


1 City, Village or Town: <input checked="" type="checkbox"/> WAUKESHA		County: <input checked="" type="checkbox"/> WAUKESHA	Surveyor: HNTB	Date: 2/10/82	Central Avenue
Street Address: <input checked="" type="checkbox"/> 401 Central Avenue		Legal Description: Welch's Sub. Blk B N 100' of Lot 6		Acreage: Less than one acre	
Current Name & Use: Residence		Current Owner: Donald J. & Myrtle L. Kennedy			401
Film Roll No. WK-J-4			Current Owner's Address: 401 Central Avenue		
Negative No. 2			Special Features Not Visible In Photographs: UTM: Zone 16 Easting: 399400 Northing: 4761750 USGS Waukesha Quadrangle/Scale: 1:24,000		
Facade Orient. N			Interior visited? <input type="radio"/> Yes <input checked="" type="radio"/> No		

2	Original Name & Use: (preferred) Morris Cutler House <input checked="" type="checkbox"/>	Source A/B	Previous Owners	Dates	Uses	Source	TOWN RANGE SECTION MAP NAME Waukesha City Map
	Dates of Construction/Alteration 1845	Source A/B					
	Architect and/or Builder: Not known	Source					

3	Architectural Significance <input type="radio"/> Represents work of a master <input type="radio"/> Possesses high artistic values <input type="radio"/> Represents a type, period, or method of construction <input type="radio"/> Is a visual landmark in the area <input type="radio"/> Other: _____ <input checked="" type="radio"/> None	4	Historical Significance <input checked="" type="radio"/> Assoc. with lives of significant persons <input type="radio"/> Assoc. with significant historical events <input type="radio"/> Assoc. with development of a locality <input type="radio"/> Other: _____ <input type="radio"/> None	SECTION MAP NAME Waukesha City Map
Architectural Statement: See Continuation Sheet		Historical Statement: Period Of significance: 1845 - 1897 See Continuation Sheet		

5	Sources of Information (Reference to Above) A Waukesha Daily Freeman, 1959, A-2 B Griswold, W., "Old Waukesha Buildings" Landmark Vol. 12 No. 2 & 3 1969 p. 7 C Griswold, "First Settler Came to Waukesha in 1834" Freeman Centennial Ed., Sec. A p. 2 1959 D Portrait and Biographical Record of Waukesha County, Wisconsin, 1894, p. 553 E F	6	Representation in Previous Surveys <input type="radio"/> HABS <input type="radio"/> NAER <input checked="" type="radio"/> WIHP <input type="radio"/> NRHP <input type="radio"/> landmark <input type="radio"/> other: _____	7	Condition <input type="radio"/> excellent <input type="radio"/> good <input checked="" type="radio"/> fair <input type="radio"/> poor <input type="radio"/> ruins	MAP CODE 4/2
		8	District: _____ <input type="radio"/> pivotal <input type="radio"/> contributing <input type="radio"/> non-contributing initials: _____ date: _____	9	Opinion of National Register Eligibility <input checked="" type="radio"/> eligible <input type="radio"/> not eligible <input type="radio"/> unknown <input type="radio"/> national <input type="radio"/> state <input checked="" type="radio"/> local initials DS/CC	

MORRIS D. CUTLER HOUSE (401 Central Avenue)
Intensive Survey Form - Continuation Sheet (1)

ARCHITECTURAL STATEMENT:

Description: Built in 1845, the Cutler house is a fine example of the Greek Revival style. The gable end of this frame house is dominated by a full pediment with denticulated cornice. Set within the tympanum is a lunette window. The building is two stories in height, with a one story porch adjoining the east side and northeast corner. Three windows (1/1 sash) are placed on the second story of the facade and aligned with two windows and door on the first. The entrance is framed by simple pilasters and an entablature. In 1902, the Cutler house was moved from its original location (now Cutler Park) and a side wing was removed. The building was subsequently covered with asbestos shingles.

The Cutler house is architecturally interesting as a representative example of the Greek Revival style, and remains as one of the finest examples of the style in Waukesha. Although the original clapboards have been covered, the Cutler house retains important decorative elements such as the door surround and, most importantly the full pediment, which is rare in Waukesha. The neighborhoods south of the Fox River contain Greek Revival style residences similar in scale and materials to the Cutler house, however, the majority of these buildings have been remodeled with important details removed or concealed. A comparable, nominated property is the Totten-Butterfield house located at 515 N. Grand Avenue (WK 1/12). The Cutler house was moved to its present location at the turn of the century. Although it is now situated on a smaller lot, the building remains in a residential area of similarly scaled buildings. Consequently, the move has not greatly affected the integrity of the property.

HISTORICAL STATEMENT:

The Cutler house was built by Morris Derrick Cutler, the founder of Waukesha, in 1845. The home was originally in what is now Cutler Park and was removed to its present site in 1902 following the sale of the Park to the City (A/B). This house is significant due to its connection with Morris D. Cutler, founder of the City of Waukesha. Cutler, accompanied by his brother Alonzo and two others, arrived at the site of the City in May 1834. After making their claims they returned to La Porte, Indiana for the winter of 1834-5. The following spring the two Cutler's returned. Although Alonzo left after two years, Morris remained on his original claim until his death on January 22, 1897 at the age of 86. (C/D) Cutler's original claim was for the maximum 160 acres and covered the area from College Avenue on the south to the mid-block between Wisconsin Avenue and South Street on the north. The claim also extended from East to West Avenues. Over the years, parcels were sold off or donated by Cutler until the parcel was whittled down to the current size of the park. (C) Cutler donated the land for Carroll College in 1853 and that for Union School (now the Central Middle School campus) in 1850. His sale of land provided him with his income and he became relatively wealthy through land speculation. His only other occupation was as a farmer on his claim and a brief period as a quarry operator. In his later years, he was considered somewhat eccentric becoming a recluse in the last few years before his death. His only political venture was to run for Village President against Col. Richard Dunbar in 1876, An election he lost by a narrow margin. (B/C) The Cutler house was built in 1845 for his marriage to Miss Ruth Head. Prior to that time Cutler lived in the log claim shanty he built in the summer of 1834. Mrs. Cutler died in 1863 leaving no children. Cutler did not remarry though he was once sued for breach of promise in his later years. (C)