



1494

**United States Department of Interior  
National Park Service**

**National Register of Historic Places  
Registration Form**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900A). Use a typewriter, word processor, or computer, to complete all items.

**1. Name of Property**

**historic name** Walter, Luther and Anna, Boathouse

**other names/site number** N/A

**2. Location**

**street & number** 9574 Country Club Road

**city or town** Town of Minocqua

**state** Wisconsin **code** WI **county** Oneida

**N/A not for publication**

**N/A vicinity**

**code** 085 **zip code** 54548

**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this X nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property X meets \_ does not meet the National Register criteria. I recommend that this property be considered significant \_ nationally statewide X locally. ( See continuation sheet for additional comments.)

11/15/05

Signature of certifying official/Title  
State Historic Preservation Officer-WI

Date

State or Federal agency and bureau

In my opinion, the property \_ meets \_ does not meet the National Register criteria.  
( See continuation sheet for additional comments.)

Signature of commenting official/Title

Date

State or Federal agency and bureau

Walter, Luther and Anna, Boathouse | Oneida | Wisconsin  
 Name of Property | County and State

**4. National Park Service Certification**

I hereby certify that the property is:  
 entered in the National Register.  
 \_\_\_ See continuation sheet.  
 \_\_\_ determined eligible for the National Register.  
 \_\_\_ See continuation sheet.  
 \_\_\_ determined not eligible for the National Register.  
 \_\_\_ See continuation sheet.  
 \_\_\_ removed from the National Register.  
 \_\_\_ other, (explain):

*Edson R. Beall*

12/28/05

*fan*

Signature of the Keeper

Date of Action

**5. Classification**

Ownership of Property (check as many boxes as as apply)	Category of Property (Check only one box)	Number of Resources within Property (Do not include previously listed resources in the count)	
		contributing	noncontributing
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	1	0
public-local	district		buildings
public-State	structure		sites
public-Federal	site		structures
	object		objects
		1	0 total

Name of related multiple property listing:  
 (Enter "N/A" if property not part of a multiple property  
 listing.)  
 N/A

Number of contributing resources  
 is previously listed in the National Register  
 0

**6. Function or Use**

**Historic Functions**  
 (Enter categories from instructions)  
 Domestic/Camp

**Current Functions**  
 (Enter categories from instructions)  
 Domestic/Camp

**7. Description**

**Architectural Classification**  
 (Enter categories from instructions)  
 Late 19<sup>th</sup> & Early 20<sup>th</sup> Century American  
 Movements/Craftsman

**Materials**  
 (Enter categories from instructions)  
 Foundation Wood  
 walls Wood  
 roof Asphalt  
 other Glass

**Narrative Description**

(Describe the historic and current condition of the property on one or more continuation sheets.)

Walter, Luther and Anna, Boathouse  
Name of Property

County Oneida  
County and State

Wisconsin

## 8. Statement of Significance

### Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for the National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C 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 lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

### Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

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

### Areas of Significance

(Enter categories from instructions)

Architecture

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### Period of Significance

1930

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### Significant Dates

1930

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### Significant Person

(Complete if Criterion B is marked)

N/A

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### Cultural Affiliation

N/A

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### Architect/Builder

N/A

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### Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

Walter, Luther and Anna, Boathouse  
Name of Property

County Oneida  
County and State

Wisconsin

### 9. Major Bibliographic References

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

**Previous Documentation on File (National Park Service):**

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic landmark
- recorded by Historic American Buildings Survey #
- recorded by Historic American Engineering Record #

**Primary location of additional data:**

- X State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local government
- University
- Other

Name of repository:

### 10. Geographical Data

Acreeage of Property less than one acre

UTM References (Place additional UTM references on a continuation sheet.)

1 16 290075 5082498  
Zone Easting Northing

3 \_\_\_\_\_  
Zone Easting Northing

2 \_\_\_\_\_  
Zone Easting Northing

4 \_\_\_\_\_  
Zone Easting Northing

See Continuation Sheet

**Verbal Boundary Description** (Describe the boundaries of the property on a continuation sheet)

**Boundary Justification** (Explain why the boundaries were selected on a continuation sheet)

### 11. Form Prepared By

name/title	Mary Jane Hettinga	date	4/5/05
organization	Marathon County Historical	telephone	715 842-5750
street & number	410 McIndoe St.	zip code	54403
city or town	Wausau	state	WI

Walter, Luther and Anna, Boathouse  
Name of Property

County Oneida  
County and State

Wisconsin

**Additional Documentation**

Submit the following items with the completed form:

**Continuation Sheets**

**Maps** A USGS map (7.5 or 15 minute series) indicating the property's location.  
A sketch map for historic districts and properties having large acreage or numerous resources.

**Photographs** Representative black and white photographs of the property.

**Additional Items** (Check with the SHPO or FPO for any additional items)

**Property Owner**

Complete this item at the request of SHPO or FPO.)

<b>name/title</b>	John and Linda Kozisek	<b>date</b>	4/5/05
<b>organization</b>		<b>telephone</b>	715 356-9490
<b>street&amp;number</b>	9574 Country Club Road	<b>zip code</b>	54548
<b>city or town</b>	Minocqua	<b>state</b>	WI

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects, (1024-0018), Washington, DC 20503.

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**National Register of Historic Places  
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Section 7 Page 1

Walter, Luther and Anna, Boathouse  
Oneida County, Wisconsin

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**Start**

The Luther and Anna Walter wet boathouse is located on the south shore of Lake Minocqua, a 1,360 acre lake in northern Oneida County. Lake Minocqua is connected to Lake Tomahawk, Lake Kawaguesaga and Mid Lake. Together these lakes are known as the Minocqua Chain of Lakes. The boathouse is within the perimeters of the township of Minocqua, a major tourist center in the Northwoods of Wisconsin.

The Walter Boathouse, a wet boathouse, is one of the area's local landmarks. It is visible on the east side of the bridge on Hwy 51 whether you are going north or south.

The property is easily accessed off of Hwy 51 by turning east onto County Club Road and going a short distance on Country Club Road to #9574. A chain link fence with gate closes off the 2.5 acre property; a winding driveway leads to a huge log home. The property is rectilinear in shape, 200 feet, east to west, and stretching 515 feet north to south with 250 feet of shoreline. The lot is covered with mature pine and deciduous trees in a natural setting. The area around the house is an open area. There are three other buildings besides the house on the property: two garages, one east of the house, one near the fence and a tool shed. The gabled garage near the fence is clad in clapboard; the gabled garage near the house is clad in vinyl clapboard siding. None of these buildings are being considered for this nomination. The only building that is being nominated is the wet boathouse with the boundary drawn around the single resource.

West of the house is a curved path which leads down a gentle slope to the wet boathouse. The two story wet boathouse faces north. A 7' 6" wide deck leads from the land to the entrance of the boathouse. This portion of the deck is 24'8" long; it continues on the south elevation until it turns the corner and runs north along the entire west elevation. This deck rests on log pilings. The centered double door entrance on the south elevation replicates the original doors. Each door has nine lights on the top half and an "X" design on the lower section.

The square 30' by 30' boathouse faces north and is clad in 8" clapboard siding, painted tan with forest green trim, and has a shingled hipped roof, wide eaves and exposed rafters. Atop the apex of the roof is a square louvered cupola.

The roof of the cupola mimics the main roof, with exposed rafters under the eaves and it has a wind directional at the apex. The dominant and most recognizable architectural feature of this historic boathouse is the four-shed dormers- one on each elevation. The dormers all have exposed rafters under the eaves and are identical in size and fenestration; two twelve light casement windows.

On the first story fenestration is found only on the west elevation where there are two, four- light fixed windows.

The north elevation has the two boat slips with overhead fiberglass doors. Both slips are 10'6" in width; the west slip is 27'8 in length, while the east slip measures 22' in length. Six inch wide decking boards of treated lumber replaced the original redwood decking. Some of the original logs used for beams and standing supports

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are still extant. The pilings made from logs are visible on the east side of the boathouse. The studs are exposed and the ceiling has large log beams running east to west.

The second story is accessed by a narrow stairway adjacent and east of the entrance doors. Ten steps lead to a 7' by 10'3" landing where the stairs turn to the west and proceed up four steps to the 5'3" by 3' landing and the entrance to the second floor. The four-paneled wooden door is 32" wide and 6'6" in height. The wooden railing, with no balustrades, is painted green.

The second floor does not have the same floor space available as on the first floor because sections are cut out for storage in three corners of the room, leaving less floor space. Each of the four dormers forms an alcove that is 7'10" in width and 4'10" in depth. The walls and ceiling are clad in two-inch bead board. The ceiling is seven feet in height and has a ceiling light and fan centered in the room over a gaming table. The flooring is of three-inch pine.

The north facing shed dormer has a built-in wooden box beneath the window. Dr. Kozisek, the present owner, reported that this was sometimes used to climb up and jump out the windows to the lake below.

The Walter Boathouse is a wonderful remnant from the past and one of the premier wet boathouses on the Minocqua Chain of Lakes. There are several wet boathouses on this chain of lakes. Well known landmarks such as Bosacki's, a commercial bar and restaurant and sweet shop, was built in 1912 and destroyed by fire in 1972 but rebuilt soon thereafter; the 1905 Dickson Boathouse was built in 1907 and is now called the Beacons, a condominium property. Just down the shore, east of the Walter Boathouse is the Max Adler Boathouse, constructed in 1913 by Prosper Jossart in the Queen Anne style. This chain of lakes seems to have a plethora of the wet boathouses because of the wealthy people who arrived in the early 1900s. They built these beautiful boathouses to highlight their property but the real purpose was to store and protect their beautiful wooden powerboats.

Luther and Anna Walter purchased the land probably in the late 1920s and built the boathouse in 1930, according to the personal property assessment records at the Minocqua Town Hall. The first assessment found was in the 1931 Tax Assessment Roll under Personal Property. It shows that Luther paid \$1130 for his four wooden boats housed in the boathouse.

Luther Walter died in July of 1947 and in his last will and testament the property is transferred to his wife, Anna. It states that there was a boathouse with a bedroom on the second floor. Mrs. Walter retained the property until her death in 1964. At that point it was sold. Luther Walter was a prominent attorney and trustee for Chicago Great Western Railroad. He was also attorney for the Interstate Commerce Commission and a special assistant attorney general from 1903-1910. Perhaps like other men who were connected with the railroad, Walter traveled to the Northwoods on business, and discovered the beauty of the lakes.

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Most of these large boathouses have second floors. There were many different uses for the second floors. Many were used for guest rooms or small apartments for guests, or a recreational area. According to Mary LaFrenier an eighty-year-old Minocqua resident, the Walters used their second floor to house their maids. She knew the Walters because her father gardened for them.<sup>1</sup> Today, the Koziseks use the second floor for a recreation room.

The condition of the boathouse is excellent. Care has been taken when replacing deteriorated items that the new items are historically correct.

\_\_\_ End of Description of Physical Appearance

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<sup>1</sup> La Frenier, Mary. Oral interview in Minocqua on April 21, 2005. La Frenier is with the Minocqua Historical Society.



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Insert Statement of Significance  
**HISTORICAL SIGNIFICANCE:**

The Walter Boathouse is being nominated to the National Register of Historic Places under criterion C for architecture as it represents an excellent example of an early twentieth-century wet boathouse type. It is a fine example of the influence of the Craftsman style of architecture on boathouse design and retains good historic integrity. In keeping with the Craftsman style, the Walter Boathouse has the hipped roof with dormers, exposed rafters under the eaves, with clapboard siding and multi-paned casement windows. The Walter Boathouse looks the same as it did 75 years ago, except for the color. These unique wet boathouses from a bygone era are an important part of the landscape on northern lakes. They are recognized as unique treasures today. The Walter boathouse is original in design, in location and in materials used. It is one of the landmark boathouses on Lake Minocqua. The period of significance is 1930, the year it was constructed.

**HISTORICAL BACKGROUND:**

Under Chapter 411, Laws of 1885, Oneida County was formed from Lincoln, comprising all of the territory formerly in that county north of Townships 34 in Ranges 9 and 10 east, and that north of Townships 35 in Ranges 4 to 8 east. This included most of what is now Oneida and Vilas counties and a part of Iron. Its northern boundary was the state line; its western boundary the line between Ranges 3 and 4 east from Township 36 to Township 44 north (inclusive); its southern boundary followed the line between Townships 35 and 36 north to the line between Ranges 8 and 9 east, then south to the line between Townships 34 and 35, then east to the line between Ranges 10 and 11 east, from which point its eastern boundary ran north to the state line.

Under Chapter 411, Laws of 1893, Vilas County as erected from Oneida, and Townships 41-44 of Range 4 east detached from Oneida and added to Iron County. This cut off all of Oneida north of the line between Townships 39 and 40, and also Townships 39 of Ranges 6 and 7 east. Under Chapter 275 of the same year, Townships 35 in Ranges 9 and 10 were detached from Oneida and annexed to Forest.

Under Section 1, Chapter 278, Laws of 1897, the north half of Township 39 of Range 10 east was detached from Oneida and annexed to Vilas County. Under Section 2 of the same chapter, Townships 35 of Ranges 9 and 10 east were restored to Oneida from Forest; and Townships 35-39 of Range 11 were taken from Forest and annexed to Oneida.

Under Chapter 57, Laws of 1905, Townships 39 of Ranges 6 and 7 east were detached from Vilas and annexed to Oneida County.

Oneida County is said to have been named for the New York Indian tribe of that name, a branch of the Iroquois, who removed to Wisconsin early in the nineteenth century. The name is said to signify "Granite People." (Organization Boundaries and Names of Wisconsin Counties; Louise Phelps Kellogg, Ph.D.; Wis. Historical Society. Proceedings, 1909.)

The bill to set off Oneida County passed the Assembly by a large vote, but because of strong opposition was retarded in the senate until the day before the closing of business, when a compromise was affected whereby its

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requirements were granted but the organization of the county delayed until January 1, 1887.<sup>2</sup>

Early settlers in this area encountered a wild and diverse environment. Most of the area consisted of a highland plateau scoured by ancient glaciers. Covering it was a spectacular forest in which scattered pines towered over the surrounding birches, maples and basswoods. This abundance of trees fueled Wisconsin's lumber industry, which reached its peak in 1892, with northern mills producing an astonishing four billion board feet of lumber. The white pine that attracted the loggers was totally depleted by the late 1890s. Many people strongly believed that farming would replace lumbering as a livelihood, but in spite of efforts to clear land and develop agriculture; many found the soil too sandy and the growing season too short. As detailed in *Cultural Resource Management in Wisconsin*: "The forested lands of northern Wisconsin was expected to become farmlands after the pine was cut. But the plow did not follow the axe. Northern Wisconsin land was for sale by lumber companies, railroads and speculators. Even the University of Wisconsin College of Agriculture encouraged farming in the north."<sup>2</sup>

From 1900 to 1920, 25,000 farms were established in northern Wisconsin. However, by 1920 it was very evident that farming was not the answer. The acidic soil had to be removed before the land could be plowed. With huge pine stumps left behind from the years of being a pine forest, the land was not good for growing crops. In addition to these liabilities, the growing season was too short. Farming rapidly became a thing of the past. Many had tried farming potatoes, others ginseng, as early as 1908, and others had small farms to sustain the family with a small dairy operation.

One thing that the landscape did provide, with its wonderful lakes and forests, was a respite from the heat of the city during the summer months. And because of the wilderness conditions, a less strict dress code was observed. The main attraction was the wonderful fishing in the ubiquitous lakes. The loggers and lumbermen who worked in the woods were well aware of the beauty of the lakes and the limitless supply of fish. Many of these same men began using the abandoned logging camps for their fishing and hunting trips. At first it was only the men who did this, but gradually the women and children were allowed to join the men. Soon it became apparent that many people loved the Northwoods.

From 1890 to 1920, western Vilas and northwestern Oneida counties had the greatest concentration of commercial resorts in the Upper Great Lakes. Recreation in the north had modest beginnings, but the coming of the railroad changed all of that. The railroads were the determining factor of where permanent settlements took place. Beyond Wausau and Merrill the advancement did not just move northerly. Minocqua was not settled as soon as other areas because there was no direct route by rail. The Wisconsin Central Railroad built its line from Milwaukee to Ashland in the mid 1870s, which led to the settlement of Phillips and Park Falls. Rhinelander and Eagle River were settled after the Milwaukee Lake Shore and Western Railway extended its line from Antigo 15 miles east of Rhinelander, with a spur to Rhinelander.<sup>3</sup> The railroad reached Eagle River in 1883 and abruptly changed the status quo.<sup>4</sup> The first visitors after logging, the sport fishermen, came by train.

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<sup>2</sup> The history of Oneida County is from: O'Jones, George, McVean, Norman S. and others. The History of Lincoln, Oneida, and Vilas Counties. Minneapolis; H. C. Cooper, Jr., and Company, 1924.

<sup>3</sup> Scrobell, Daniel D. Early Times. The Early History of the Minocqua Area as seen through the pages of the Minocqua Times Newspaper c1988.

<sup>4</sup> Bawden, Timothy, "Landscape of Northern Wisconsin, 1890-1902, pp 1-4.

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From 1891 to 1905 transportation from the Chicago area to Eagle River was by rail and then a day's journey to the lake of their choice.

According to Mark Davis' article in Wisconsin Magazine of History: "In the 1920s two new entrepreneurial options emerged to help the struggling families in the North Country. The first, based on America's unquenchable thirst for alcohol, was the illegal but apparently profitable traffic in moonshine. The other was rooted in a new perception of the region's forest and lakes. The boosters of logging, railroads and agriculture began to see that their most valuable resources lay all around them, and with typical enthusiasm and hyperbole they turned to promoting tourism."

Many of the settlers took note and began building small cabins on their farms to rent out to the summer tourists. They realized that if they wanted to survive they needed to find a new livelihood and tourism became their salvation. It was the automobile that changed the face of the northern areas. When the state realized that farming was not a prosperous way of life, it began to organize a campaign for tourism. But in order to get the tourists to the remote areas of the Northwoods, better roads were needed and a "good roads movement" began in 1928. By 1930 the state was putting one million dollars into advertising the natural beauty of Wisconsin.

#### MINOCQUA

Two United States surveyors, Gus Nolan and W. Rowick, arrived in May 21, 1886 to set up camp on the south shore of Lake Kawaguesaga. They had been sent to survey the southeastern boundary of the Lac du Flambeau Indian Reservation. Nolan became enamored with the area and he was one of the early settlers. In later years Nolan always maintained that the early Indian village called "Nin-Oco-Ouo" was how the island of Minocqua got its name. Field notes for a government survey dated April 1, 1851 stated that there was a fur trading post and 300 Indians living in Nin-Oco-Ouo. Other versions are that an Indian chief was named "Noc-Wib" and that is how it was named. Gus Nolan writes that when he arrived to do the government survey in 1886, he found that the Indians had moved to the island because of evil spirits, according to Indian interpreter John Catfish. There had been a smallpox epidemic that almost wiped out the entire Indian population. It was decided that they needed to move to a new location.<sup>5</sup>

In the summer of 1886 Minocqua became the destination for occasional fishing parties from Eagle River. These first tourists came not from the south but rather from the east. The closest town south of Minocqua in 1886 was Merrill. Minocqua was an island that did not have a bridge from the south until 1893. After Hazelhurst was settled in 1889 the town of Minocqua began to operate a ferry in 1891.<sup>6</sup>

One of the first settlers in Minocqua was Edward J. Walsh, one of the first fishing guides. He brought other fishermen to the area where they lived along the shoreline in tents. S. W. Ray, known as "Cap" Ray wrote articles from the 1930s to 1953 for the Times. He was an early settler who arrived before the railroad. Most of

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<sup>5</sup> Ibid, p. 2

<sup>6</sup> Minocqua Museum, "Historical Walking Tour of Minocqua". Woodruff: White Pine Printing. Fall, 2003. unpagged.

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the local history has been gathered from Ray.

John Mann, a sports fisherman, established a small log hotel – the first building on the Minocqua chain of lakes. He built his fishing resort in 1886 near where the train tracks would be laid. The first train arrived in Minocqua around January of 1888. It was noted in the Northern Wisconsin News on December 14, 1887 that an accommodation train would run between Merrill and Minocqua. The track ended in Minocqua, just east of the village until 1894 when tracks were laid to Star Lake.<sup>7</sup>

In 1887, the newspaper The Lincoln County Advocate, reported that the new town on Tomahawk lakes was named Minocqua. The Lincoln County Advocate, August 6, 1887 states: "A large town will be built at the lake. It will be a fine summer resort. It is full of muskellunge and bass. The woods are full of game. Deer are so thick that you have to kill them in self-defense." Minocqua was logged off during the winter of 1887 and 1888, but was never a lumbering town. There was never a large sawmill in the town, perhaps because of it being difficult to reach the area from the south. Minocqua, begun as the commercial center for the area, built its economic and commercial structure on tourism rather than lumbering.

The Oneida County Board took formal action to create the town of Minocqua on March 13, 1889. Because of the fishing and hunting paradise found here, the news spread to Illinois, Indiana and Missouri. Even the railroad began to advertise. An excursion train was begun on May 15, 1890 that ran from Wausau to Minocqua for the day. A round-trip ticket was \$1.75. Later this became known as the "Fisherman Special".

Traveling to Minocqua by train was the only way one could reach the island from the south until a wooden bridge approximately 12 feet wide was finished in the spring of 1893. The bridge was built on wooden pilings and only lasted eight years. In 1909 another bridge was built and then again in 1912 a replacement was needed. By 1920s the automobile traffic had increased so much that the road became a part of the federal highway system (U.S.Hwy 51) and so a fourth bridge was built in the winter of 1927 for a cost of \$100,000. In 1966 the first concrete bridge with steel pilings was built. The present bridge was built in 1993, the sixth one to connect the island to the mainland.<sup>8</sup>

By the 1900s lakeside resorts began to sprout up along the shorelines. A "sportsman club" was organized in Wausau in 1888 and a clubhouse was built on the north shore of Tomahawk Lake. In 1889 the Merrill Fishing Club was formed and they built a clubhouse on what they called "Lake" Tomahawk for the first time.<sup>9</sup> Besides the sports fishing, commercial fishing was successful in the early years. Barrels of fish were shipped daily to Chicago on the St. Paul line. Sometimes the commercial fishermen used dynamite to get the barrels of fish.<sup>10</sup>

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<sup>7</sup> Ibid, p.6

<sup>8</sup> Minocqua Museum. "Strolling Through Time" Historical Walking Tour of Minocqua". Woodruff: White Pine Printing. Fall, 2002. unpagged.

<sup>9</sup> Ibid, p.28.

<sup>10</sup> Scrobell, Daniel D. p. 27.

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Moses Wetmore of St. Louis and Alexander H. Darrow of Chicago built the first private cottages on Lake Minocqua in 1889. Lots were sold off as early as May of 1888. As the transportation and the roads began to improve more people began to arrive. The wealthy people from large cities would come for the entire summer. Usually the man of the family would establish his family for the entire summer and then he would commute on the weekends. It was possible to leave Chicago on Friday evening, spend the night in a berth, and arrive at their destination by morning. Then on Sunday night they would do the same on the return trip.

Today the Minocqua area is the Mecca for summer visitors. According to the area Chamber of Commerce. The year-round residents number almost 10,000 for the Minocqua, Woodruff and Arbor Vitae area, but there are 60,000 more summer residents who own property and from June through August the population swells to 75,000.

#### ARCHITECTURE

The construction of new wet boathouses has been prohibited since 1979. The dry boathouses being built are mostly vernacular and utilitarian in style because they are strictly for housing the boats. There is no longer much architectural style or detail to them.

The wet boathouses were built mainly from the late 1800s through the 1940s. Mostly they were designed to mimic the style of the main house. These boathouses were usually one or two stories and if there was a second floor, it was used for recreation or for additional guest rooms or rooms for the servants. Many of them had small kitchens and even bathrooms. The buildings are located over the water and typically rest on a foundation of wood pilings. Boathouses generally have square or rectangular floor plans with docks that wrap around several sides of the building. The lake side of the boathouse is the main facade and public face of the boathouse.

Even though these buildings are largely vernacular, elements of the Craftsman, Rustic, and Queen Anne styles were incorporated into boathouse design in northern Wisconsin. Typically the overall form, massing, and wall materials contribute to the display of the architectural style. The application of architectural details is frequently limited to smaller details. The Walter Boathouse has elements of the Craftsman style of architecture such as the shed roof dormers, wide eaves with exposed rafters, the multi-light casement windows and the clapboard siding.

The other historic wet boathouses discussed in this document are in many different architectural styles. Both of the wet boathouses constructed by Prosper Joss are done in the Queen Anne style. Both the 1908 Dickson and the 1913 Adler boathouses have two stories with three story square towers. The 1928 Lambrecht Boathouse has a second story tower but no second story on the main section.

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Walter, Luther and Anna, Boathouse  
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CONCLUSION

The Luther and Anna Walter wet boathouse is eligible for the National Register under Criterion C for architecture as an example of the wet boathouse building type. It is a distinctive example of the early twentieth-century wet boathouse and compares favorably to other boathouses previously listed in the National Register. The Walter Boathouse has historic integrity as its location is original, the design and most of the materials are original; only the paint color has been changed. It is a fine example of elements of the Craftsman style adapted to boathouse construction, which includes the broad or hipped roofs, the decorative brackets or rafters, multi-pane windows, and dormers on the roof. The Walter Boathouse features all of the traits of this style. The present owners, John and Linda Kozisek, are committed to retaining the original historic integrity of their boathouse. They know that they own one of the unique treasures of Lake Minocqua.

\_\_\_\_ End of Statement of Significance

**United States Department of the Interior  
National Park Service**

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Continuation Sheet**

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Walter, Luther and Anna, Boathouse  
Oneida County, Wisconsin

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Insert References

Books:

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State Historical Society of Wisconsin, 1986.

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Wisconsin New Month. March/April, 1995. "Those Great Old Boathouses" by Sharon Thatcher.

Wisconsin Trails. April, 2005. "On the Waterfront" by Laura Kearney

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Minocqua Museum. "Strolling Back In Time". Historical Walking Tour of Minocqua. Woodruff: White  
Pine Printing. Fall, 2002

Lakeland Times, July 4, 1947. "Luther M. Walter Dies; Was Attorney for the Railroads".

Oral Interviews:

La Frenier, Mary. Minocqua Historical Museum, Minocqua, WI. April 21, 2005.

End of References

**United States Department of the Interior  
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*Start of Boundary Descriptions*

**Verbal Boundary Description**

The boundary of the Walter Boathouse is a square that extends 25 feet beyond the edge of the boathouse and deck on the north, east, south and west sides. The other buildings on the property have been excluded from the historic boundary because they do not meet National Register criteria and are not related to the significance of the boathouse.

**Boundary Justification**

The boundary of the Walter Boathouse was delineated to encompass the historic property and provide an appropriate setting.

*End of Boundary Descriptions*



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Section photos Page 1

Walter, Luther and Anna, Boathouse  
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Insert Photo Descriptions

Photos:

Walter Boathouse  
9574 County Club Road  
Minocqua, Oneida County, WI  
Photographs by Mary Jane Hettinga  
February 12, 2005  
Negatives at Wisconsin Historical Society

Photo 1 of 7  
South and east elevation  
View from above looking northwest

Photo 2 of 7  
West and south elevation  
View looking northeast

Photo 3 of 7  
West elevation  
View looking east

Photo 4 of 7  
North elevation  
View looking south

Photo 5 of 7  
East elevation  
View looking west

Photo 6 of 7  
Interior of boathouse  
View looking northwest

Photo 7 of 7  
Interior of boathouse, second floor  
View looking north

End of Photo Descriptions