. M. $ — TERMS — HELD BY — TENANT'S NAME AND PHONE NO.

UNUSUAL FEATURES - MISCL. DATA: Key in Hinsdale office.

DESIGN	AGE	BUILT BY	RES. & BUS. PHONE
two story	30		FA 3 - 5945

OWNER'S NAMES: Pearl Kathryn Carpenter (a widow) (see present address over page)

CONSTRUCTION	NAME	STREET VILLAGE	PRICE & TERMS
brick	CARPENTER	15 North Monroe, Hinsdale.	~~$27,000~~ 24.500

#3678

advertised in the HERALD-EXPRESS July 27 1945

Blocks from: R.R. Station & Stores 4 Bus Lines Grade School Monroe High School Hinsdale

Neighbors and children: North South

East West

Construction: Foundation Floor joists, 1st fl. and fl. rafters Roof rafters

Make of heating plant Gas conversion.

Rheem 30 gallon. hw.

Wall construction wet or dry Condition Roof

Storm windows yes Screens yes Awnings Easements

Recent repairs and cost screens and storms can be put on from inside.

Sons: Harry Carpenter - Diamond 0-1155 Canoga Park, California.

Insulation: Type Ceiling - Walls

Mrs. Carpenters California address and telephone number: c/o B. Y. McCarty

423 North Old Ranch Road, Arcadia, California. Phone: 7-8759

Legal information

Village of Hinsdale
Community Development Department
19 E. Chicago Avenue
Hinsdale, Illinois 60521
(630) 789-7030

HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST
PROPERTY INFORMATION SHEET

Address 136 S. Oak Street	
County DuPage	
PIN / Parcel Number 09-12-209-012	
Zoning District R-1 Single Family Zoning District	
Land Use Single-Family	
Historic Name N/A	
Architect N/A	
Date Constructed 1912	
Architectural Style Craftsman / Colonial Revival	

Past Historic Surveys / Historic Significance

- Reconnaissance Survey (1999) - Significant / Historically Significant / National Register Eligible
- Robbins Park I Survey (2002) – Significant
- Additional information provided by the Hinsdale Historical Society and property owner
- First owner may have been notable architect William G. Barfield House or former Village President and Merchant John C. Wood

Additional Photos

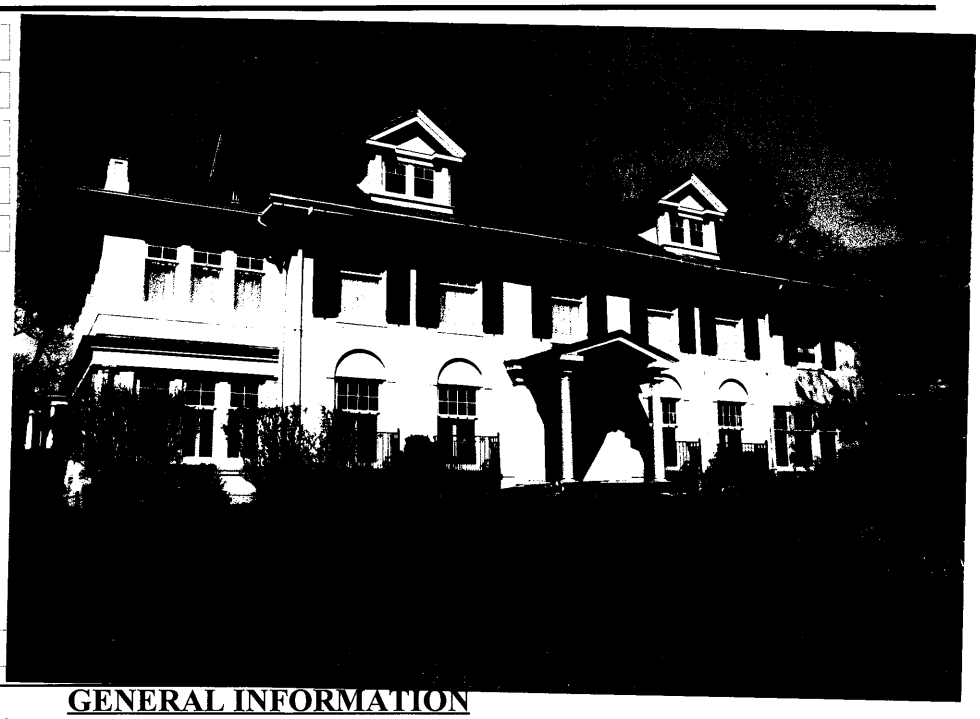




Village of HINSDALE

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY

STREET #	136
DIRECTION	S
STREET	OAK
ABB	ST
PIN	
LOCAL SIGNIFICANCE RATING	S
POTENTIAL IND NR? (Y or N)	N
CRITERIA	
Contributing to a NR DISTRICT?	C
Contributing secondary structure?	-
Listed on existing SURVEY?	IHSS



GENERAL INFORMATION

CATEGORY	building	CURRENT FUNCTION	Domestic - single dwelling
CONDITION	excellent	HISTORIC FUNCTION	Domestic - single dwelling
INTEGRITY	minor alterations and addition(s)	REASON for SIGNFICANCE	Alterations and additions have somewhat compromised the architectural integrity of this house. May be considered locally significant for its style. Rated "HD" in Illinois Historic Structures Survey.
SECONDARY STRUCTURE			
SECONDARY STRUCTURE			

ARCHITECTURAL DESCRIPTION

ARCHITECTURAL CLASSIFICATION	Craftsman	PLAN	rectangular
DETAILS	Colonial Revival	NO OF STORIES	2
DATE of construction	1912	ROOF TYPE	Side gable
OTHER YEAR		ROOF MATERIAL	Asphalt - shingle
DATESOURCE	Reconnaissance Survey	FOUNDATION	Brick
WALL MATERIAL (current)	Stucco	PORCH	Front entry
WALL MATERIAL 2 (current)		WINDOW MATERIAL	wood
WALL MATERIAL (original)	Stucco?	WINDOW MATERIAL	
WALL MATERIAL 2 (original)		WINDOW TYPE	double hung
		WINDOW CONFIG	6/1

SIGNIFICANT FEATURES: Symmetrical façade; sun porch with wood columns; palladian window in side gables; broad eaves with wood brackets; front gable dormers with cornice returns; front entry portico with gable and columns; blind arches with brick surround and diamond panels

ALTERATIONS: Enclosed first floor sun porch (1958 permit); tool room addition (1958); all replacement wood windows; balcony rails added at front windows & over wing; family room & garage addition (1994) at side; 2nd floor sun porch added (not historic); re-stuccoed

HISTORIC INFORMATION

HISTORIC NAME	Barfield, William G. House
COMMON NAME	
PERMIT NO	13850; 3370; B9411655
COST	
ARCHITECT	Barfield, William G.
ARCHITECT2	
BUILDER	
ARCHITECT SOURCE	



HISTORIC INFO	William G. Barfield was an architect who was born in England. This was not his first residence in Hinsdale.
LANDSCAPE	Corner lot on quiet residential street; house on raised lot; brick posts at front concrete stairs; mature trees; wood fencing around side yard

PHOTO INFORMATION

ROLL1	1
FRAMES1	3
ROLL2	2
FRAMES2	33
ROLL3	
FRAMES3	
DIGITAL PHOTO ID	

SURVEY INFORMATION

PREPARER	Jennifer Kenny
PREPARER ORGANIZATION	Historic Certification Consultants
SURVEYDATE	7/18/02
SURVEYAREA	Robbins

PROMINENT EARLY RESIDENTS OF THE ROBBINS SURVEY AREA

Prominent early residents of Hinsdale lived in the Robbins Survey Area. Based on Chicago Blue Books, available Hinsdale City Directories, and other published sources, the known homes built by notable Hinsdale residents in the Robbins survey area include:

- Lawrence Reginald Capes, 330 S. County Line Road, Treasurer and Directory of Charles H. Besly & Company, a machinist's supply company.
- William Whitney, 142 E. First Street, State Legislator and Village incorporator.
- Frank Osgood Butler, 230 E. First Street, Vice President of J.W. Butler Paper Company.
- George H. Mitchell, 244 E. First Street, President of Mitchell Granite Company of Chicago.
- William G. Barfield, 136 S. Oak Street, Architect.
- R. Harold Zook, 327 S. Oak, Architect
- Alfred Payne, 14 Orchard Place, Portrait Artist.
- Howard George Hetzler, 26 S. Park Avenue, Superintendent of the Chicago division of the C.B. & Q. R.R. and president of the Metropolitan West Side Elevated Railway Company
- Charles G. Root, 134 S. Park Avenue, U.S. Gypsum Company
- Thomas P. Phillips, 222 E. Third Street, Founder, First National Bank of Naperville and the Chicago and Naperville Stone Company
- Albert William True, 231 E. Third Street, Treasurer and Secretary, True & True Company, a Chicago manufacturer of sash, doors, and lumber
- Frederick T. Boles, 407 E. Third Street, President, The Lord and Bushnell Company, a lumber manufacturing company
- Charles Eugene Raymond, 425 E. Third Street, Advertising Executive, J. Walter Thompson Advertising Agency

PROMINENT ARCHITECTS AND BUILDERS IN THE ROBBINS SURVEY AREA

Few architects have been linked to the design and construction of the houses in the Robbins Area. Further research in real estate trade journals and architectural periodicals would likely yield greater numbers of architect-designed homes within the Robbins area. Following are some of the architects who have been identified:

William Gibson Barfield (b. September 19, 1857) was a native of England who came to the U.S. in 1882 and was naturalized two years later. After his arrival in the U.S., he established an architectural practice in Chicago. Between 1882 and 1935, William Barfield designed a number of buildings including the Arcadia Dance Hall, Hinsdale State Bank, schools in Lake View, and a residence for Chief Justice Fuller. According to the Chicago Historic Resources Survey, he also designed a manufacturing building in 1924 on Chicago's Near North Side at 834 W. Eastman Street and a single family residence in 1908 at 5521 S. Woodlawn Avenue in Chicago's Hyde Park neighborhood. Within Hinsdale's Robbins Survey area, he designed his own home in 1912 at 136 S. Oak in the

Craftsman style. He was a long time resident of Hinsdale, and spent the latter part of his life at his home at 112 N. Lincoln Street [*Who's Who in Chicago*, 1936, 59]. The other known house by William Barfield is the Prairie School home at 441 E. Third Street (c. 1910).

Spencer Solon Beman (1887 - February 12, 1952) was a well-known, Chicago-area designer of Christian Science churches and historical revival homes who practiced for over 40 years. He was the son of one of Chicago's most important architects, Solon Spencer Beman (1853-April 24, 1914), who designed the first planned industrial town in America at Pullman, IL. Following study at Oxford University (1907-1908) and the University of Michigan, Spencer practiced architecture with his father Solon until his father's death in 1914. Continuing his father's associations with the Christian Science Church, Spencer was commissioned to design numerous Church of Christ, Scientist buildings in Illinois communities such as Chicago, Downers Grove, Elmhurst, Evanston, Highland Park, Hinsdale, Libertyville, New Rochelle, Park Ridge, Peoria Skokie, Wheaton, and Winnetka. His work was featured in *Portfolio of Thirty Three Houses by S.S. Beman, Architect* in 1926.

Beman was a 34-year resident of Winnetka, IL and designed over 60 residences within his own community. The majority of residences are in historic revival styles, such as Colonial Revival and Tudor Revival. He also was commissioned to design two public buildings in Winnetka: the Public Works Building at 510 Center Street and the fire stations at Ridge Avenue at Ash Street and at 414 Center Street.

The Solon S. Beman and Spencer S. Beman Collection at the Art Institute of Chicago, which was donated in 1990, consists of client lists and photographs of selected Beman-designed projects by location. The 1950-51 First Church of Christ, Scientist at 405 E. First Street was included in this collection. This is the only known Beman-designed building within the Robbins survey area.

Alfred Foster Pashley (1856-1932) was born in Lodi, Wisconsin on September 22, 1856 and was educated in the Chicago Public Schools. He began practicing architecture in Chicago in 1885 and was a fellow of the American Institute of Architects and member of the Illinois Chapter of the American Institute of Architects. For many years he resided at his home, "Hillcrest," located in Palos Park, IL, a southwest suburb of Chicago [*Who's Who in Chicago,* 1926, p. 675]. His only known design in Hinsdale is the 1925 Lawrence Reginald Capes House, a Dutch Colonial Revival style residence at 330 County Line Road.

Eben Ezra Roberts (1867-1943) was a Chicago-area architect who established a practice in Oak Park, IL in 1893 after working as a draftsman and under architect Solon S. Beman beginning in 1890 following the completion of architectural studies at Tilton Seminary [Withey, 515 and Steiner, 6]. He was principally a residential architect through 1910. He designed a great number of homes in Oak Park in indigenous Midwestern types, usually a box form with little detailing, or in the Queen Anne or Shingle Style, followed by homes in the Prairie style after 1900 [Steiner, 6]. He remained in his Oak Park office until 1912 when he relocated his office to Chicago [Steiner, 6]. In later years E. E. Roberts concentrated on commercial architecture and public buildings. His works include Oak Park's municipal hall (1903) and the Masonic Temples in Austin, Oak Park, Wheaton, and Forest Park, Illinois. In 1923, he teamed up

E. Third Street built c. 1910, the George M. Fisher House at 336 E. First Street built c. 1910, 117 S. Park Avenue built c. 1910, and 334 E. Third Street built c. 1925. The houses 323 E. Fourth Street, 231 E. Third Street, 425 E. First Street, and 441 E. Third Street are also included in the Illinois Historic Sites Survey.

The True House at 231 E. Third Street is a fine example of the Prairie School style by noted Oak Park architect Eben Ezra Roberts. This two-story stucco house has the low-pitched hipped roof and broad overhanging eaves so characteristic of the Prairie School. Wood casement windows are grouped in bands and have geometric ornamental surrounds. The front entry porch also has a low-pitched hipped roof. There are massive end chimneys.

CRAFTSMAN

The Craftsman style is generally characterized by low-pitched, shallow gable roofs with deep overhanging eaves, and exposed rafter ends and decorative brackets or knee braces. Deep, sometimes recessed, front porches are also common. Windows are frequently double-hung sash with three panes in the upper sash and one in the lower. Craftsman detailing was frequently combined with the bungalow form, and Craftsman Bungalows, inspired by the work of California architects Greene and Greene, were widely published in architectural journals and popular home magazines of the day. Plans were often included in articles about the style, and the Craftsman Bungalow became one of the country's most popular house styles during the teens and twenties. Craftsman houses often share similar characteristics with Tudor Revival style houses. Both styles have English roots, with the Craftsman style growing out of the Arts and Crafts Movement. Although they were built into the 1920s, Craftsman homes were particularly popular between 1901 and 1916, when the architect and furniture maker Gustav Stickley published his magazine, *The Craftsman*.

There are 10 Craftsman-style houses and three Craftsman Bungalows in the survey area, of which seven are ranked locally significant. The significant Craftsman style houses are 344 E. First Street built in 1906, the William G. Barfield House designed for himself at 136 S. Oak Street and built in 1912, 211 E. Fourth Street built in 1914, 433 E. Third Street built c. 1910, the Frederic T. Boles House at 407 E. Third Street built c. 1910, 35 S. Oak Street built c. 1910, and the Oliver J. Bushnell House at 306 E. Third Street built c. 1912. Four of these, the Barfield House, 433 E. Third Street, 35 S. Oak Street, and the Bushnell House were included in the Illinois Historic Sites Survey.



Figure 25: Bushnell House, 306 E. Third Street

The Bushnell House at 306 E. Third Street is an unusual Craftsman-style house with some Prairie School details. The 2½-story stucco house has an asymmetrical front gable roof with rafter tails and brackets. A front porch

09-12-209-012

Peard III, Frank & Jan
136 S. Oak St.
Hinsdale, IL 60521

Hinckleys Sub
E 100 Ft 8 2

CARD ____ OF ____ CARDS

DUPAGE COUNTY, ILLINOIS SEC. ____ INDEX NO. ____

NAME & ADDRESS		1995	1996		
	LAND VALUATION	90880	90880		
136 S. OAK ST	BUILDING VALUATION	156400	211020		
Hinsdale	TOTAL LAND AND BUILDINGS	247280	301900		
LOT SIZE 100 X 262.35	GROUND FLOOR SECTION			TAX CODE	

USE: DOUBLE HSE. ____ RESIDENCE ✓ BI-LEVEL ____ 2-FLAT ____ 3-FLAT ____ APARTMENT ____ STORE ____ STORE & FLAT ____ OFFICE BLDG. ____ HOTEL ____ THEATRE ____ FACTORY ____ GARAGE ✓ GAS STATION ____

CONST.: WOOD FRAME ✓ STEEL FRAME ____ REINF. CONC. ____ MILL ____ BRICK ____ TILE ____ CONC. BLOCK ____

EXT. WALLS: WOOD SIDING ✓ BRICK ____ STONE ____ STUCCO ✓ TERRA COTTA ____ METAL ____ SHINGLE ____ CONC. BLOCK ____

MISC.: P.G. STR. FRT. ____ SPRINKLER ____ PASS. ELEV. ____ FRT. ELEV. ____ HAND ELEV. ____ FIRE ESCAPES ____ SKYLIGHTS ____ CABINETS ✓ FIRE PLACES 2 ✓ INCINERATORS ____ OIL BURNER ____ GAS HEAT ✓

FNDTNS.: STONE ____ CONCRETE ✓ BRICK ____ PILES ____ PIERS ____ CAISSONS ____ CONC. BLOCK ____

BASEMENT: NONE ✓ PART ____ FULL ✓ DIRT FLOOR ____ CEMENT FLR. ✓ FINISHED ____

FLOORS: WOOD JOISTS ✓ MILL ____ STEEL BEAMS ____ REINF. CONC. ____ REINF. TILE ____ DIRT ____

FLOORING: PINE ____ HARDWOOD Ore ✓ CEMENT ____ TILE ____ MARBLE ____ PLYWOOD ____

INT. FIN.: PLASTER ✓ DECORATED ✓ PINE ✓ HARDWOOD ____ METAL ____ MARBLE & TILE ____ DRY WALL ✓

STREET: CONCRETE ✓ ASPHALT ✓ BRICK ____ MACADAM ____ DIRT ____ GRAVEL ____

ROOF: GABLE ____ HIP ____ FLAT ____ MANSARD ____ GAMBREL ____

ROOFING: SHINGLE ____ TAR & GRAVEL ____ READY ROOF'G ____ COMPOSITION ____ SLATE ✓ TILE ____ ASPH. SHING. ✓

HEATING: STOVES ____ PIPELESS ____ HOT AIR ____ STEAM ____ HOT WATER ✓ VAPOR ____ RADIANT ____ ELECTRIC ____

PLUMBING: NONE ____ FIXTURES ____ TOILET 1 BATHROOMS 1 TILE FLOOR ____ TILE WALLS ____

LIGHTING: ELECTRIC ✓ GAS ____ LAMPS ____

IMPRVS.: SIDEWALK ✓ CURB ✓ WATER ✓ SEWER ✓ GAS ✓

LOTS: LEVEL ✓ HIGH ____ LOW ____ ROCKY ____ SWAMPY ____

02/00 1,345,000

ROOMS ____ ROOMS ____ APTS. ____ RMS. - APT. ____ FIN. ATC. RMS. ____ FIN. BSE. RMS. ____ DATE COMPL. 1912 AGE ____ REMOD. 1996 Addn/GAR

Downers Grove Township
Assessor's Office Property
Improvement Sketch

see other grid
for drawing

	SQ. FT. - CU. FT.	UNIT PRICE	NEW COST	CONDITION GOOD FAIR BAD	% COND.
1.8A	1559	16.50	25723	34947	65%
2½	120	14.70	1764		
2	440	9.80	4312		
1	312	7.20	2246		
② 3Q (12x26)	60	3.10	186		
3P (6x10)	49	5.10	250		
3a (7x7)	353	9.80	3459	8708	100%
* 1	770	14.70	11319		
* 2	33	9.80	323		
* 1 OH.				LACK OF UTILITY ____ OR OBSO-LESCENCE	

GARAGE	TYPE	FLOOR	ROOF	SIZE	AREA	UNIT PRICE	NEW COST	% COND.

BUILDING DIMENSIONS				
Add'l USED		NO. STYS.	HT.	CU. OR AREA
1ah	•			290
1a (.2x790)				1580
* 1ah	•			600
	•			
	•			
	•			
	•			
	•			
	•			
	•			
ded	•			
* 11a (934 • 5.60)				5230
* 10a (770 • 2.16)				1663
9a (2119 • .45)				1404
* 9a (222 • .45)				100

2007 no Depreci 22716

$ 8708
$ = 31424
$ X 3.11
X 1.05
$ X 1.3852
X 1.484
$ X 1.1896
X 1.0168
$ X 1.055
X 1.03
$ X 1.0494
$ = 211021
$
$ SEP 16 2011
$ OCT 03 2007
$

TOTAL $ JUN 3 1998
APR 15 1996

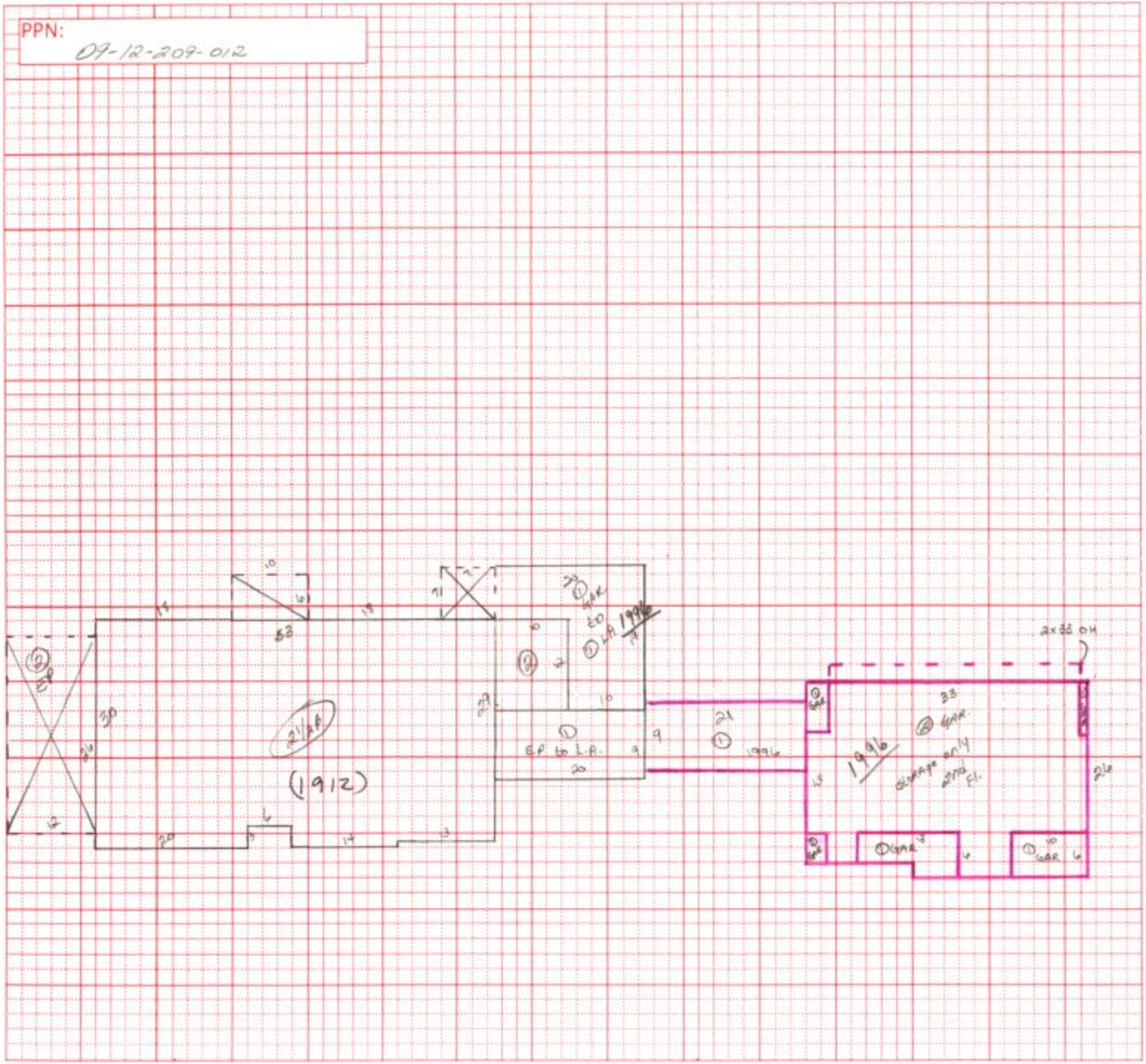
SPECIAL 1996-Addn- Old gar to L.R., 9x20 EP to L.R. / F.Pl.
2011 ~ REASMT.

MEASURED BY ____ DATE ____ CLASSIFIED BY ____

LAND VALUATION

FRONT AND DEPTH	UNIT PRICE	DEPTH FACTOR	CORNER FACTOR	VALUE
100 x 262.35		1.15		
LOT SIZE		TOTAL LAND		

PPN:
09-12-209-012



Dimensions	Stories	GFSF
20×30	2½B	600
6×27	2½B	162
14×30	2½B	420
13×29	2½B	377
10×12	2	120
7×20	1	140
10×12	1	120
9×20	1	180
* 9×21	1	189
* 3×7	1 GAR	21
* 1×7	1 GAR	7
* 3×4	1 GAR	12
* 4×13	1 GAR	52
* 2×6	1 GAR	12
* 6×10	1 GAR	60
* 7×33	2RD	231
* 13×37	2RD	481
* 4×4	2RD	16
* 6×7	2RD	42
* ½ (2×33)	DH	33
		3275

Sanborn Fire Insurance Map, December 1919

SCALE 100FT. TO AN INCH

DEC. 1919
HINSDALE
ILL.

GRACE EPISC'L CHURCH

1ST ST.

3RD ST.

4TH ST.

5TH ST.

PARK AV.

S. ELM

S. OAK

HINKLEY'S SUB-DIVISION

TURTLE BACK

WOODSIDE AV.

4" W. PIPE

William G. Barfield – Architect – Possible Former Owner

Born in England, Barfield came to the United States in 1882 and established an architectural practice in Chicago, where he worked until his death in 1935. He was a long-time resident of Hinsdale, building his first house in 1912 at 136 South Oak Street. He later moved to 112 North Lincoln Street and remained there for the rest of his life. The Hinsdale Theatre, with its beautiful cream-colored terra cotta ornament, is typical of the best commercial work of the 1920s. Unlike his contemporary, R. Harold Zook, Barfield was drawn to the simplicity of the Craftsman and Prairie styles for his house designs. The design of 441 East Third Street reflects his love of the Prairie Style's horizontality, simple stucco and wood wall surfaces and large expanses of window.

- 29 East First Street (1925), Former Hinsdale Theatre
- 101 South Washington Street (1927), Marcus Building
- 138 North Grant Street (1921)
- 441 East Third Street (c.1910)
- 136 South Oak Street (1912)
- 739 South Washington Street (date unknown)

John C. Wood – Former Owner

Wood served as Village President of Hinsdale from 1909–1914. He was a merchant and owner of J. C. Wood & Co. He served as the head of the Hinsdale State Bank and served on the Chicago Board of Trade. The following is an excerpt from the History of the Board of Trade of the City of Chicago, Robert O. Law Company, Volume II, 1917, Page 346-347:

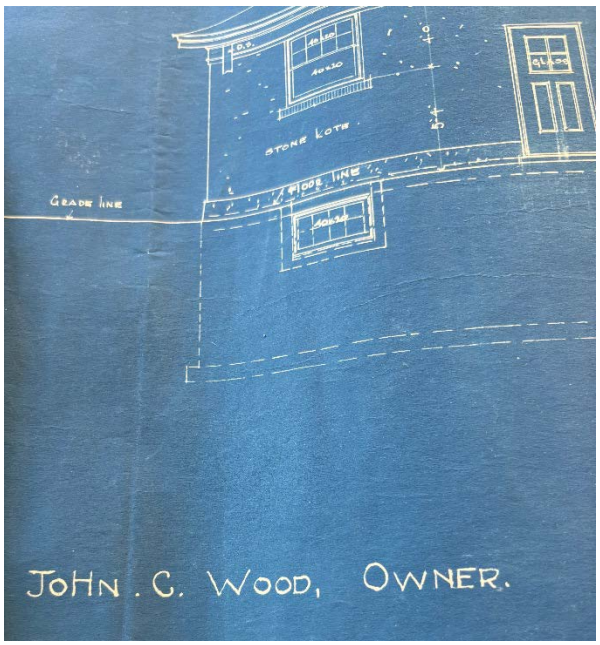
largely confined to the brokerage business in provisions. He is affiliated with Kilwinning Lodge, No. 311, Ancient Free and Accepted Masons, and also with the Chicago Lodge of the Benevolent and Protective Order of Elks. His name is still permitted to remain on the roster of eligible bachelors holding membership on the Board of Trade of the City of Chicago.

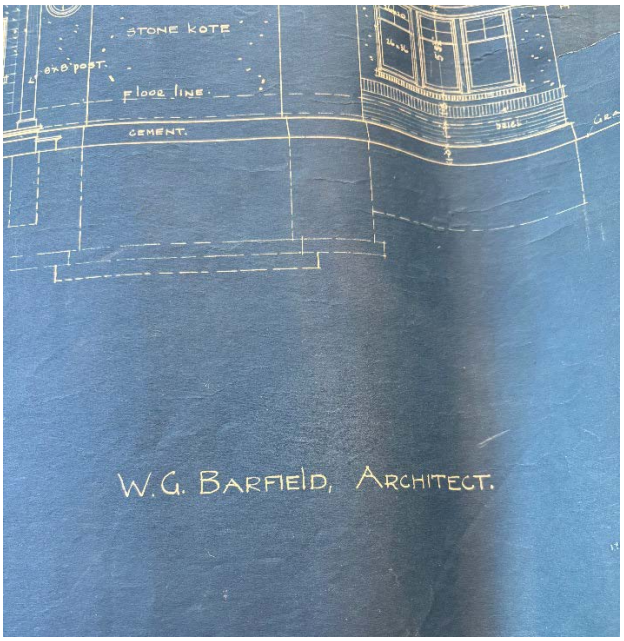
John C. Wood.—One of the native sons of New England who has won success and prestige in the grain commission trade in Chicago and who is an active and influential member of the Board of Trade is John Clarence Wood, the executive head of the firm of J. C. Wood & Company, with offices at 48 Board of Trade Building. He has been a member of the board since 1895 and for three years he served as a director of this important commercial organization, besides which he has served also as a member of the arbitration and appeals committee of the board. As a careful, circumspect and successful trader Mr. Wood specializes in the handling of provision commission business, and prior to establishing his present enterprise he had been closely associated with the packing and provision business that finds its great center in Chicago. Mr. Wood was born at Rockville, Tolland county, Connecticut, on the 19th of August, 1870, and is a son of John and Rebecca (Magill) Wood. Mr. Wood continued his studies in the public schools until he had completed the curriculum of the high school, and he has been a resident of Chicago since 1889. In 1890, when twenty years of age, he entered the employ of the International Packing Company, with which he continued his connection until 1895, the year that marked his initiation as a member of the Board of Trade. In the independent grain and provision commission business he has brought to bear much energy and discrimination, and fair and honorable dealings have given to the firm of J. C. Wood & Company an unassailable reputation in this field of commercial enterprise. His activity and loyalty as a member of the Board of Trade have not lacked appreciation, as shown by his being called upon to serve the organization in the official capacities previously noted in this context. Mr. Wood maintains his home in the beautiful suburban village of Hinsdale, DuPage county, and he served as president of the village board of trustees from 1909 to 1915. He is a member of the directorate of the Hinsdale State Bank, is a stalwart in the camp of the Republican party and has given effective service as a member of the Republican county central committee of DuPage county. In the time-honored Masonic fraternity Mr. Wood has completed the circle of each the York and Scottish Rites, in the latter of which he has received the thirty-second degree, besides being affiliated with the Ancient Arabic Order of the Nobles of the Mystic Shrine. He holds membership in the Chicago Athletic Club, the Hinsdale Club, the Hinsdale Golf Club and the Hinsdale Gun Club. Both he and his wife are communicants of the Pro-

testant Episcopal Church. In 1893, at Durand, Illinois, was solemnized the marriage of Mr. Wood to Miss Evea Normington, who was summoned to the life eternal in 1906, and who is survived by one daughter, Marion. At Dayton, Ohio, on the 16th of June, 1909, Mr. Wood wedded Miss Mary V. Bell, and they have two daughters, Mary Elizabeth and Frances.

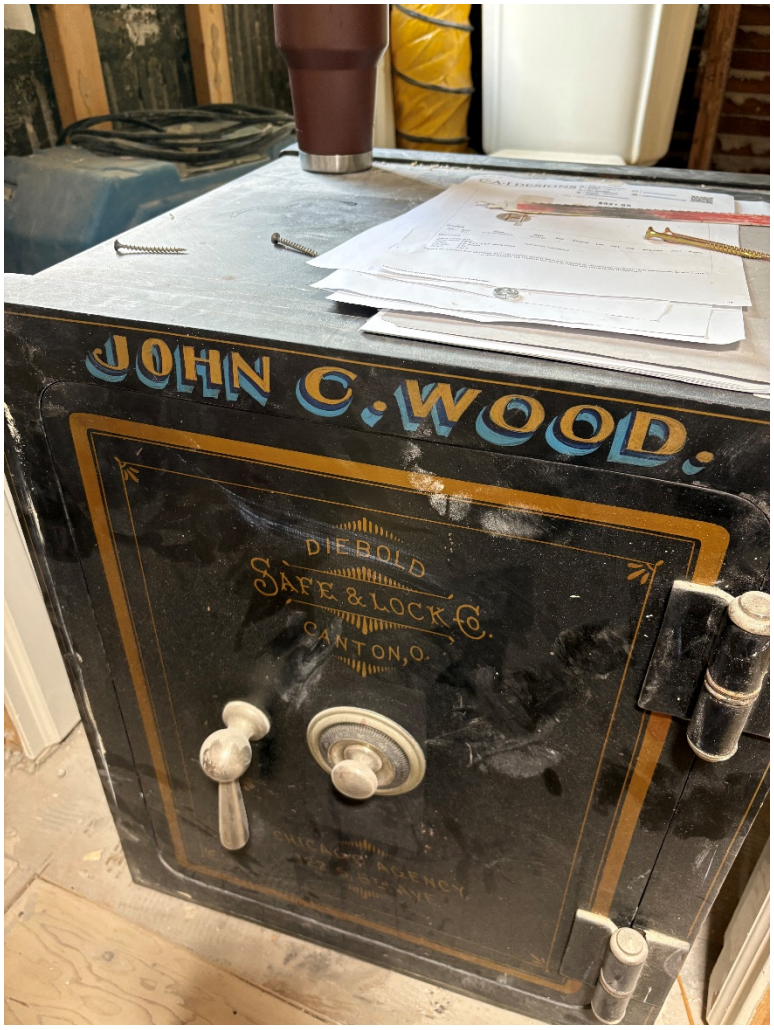
Blueprints


WEST. ELEVATION.
SCALE ONE INCH EQUALS 4 FEET
JOHN . C. WOOD, OWNER.
W.G. BARFIELD, ARCHITECT.
2.


STONE KOTE
FLOOR LINE
GRADE LINE
JOHN . C. WOOD, OWNER.


STONE KOTE
FLOOR LINE
CEMENT.
W.G. BARFIELD, ARCHITECT.

John C. Wood's Safe Found in House



Village of Hinsdale
Community Development Department
19 E. Chicago Avenue
Hinsdale, Illinois 60521
(630) 789-7030

HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST
PROPERTY INFORMATION SHEET

Address 32 W. Ogden Avenue	
County DuPage	
PIN / Parcel Number 09-01-119-032	
Zoning District R-4 Single Family Zoning District	
Land Use Single-Family	
Historic Name Fresh Air Home	
Architect N/A	
Date Constructed c. 1852	
Architectural Style Greek Revival / Vernacular	

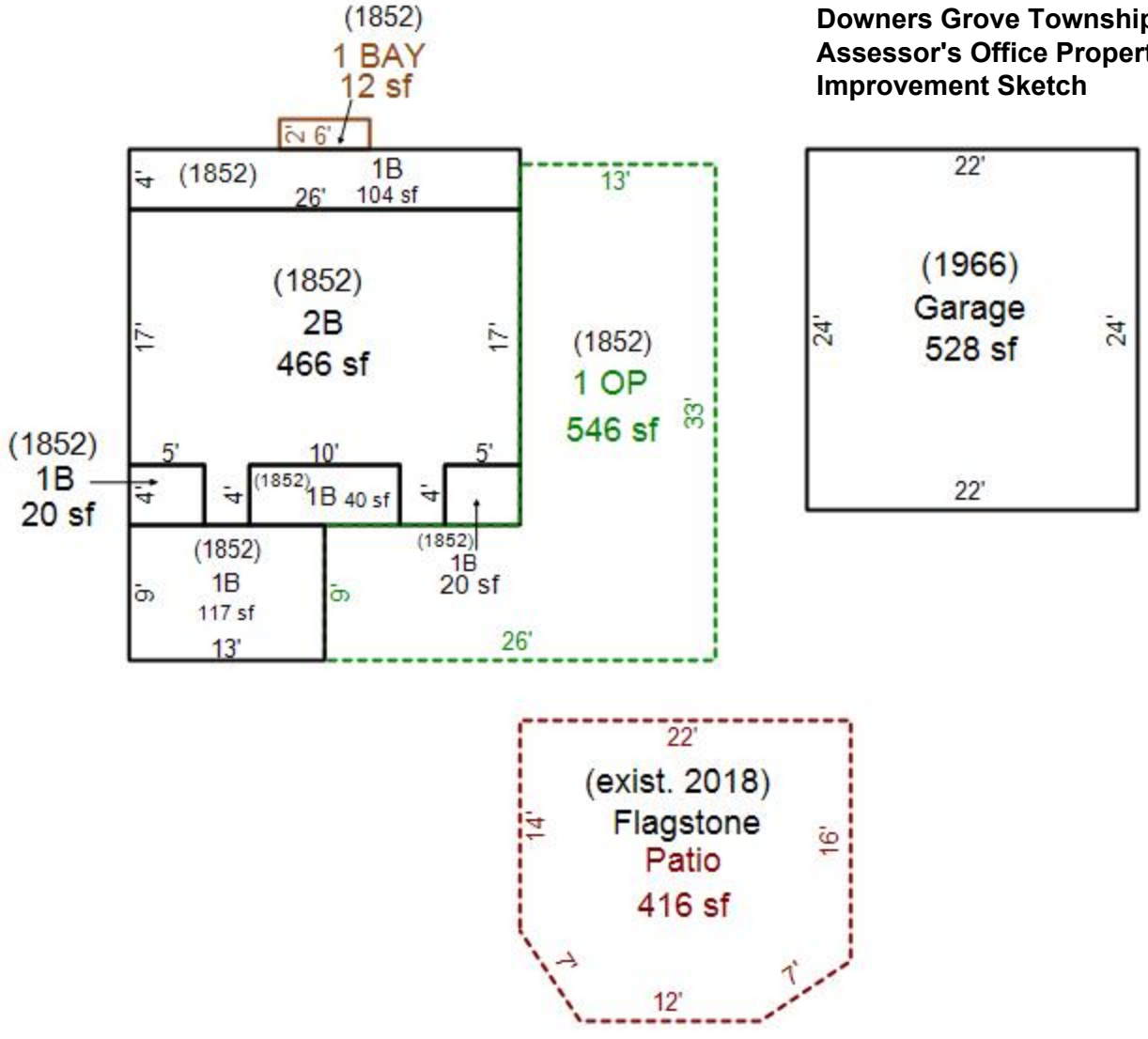
Past Historic Surveys / Historic Significance

- Additional information provided by the Hinsdale Historical Society and property owner
- Between the 1880s-1920, the Fresh Air Home provided underprivileged, poor women and their children form Chicago a therapeutic retreat and a vacation in the country. The Fresh Air Association was one of Hinsdale's most successful philanthropies.

HINSDALE
FRESH AIR
HOME,
HINSDALE, ILL.

WM. EVERNDEN, PUB.

Downers Grove Township
Assessor's Office Property
Improvement Sketch



The Fresh Air Home

Undoubtedly the most worthy cause Hinsdale people ever engaged in, on a person-to-person basis of care and sharing, was the Fresh Air Home. This enterprise lasted for almost forty years, though no one can yet figure out exactly how or why it outlived its usefulness. The story of the Home is not such as lends itself to uncommon interest, but that is, conversely, a sign of its success and its nature.

Around 1880 Athalia Walker and some of her women friends joined together for "the purpose of furnishing for the poor of the City of Chicago a fresh air outing at Hinsdale." In the spring of 1888 this personal charity idea was expanded by the Rev. William Channing Gannett of the Unitarian Church, who suggested to his congregation that they take needy and deserving Chicago children into their homes for visits. The Rev. Gannett, with his usual earnest concern for social movements, said it would be "lending the country . . . to those who know so little of it." The plan was called Children's Country Week.

This proposal was modified somewhat by Helen Coffeen, who suggested instead that they take an empty house and fix it up to provide a country week for working girls, as well as children. Alfred Payne, who was living in the old Marvin Fox home at the southeast corner of Lincoln Street and Ogden Avenue, offered his residence rent-free to try out the idea. That first summer 100 individuals were entertained at the Home, ten at a time.

In early 1889, things having worked successfully, the Rev. Gannett proposed that a permanent organization be created to handle the Home; and so, that June, the Hinsdale Fresh Air Association came to be. Its trustees were chosen from the different churches about town. That summer Payne once more loaned his house, and so again in 1890 and 1891.

By this time the charity had grown to proportions much larger than envisaged, and the work was curtailed by various legal complexities. To make operation of the Home easier, Helen Coffeen, Emily Linsley, Sarah Slocum and Sara J. Warren made out a petition to incorporate the Hinsdale Fresh Air Association. Their charter was granted on June 11, 1891. Five months later, on November 24, the Association purchased Alfred Payne's house and lot with contributions.

During the next half year the pioneer dwelling was repainted and furnished, utilizing further donations from local residents. Dormer windows were added to some of the rooms. On July 10, 1892 the Home officially opened. All interested people were invited to attend a "pound sociable", the admission fee being a pound of canned goods or other groceries, by which means the pantry was easily stocked. These sociables were a standard feature of the Home for nearly every year of its existence.

The Home was designed to accommodate 15 to 20 visitors at a time, for two weeks, with extended stays possible if the reason was

32 West Ogden

sufficient. Some people who were accepted, and then found to be wealthy enough to afford their own vacations, were sent away when their calumny was discovered. Applications for admittance were accepted from anyone who knew of a worthy case; these applications were investigated and acted upon by a committee. This first year Jane Addams arranged for 24 Hull House children to thus visit Hinsdale.

The effect on guests was nothing but beneficial. As Augusta Loeb, the Home matron, said in 1896: "Pale and sunken cheeks become rounded and rosy. Sad and care-worn faces . . . grow . . . bright and cheerful with proper nourishment, pure air and additional clothing."

In 1907 Mrs. H. G. Hetzler, then president, appointed a building committee to see if the Home could not be rebuilt or expanded to handle more guests. During the next two years $2,598 was raised, and the Home nearly doubled in size by the construction of an addition and a porch. After the work was done the fund was left $5 in the black. In its first new year, 1909, the Home entertained 129 visitors in six groups. When they left the guests took back with them baskets of fruit and flowers. Those presents, and all else that the Home needed — food, clothes, carriages for rides, and general operating money — came from local contributors. Once Mr. Schramm was thanked for putting in a "sand-pile and a teter-board", and Herman Baldwin of Chicago, aged 77, gave one of the more touching presents — his handmade toys. Such gifts were preferable to cash donations for the Home, even if they did come from the likes of Marshall Field.

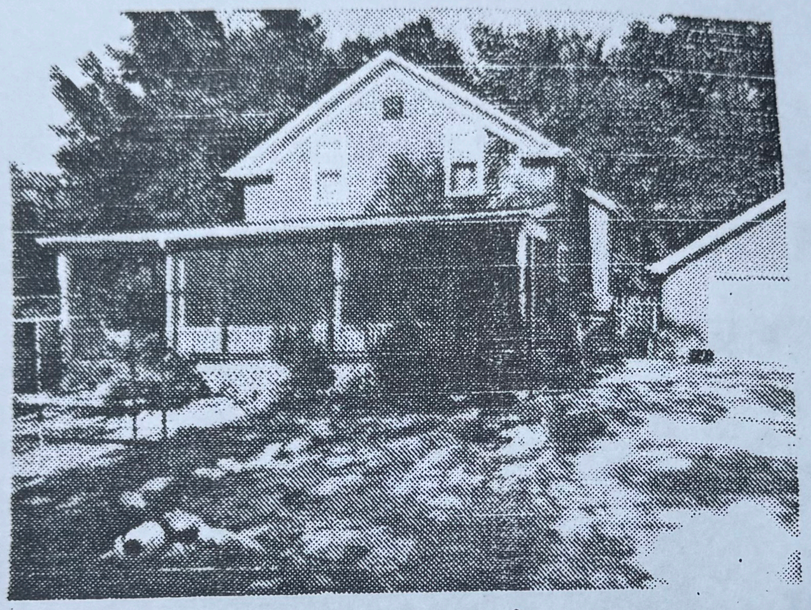
As the years passed on, fewer and fewer visitors came to the Home, probably because settlement houses had sprung up at many places in Chicago. Finances grew slim; the area was now thick with other residences; and auto fatalities on an increasingly busy Ogden Avenue were more frequent. The Home itself was growing old, and the noble women who had formed its atmosphere and made it successful were gone. The season of 1920 was the Home's last active one.

At a meeting at the Home on December 8, 1924, the Hinsdale Fresh Air Association resolved to sell the land, house and assets, distribute the proceeds to Village philanthropies, and dissolve the corporation. The following year, in 1925, the addition on the old house was cut off with handsaws and moved away. With the sale of these buildings, and the closing of the accounts of the H.F.A.A., its existence ceased, but the memory lingered on for at least some of the more than 4,000 who had once enjoyed its hospitality. A fitting epitaph comes from the words of Mrs. Loeb: "Eternity alone can reveal what a blessing to God's poor and needy children has been this home."

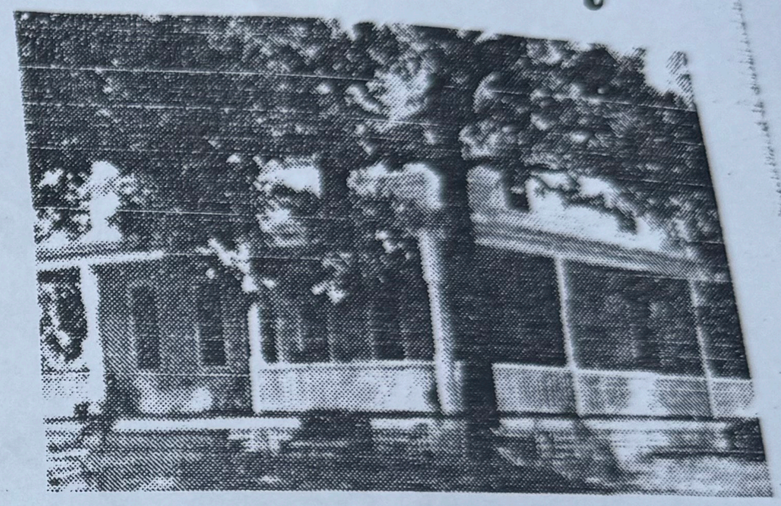
32 West Ogden

Fox House stands as a reminder of yesterday

By Nancy Koeneman
Doings Staff Writer



The old Fox House as it appears today on the corner of Lincoln and Ogden. (Doings photo by Scott Hardesty)



This is the Fresh Air Home, probably in the early 1900s. It is believed the addition is the building at the right of the photo. (Photo courtesy of the Hinsdale Historical Society)

It has been 139 years since Marvin Fox moved to the site on the hill where he built his farm house and planted his crops on the land that now is the corner of Lincoln and Ogden in Hinsdale.

Today, the house sits on a busy street surrounded by city on all sides. The only reminder of its early days are the dozens of trees surrounding the property.

The house, now owned by Bill and Carol Bobo, is one of the village's oldest. It was built for Fox, his wife and three sons.

"It was probably a plain house, no fancy woodwork inside," said Bob Dunham, a member of the Hinsdale Historical Society.

"It was built by a man who had a whole lot of kids and farmed. It doesn't have any Victorian elements," he said.

The house went through many changes over the years. Fox's sons grew up and went their own ways in Hinsdale's history. One son farmed and two became local merchants.

In 1888 the home became a haven for working women and children from the city. A man named Alfred Payne was living in the old Fox home at the time and offered the house to a Hinsdale organization that brought these women and children to the area for a week in the country. They were brought here 10 at a time and 100 were given this respite during that summer.

Payne allowed the association to use the home each summer until 1891, when the organization bought the home and lot with donations. They named themselves the Fresh Air Association and spent six months repainting and refurnishing the house. The official opening of the Fresh Air House was July 10, 1892.

A famous Chicago connection to the Fresh Air Home was Jane Addams, who arranged for 24 children from Hull House to visit the home.

The house was expanded in 1909 with an addition and a porch after a fund-raiser was begun in 1907. Dormer windows were added to some parts of the house at that time.

The house offered this summer break from the city until 1920. The association decided to sell the home in 1924 and give the money to other local charitable organizations.

In 1925 workers with hand saws went to the house and cut off the addition. The addition then was moved to a next-door lot and later torn down.

While the home might be the oldest in Hinsdale, it has been changed inside and out over the years.

"How much of the old house still remains is hard to tell," said Dunham.

Catherine Condon, a real estate agent with Porterfield Hearthstone Co. Realtors, said the house has been renovated nicely.

"It is beautiful by nature," she said. "The topography is good, it sits high on the lot and the noise (from Ogden) buffers off the land."

The basement is a nice mix of old and new, she said.

The house and land currently are on the market.

Although the Hinsdale Historical Society is interested in the history of the home, whether it is restorable as a historic site is "debatable," Dunham said.

"It goes back to the early roots of the village, but it would take a lot of doing to make it a museum house," he said.

Bill Bobo said he and his family have enjoyed the house.

"It is a beautiful piece of property," he said. "It's been a very nice house for us."

Some information for this article was taken from the book "Hinsdale," by Timothy H. Bakken.

Early Philanthropic Project



The Hinsdale Fresh Air home, opened in 1892 at what is now the southeast corner of Lincoln street and Ogden avenue. Supported by philanthropic Hinsdale men and women, the home provided summer vacations for underprivileged children, mothers and shopgirls of Chicago.

FRESH AIR AT HINSDALE.: A HOLIDAY HOME TO BE BUILT FOR CHICAGO'S ...
Marks, Nora
Chicago Daily Tribune (1872-1922); May 29, 1890; ProQuest Historical Newspapers: Chicago Tribune
pg. 5

FRESH AIR AT HINSDALE.

A HOLIDAY HOME TO BE BUILT FOR CHICAGO'S WORKING GIRLS.

Suburban Towns on the Chicago, Burlington and Quincy Railroad Interested in a Scheme to Benefit Tired and Sick Women—After the Buildings Are Up the Institution Is to Be Opened for the Summer Months and Maintained by Charitable Ladies.

Until last Tuesday the ladies of Hinsdale in particular and those of the suburban towns scattered along the Chicago, Burlington and Quincy railroad for thirty miles out of town harbored a conspiracy to benefit a lot of people without letting the generous rest of the world into the scheme.

Fifty women keeping a secret! Wonders will never cease. But then it was in Hinsdale.

Hinsdale is secretive. So are Riverside and Highlands and a half-dozen other pretty towns in the vicinity. They hide the greater part of their beauty from the tourist who is so unfortunate as to see them only from the train. Then there is but a vista of Mary Anne backs of Queen Anne villas.

You have to get quite away from the station into the byways and intentionally country roads to feel the charm of these places. In Hinsdale a two-hours' carriage ride did not begin to exhaust its resources.

"We are going to bring working girls, convalescing middle-aged women, and tired mothers out here for a breath of fresh air this summer," said Miss Belle Tiffany, as we were driving down an avenue of broad-leaved maples. So that was the secret.

"It's a pretty good place to bring them. I think sometimes there is more fresh air to the acre in Hinsdale than in most places, and why should not other people be benefited?

"Last year we tried this on a small scale. The use of a house was donated to us for the summer, and we gave several hundred an outing. Do you know the children of Chicago are provided for in the Holiday Home at Lake Geneva, but the women and girls who work and are sick never get to the country?

"It costs very little. We do it this way: Last year three ladies furnished the provisions for a day and so many were interested that no one had to supply for more than one meal. But it had to be cooked and sent to the Fresh Air Home.

"This summer we cannot get the house again and want to build. Mr. Charles Warren has given us a lot in the woods over by Fullersburg, a mile away. There are 200 acres of forest, as far as Salt Creek, which flows into the Desplaines River, and beyond to the wooded hills. We have the range of all this unoccupied land for our girls. The house would be within three-quarters of a mile of the station; easy walking except for feeble convalescents."

AN ENTICING PICTURE.

It is truly a picturesque location; the ground covered with light forests. Wild flowers brocade the short turf and flowering shrubs make the air fragrant. Salt Creek doesn't deserve its name unless because of its flowing through Fullersburg. It is a broad, limpid stream, flanked by hills and forests. A boat could ride on it easily. Fullersburg is a Rip Van Winkle of a town that claims to be older than Chicago. It has gone up Salt Creek. But there is a sleepy rural atmosphere about the place not to be duplicated this side of St. Louis. The houses are quaint and weather-stained, and the village blacksmith pounds his anvil under a "spreading" maple. What a revelation the somnolent sweetness of Fullersburg would be to a Chicago factory girl weary of walls and aggressive newness.

"Fullersburg is our candidate for the location of the World's Fair," said Miss Tiffany, laughing. "That old tavern was a 'hotel' forty-eight years ago. Other suburban towns are here because of Chicago, but I am not sure but that Chicago was built up on account of Fullersburg.

"Having become convinced of the desirability of a fresh-air home in Hinsdale we went to a church where a committee meeting was in progress discussing ways and means." Fifty ladies, representing the Towns of Hinsdale, Highlands, Riverside, Downer's Grove, and Western Springs, all on the C., B. & Q.

"Twenty-five hundred to $3,000 are needed," concluded this committee. With that sum a summer cottage to accommodate twenty-five at a time could be put up and furnished. Plans and specifications had been submitted. The whole thing could have a roof over it in five weeks, July 4, so that some shop slaves of Chicago could celebrate in dead earnest.

After the building is ready the provisions will be supplied in the same way as last summer by the suburban towns along the road. As soon as a few hundred dollars are secured work will be commenced on the building.

Committees were appointed. The Financial Committee is the most important and a representative from each town was made a member to solicit contributions. Other towns along the road are to be asked to assist in the work. All contributions may be sent to Mrs. Ruth, Treasurer, or Miss Belle Tiffany, Secretary, Hinsdale, and will be duly acknowledged.

This infant enterprise is not yet named. When it gets out of long clothes will be plenty of time. The intention and energy of the ladies interested is full-grown, and the purposes definite.

NORA MARKS.

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Home offered fresh air to city refugees
S R Carroll SPECIAL TO THE TRIUNE
Chicago Tribune (1963-1996); Jul 23, 1995; ProQuest Historical Newspapers: Chicago Tribune
pg. D_B2

Home offered fresh air to city refugees

By S.R. Carroll
SPECIAL TO THE TRIBUNE

The 19th Century women who lived in Hinsdale knew they were lucky to be living in their lovely tree-shaded homes in the country, far from the squalor, stench and unsanitary conditions of Chicago.

But they felt for the women and children who were forced to endure that life with no relief. So in 1880 Athalia Walker and some of her friends began inviting some of the poor of the city out for fresh-air visits, expanding that to short stays in their own homes for needy children. By 1888 the program included young working girls, and in 1889 Alfred Payne offered his residence at the southeast corner of Ogden and Lincoln Avenues rent free as a place for the young women to stay.

Payne continued to lend his house for the next few years, and the volunteers from several local churches who ran the program organized eventually to form the Hinsdale Fresh Air Association to run what became known as the Fresh Air Home.

The home could accommodate 15 to 20 visitors at a time for a stay of two weeks. In 1907 the building was expanded to house more guests. When a visitor left, she took with her a basket of fruit and flowers.

But by 1920 attendance at the home dwindled, and the association sold the home and property in 1924. The following year, the addition was cut off with hand saws and moved away. The original building still stands as a reminder of the Fresh Air Home.

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Village of Hinsdale 1873-2023 150

Village saw return on 'lending the country'

By Ken Knutson
kknutson@thehinsdalean.com

Hinsdale is a community that gives back, and that spirit can be traced to the village's early years.

In the late 19th century, residents established the Fresh Air Association to give Chicago's under-resourced women and youth a therapeutic retreat from their hardscrabble urban landscape by hosting them in more pastoral environs.

Entries in a publication of that era, "The Hinsdale Beacon," detail the founding and flourishing of the outreach effort.

"In the spring of 1888, Rev. W.C. Gannett, then pastor of the Unitarian Church at Hinsdale, proposed to his congregation to take into their homes children of the needy and deserving poor of Chicago, to be cared for one week," the paper reported. "Mr. Gannett called it 'lending the country for one week to those who knew so little of it.' The plan was to be named the 'Children's Country Week.' "

The vision was refined to "take an unoccupied house and fit it up for the reception during the summer for working girls and needy children."

Alfred Payne offered his farmhouse on what is now the southeast corner of Lincoln Street and Ogden Avenue for the cause, and the Fresh Air Association was officially formed in 1889. Local



The Fresh Air Home in Hinsdale at Lincoln and Ogden hosted women and children from Chicago for one-week retreats from 1889 to 1920. (Hinsdale Historical Society photo)

women ensured the lodging had all the necessary bedding and furnishings, along with a daily delivery of cooked food for the guests and money for incidentals. Annual so-called "Pound Parties" raised supplies with the price of admission a pound of canned goods or groceries for the home. Village physicians donated their services when health needs arose.

"From July 10 to Sept. 17, 1892, inclusive, 96 guests were received," another Beacon article stated. "Of this number, 39 were women — nearly all mothers with children; 25 girls and 32 boys."

Timothy Bakken in his book "Hinsdale" records that over 32 years, the Fresh Air Home hosted more than 4,000 guests. Augusta Loeb who worked as the matron of the facility is quoted on the salutary effects she witnessed.

"Pale and sunken cheeks become rounded and rosy. Sad and care-worn faces ... grow ... bright and cheerful with proper nourishment, pure air and additional clothing," Loeb said.

It continued to operate until about 1920. Hugh Dugan, in his retrospective "Village on the County Line," surmised that the home ultimately was discontinued because living standards "had risen to the point where the need of the particular facilities offered by the association was no longer urgent."

He praises the effort as one whose "record stands high among those of Hinsdale's useful organizations."

A portion of the house, which originally belonged to early Fullersburg settler Marvin Fox, survives as a residence today.

"Eternity alone can reveal what a blessing to poor and needy children this home has been," Loeb said.

Village of Hinsdale
Community Development Department
19 E. Chicago Avenue
Hinsdale, Illinois 60521
(630) 789-7030

HISTORICALLY SIGNIFICANT STRUCTURES PROPERTY LIST
PROPERTY INFORMATION SHEET

Address 234 E. Third Street	
County DuPage	
PIN / Parcel Number 09-12-212-005; 09-12-212-008	
Zoning District R-1 Single Family Zoning District	
Land Use Single-Family	
Historic Name N/A	
Architect N/A	
Date Constructed c. 1895	
Architectural Style Queen Anne	

Past Historic Surveys / Historic Significance

- Reconnaissance Survey (1999) - Significant / Historically Significant
- Robbins Park I Survey (2002) – Significant
- Additional information provided by the Hinsdale Historical Society and property owner

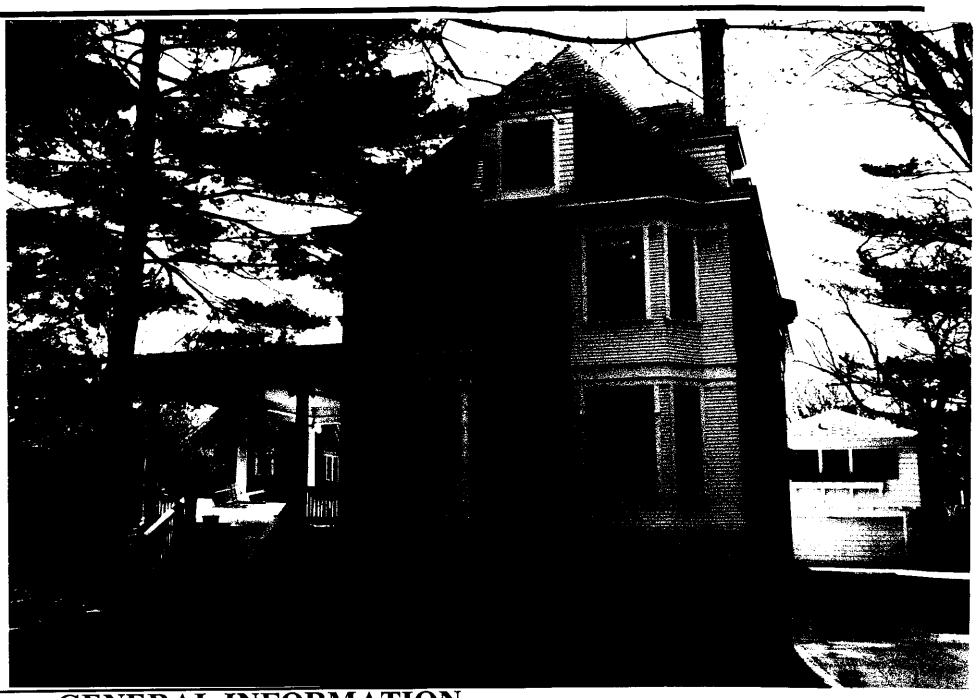
Additional Photos



Village of HINSDALE

ILLINOIS URBAN ARCHITECTURAL AND HISTORICAL SURVEY

STREET #	234
DIRECTION	E
STREET	THIRD
ABB	ST
PIN	
LOCAL SIGNIFICANCE RATING	S
POTENTIAL IND NR? (Y or N)	N
CRITERIA	
Contributing to a NR DISTRICT?	C
Contributing secondary structure?	C
Listed on existing SURVEY?	IHSS



GENERAL INFORMATION

CATEGORY	building	CURRENT FUNCTION	Domestic - single dwelling
CONDITION	excellent	HISTORIC FUNCTION	Domestic - single dwelling
INTEGRITY	major alterations and/or addition(s)	REASON for SIGNFICANCE	Notable example of early Queen Anne style architecture in Hinsdale. Rated "HD" in Illinois Historic Structures Survey.
SECONDARY STRUCTURE	detached garage		
SECONDARY STRUCTURE			

ARCHITECTURAL DESCRIPTION

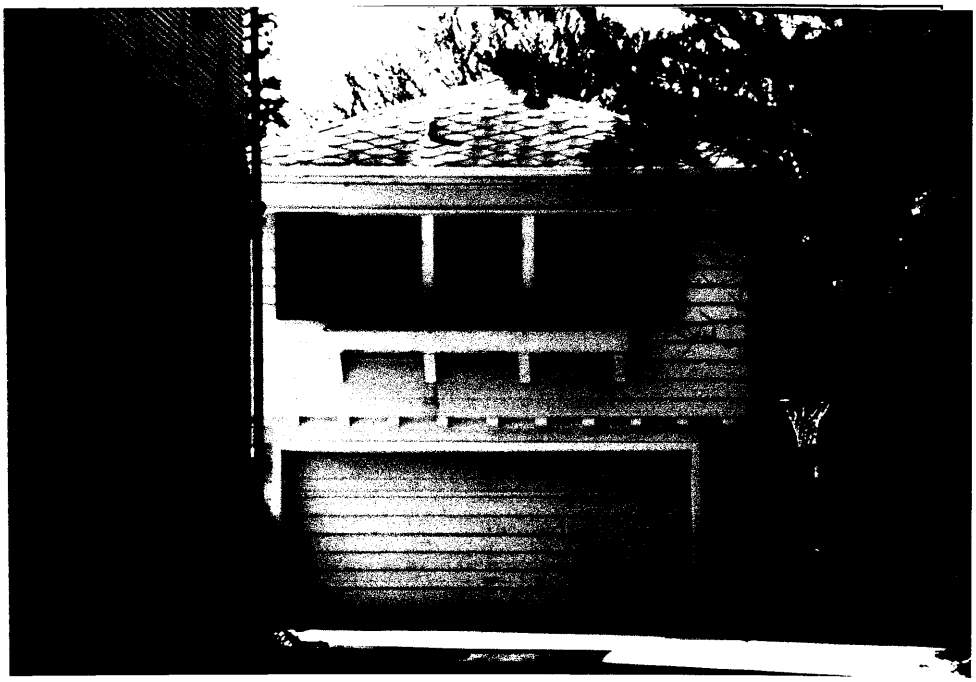
ARCHITECTURAL CLASSIFICATION	Queen Anne	PLAN	irregular
DETAILS	Free Classic	NO OF STORIES	2.5
DATE of construction	c. 1895	ROOF TYPE	Hipped
OTHER YEAR		ROOF MATERIAL	Asphalt - shingle
DATESOURCE	surveyor	FOUNDATION	Stone
WALL MATERIAL (current)	Wood	PORCH	Wrap around
WALL MATERIAL 2 (current)		WINDOW MATERIAL	wood
WALL MATERIAL (original)	Wood	WINDOW MATERIAL	
WALL MATERIAL 2 (original)		WINDOW TYPE	double hung
		WINDOW CONFIG	1/1

SIGNIFICANT FEATURES: Full height bay window on front and east side facades; dentilled frieze; steeply pitched hipped roof; hipped dormers; wrap around front porch with Ionic columns, dentil trim, and wood rail

ALTERATIONS: 1991 permit for kitchen addition ($17,800); 1999 permit for alterations & additions ($375,000) including two story sout side (rear) addition with wrap around porch enclosed at southeast corner

HISTORIC INFORMATION

HISTORIC NAME	
COMMON NAME	
PERMIT NO	15309
COST	
ARCHITECT	
ARCHITECT2	
BUILDER	
ARCHITECT SOURCE	



HISTORIC INFO	
LANDSCAPE	Midblock on quiet curving residential street; mature trees; side driveway; front sidewalks; house faces north

PHOTO INFORMATION

ROLL1	1
FRAMES1	18-19
ROLL2	
FRAMES2	
ROLL3	
FRAMES3	
DIGITAL PHOTO ID	

SURVEY INFORMATION

PREPARER	Jennifer Kenny
PREPARER ORGANIZATION	Historic Certification Consultants
SURVEYDATE	8/28/02
SURVEYAREA	Robbins

Excerpt from *Village on the County Line: A History of Hinsdale, Illinois,* Hugh G. Dugan, 1949, Page 131:

HARRY C. KNISLEY, manufacturer, built and lived at 234 E. Third. Mr. and Mrs. Knisley were married in Hinsdale in 1889 and lived here from then on. Their daughters are Mrs. Margaret Abbott and Mrs. Sarah Drehr.

Book of the Western Suburbs: Homes, Gardens, Landscapes, Highways and Byways, Past and Present. Marian Ainsworth White, 1912.



Photo by Bemis

HOME OF MR. HARRY C. KNISELY
122 Third Street, Hinsdale, Ill.

stylistic expression, but with Tudor Revival details, notably in the dormers with their half-timbering and multi-light windows.

QUEEN ANNE

Queen Anne style houses were built all over the country from 1880 until approximately 1910. The style was named and popularized by a group of 19th century English architects led by Richard Norman Shaw. Its roots are found in styles prevalent during the Elizabethan and Jacobean periods in England. It is characterized by asymmetry and irregularity in overall shape, facades, and roofs. The Queen Anne house often has gables, dormers, round or polygonal towers, and wings with full or wrap around porches.

A variety of materials and patterns are used to break up the surface of the walls. Shingles and clapboard are often combined, sometimes with brick masonry. The simpler examples, built after 1893 (reflecting the influence of the World's Columbian Exposition in Chicago), frequently have classical columns and square columns. These later examples are sometimes referred to as Free Classic Queen Anne-style houses.

Among residential structures in the survey area, the Queen Anne style ties with the Colonial Revival style for the most examples – 31 of each. Eight of the 31 Queen Anne-style houses have been ranked as locally significant. These include 122 E. Third Street



Figure 12: 27 Blaine Avenue

built in 1883, the Herman Grabo House at 14 Park Avenue built in 1888, the Alfred Payne house at 14 Orchard Place built in 1890, the Thomas and Sallie Phillips House at 222 E. Third Street built in 1892, 317 E. Chicago Avenue built in c.1885, 27 Blaine Avenue built c. 1890, 234 E. Third Street built in c. 1895, and 242 E. Third Street built c. 1895. The houses at 27 Blaine Avenue, 234 E. Third Street, and 242 E. Third Street were also listed on the Illinois Historic Sites Survey. The latter is an
example of the Free Classic subtype of the Queen Anne style.



Figure 13: 14 S. Park Avenue

The Herman Grabo House at 14 S. Park Avenue displays the variety of surface patterns and texture that give interest to houses in the Queen Anne style. The

09-12-212-005

Lee, Robin L
234 E 3rd St
Hinsdale IL 60521

Robbins Park Add to Hins
W 100 Ft & a 33 Ft strip
S of and adj to said 100 FT 1 3

CARD ____ OF ____ CARDS

DUPAGE COUNTY, ILLINOIS SEC. ____ INDEX NO. ____

NAME & ADDRESS

234 E 3rd St
Hinsdale
LOT SIZE X 60521

LAND VALUATION
BUILDING VALUATION
TOTAL LAND AND BUILDINGS

Downers Grove Township Assessor's Office Property Improvement Sketch

GROUND FLOOR SECTION TAX CODE ____

USE: DOUBLE HSE. / RESIDENCE ✓ / BI-LEVEL / 2-FLAT / 3-FLAT / APARTMENT / STORE / STORE & FLAT / OFFICE BLDG. / HOTEL / THEATRE / FACTORY / GARAGE / GAS STATION / Addn ✓

CONST.: WOOD FRAME ✓ / STEEL FRAME / REINF. CONC. / MILL / BRICK / TILE / CONC. BLOCK

EXT. WALLS: WOOD SIDING ✓ / BRICK / STONE / STUCCO / TERRA COTTA / METAL / SHINGLE / CONC. BLOCK

MISC.: P.G. STR. FRT. / SPRINKLER / PASS. ELEV. / FRT. ELEV. / HAND ELEV. / FIRE ESCAPES / SKYLIGHTS / CABINETS / FIRE PLACES 1 / INCINERATORS / OIL BURNER ✓ / GAS HEAT A/C ✓

FRONTS: STONE / CONCRETE ✓✓ / BRICK / PILES / PIERS / CAISSONS / CONC. BLOCK

BASEMENT: NONE / PART ✓ / FULL ✓✓ / DIRT FLOOR / CEMENT FLR. ✓✓ / FINISHED

FLOORS: WOOD JOISTS ✓ / MILL / STEEL BEAMS / REINF. CONC. / REINF. TILE / DIRT

FLOORING: PINE ✓ / HARDWOOD ✓✓ / CEMENT / TILE ✓ / MARBLE / PLYWOOD

INT. FIN.: PLASTER ✓ / DECORATED ✓ / PINE ✓✓ / HARDWOOD / METAL / MARBLE & TILE / DRY WALL ✓✓

STREET: CONCRETE / ASPHALT / BRICK / MACADAM / DIRT / GRAVEL

ROOF: GABLE / HIP ✓ / FLAT / MANSARD / GAMBREL

ROOFING: SHINGLE ✓ / TAR & GRAVEL / READY ROOF'G / COMPOSITION / SLATE / TILE / ASPH. SHING. ✓✓

HEATING: STOVES / PIPELESS / HOT AIR / STEAM / HOT WATER ✓ / VAPOR / RADIANT / ELECTRIC

PLUMBING: NONE / FIXTURES 3 / TOILET 1+1 / BATHROOMS 2+2 / TILE FLOOR / TILE WALLS

LIGHTING: ELECTRIC / GAS / LAMPS

IMPRVS.: SIDEWALK / CURB / WATER / SEWER / GAS

LOTS: LEVEL / HIGH / LOW / ROCKY / SWAMPY

ROOMS ____ / ROOMS ____ / APTS. ____ / RMS. - APT. ____ / FIN. ATC. RMS. ____ / FIN. BSE. RMS. ____

DATE COMPL. 1901 Addn 1993, 2001 / AGE ____ / REMOD. ____ / CAE-1901

See other Grid for Drawing

BUILDING DIMENSIONS

	NO. STYS.	HT.	CU. OR AREA	
Addn				
3P.(340 x 3.10)			1054	65%
11m.(3 x 620)			1860	65%
10c.(913 x 273)			2492	65%
Existing.			473	100%
* 3P (242 x 3.10)			750	100%
* 7A.(2 x 790)			1,580	100%
* 7B.			440	100%
* 7c.(3 x 265)			795	100%
* 6H.			600	100%
* C4.(89 x 50)			44	100%

	SQ. FT. - CU. FT.	UNIT PRICE	NEW COST	CONDITION GOOD FAIR BAD	% COND.	
1.8A						2001 no deprec
2½	1288	17.60	22,668	28,074	65%	18,248
* 1	464	10.50	4,872	19,160	100%	+ 19,160
* 2	608	15.80	9,606			+ 1,709
						= 39,117
						x 7.57 FARM SA 2001
				LACK OF UTILITY ____ OBSOLESCENCE		= 296,116

GARAGE	TYPE	FLOOR	ROOF	SIZE	AREA	UNIT PRICE	NEW COST	% COND.
6.4	A	C		Grid	8.48	x 3.10	2,629	65%

LAND VALUATION

FRONT AND DEPTH	UNIT PRICE	DEPTH FACTOR	ANGLE FACTOR	VALUE SALE
100.0 x 154.7	1547	1.0		154700

SPECIAL 2001 - Addn w/2½ Baths + 3 Six, 1 Story FP, Adequate Plumbing, AC, AER 1991 reduction expired for warranty. SS
2011 ~ REASMT.
2015 L. Rec. DAS

MEASURED BY ____ DATE ____ CLASSIFIED BY ____

TOTAL $ MAR 05 2001

SEP 15 2011

OCT 03 2007

PPN: 09-12-212-005

