

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Inventory—Nomination Form

For NPS use only

received DEC 27 1982

date entered

See instructions in *How to Complete National Register Forms*  
Type all entries—complete applicable sections

1. Name

historic Van Patten House

and/or common Trott and Jansen Law Office

2. Location

street & number 9 South Linn Street not for publication

city, town Iowa City vicinity of

state Iowa code 19 county Johnson code 103

3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input checked="" type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input checked="" type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Mr. & Mrs. Emil Trott

street & number 331 South Summit Street

city, town Iowa City vicinity of state Iowa 52240

5. Location of Legal Description

courthouse, registry of deeds, etc. Johnson County Courthouse

street & number

city, town Iowa City state Iowa 52240

6. Representation in Existing Surveys

title Urban Revitalization Survey has this property been determined eligible?  yes  no

date Spring 1981  federal  state  county  local

depository for survey records Office of Planning & Program Development, City of Iowa City

city, town Iowa City state Iowa 52240

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## 7. Description

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<b>Condition</b>		<b>Check one</b>	<b>Check one</b>	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input checked="" type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input type="checkbox"/> altered	<input type="checkbox"/> moved	date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed			

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### Describe the present and original (if known) physical appearance

The Van Patten House is the last surviving structure of what was once a large number of stylish inner city homes which formerly bordered the eastern edge of the central business district of the city. The immediate neighborhood of the subject property was favored for the construction of significant public buildings, including the Carnegie Library (1903-4), the City Hall (1883, same block south of the alley), and the Post Office (1906, across the street). The Van Patten house offers a fine example of sensitive remodeling for adaptive use.

The Van Patten house was built in two stages, the basic structure is of rectangular plan (24' front, 37' depth) with rear additions (two-story addition 20' x 13', single story kitchen addition, 11' x 8') dates from 1873, the matching northern side wing (12' width and 22' depth) was added in 1898. The house combines wooden frame and a brick veneered exterior (laid in running bond) for structural support. All windows have stone lintels, the original house has segmental stone headings, the side wing substituted flat stone headings. A single tie rod and star bolt is located in the rear of the house. The matching entry bay and window bay appear on the Sanborn Fire Insurance Maps between 1874 and 1879. The house was almost built as a "row house", with minimal side yard and closely juxtaposed neighboring structures. The overhanging cornice projected above neighboring properties and a three foot right of way on the south was reserved in the earliest deed references. No record was found concerning the acquisition of land for the side wing on the north, although that land was vacant as early as 1888.

The portico features double arched doors with tear drop and paneled inlay designs, and the cornice matches that of the bay window. Brackets beneath the cornices are paired, being separated by single brackets which surmount a chevron motif. A decorative brick frieze utilizes three projecting stringer courses separated by rows of "I's" and "T's" formed by corbelled brickwork. Numerous examples of etched and beveled art glass are found in the entryway, the bay window, and above the siding entryway.

The 1970 remodeling altered much of the interior, altered some side wing windows, removed the iron fence, yet respected the exterior appearance. The interior retains the original entryway with an ornate oak turned staircase, tile floor with pyramid motif, and a multi-colored ceiling medallion. The front parlor retains a ceiling medallion and layered moldings around the ceiling base. The house has a three-quarter basement which is now used for a law library and records storage.

## 8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400–1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500–1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600–1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800–1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

**Specific dates** 1874–1916      **Builder/Architect** George H. Van Patten, builder.

### Statement of Significance (in one paragraph)

The Van Patten house derives historical significance from its association with its builder and long-term owner/occupant George H. VanPatten, and its relationship with the First Christian Church of Iowa City.

The subject property was originally a portion of the Church Reserves, Block 66, original town plat of Iowa City. As such it was offered by the Territory of Iowa in 1843 for use by the Methodist Protestant Church on which to build a church. Three similar grants, including the Universalists to the immediate west, and the present United Methodist and St. Mary Catholic church lots one block due north, were intended to have faced onto what was City Park, lying north of Iowa Avenue and south of East Jefferson Street. Both churches on Block 66, being less stable and smaller in terms of congregations, began by 1850 to lease portions of their double lots to raise income for operations. Lessees of the subject property included John W. Dunlap and William Shillato (1855), and Robert Tarbet (1856–60). Harriet Marian Van Patten, wife of George H. Van Patten, obtained a lease on the property effective May 9, 1872. On April 15, 1874, the Van Pattens used the property as security for a mortgage and the property description notes ". . . the new brick dwelling house lately erected on said premises." The structure most likely was completed the preceeding fall. The Methodist Protestant Church had ceased to function in 1863, and the First Christian Church ( which had its local origins during the 1840's) obtained the land and used the church building. In order to finance their new church, the congregation obtained authorization from the Iowa General Assembly to sell half of the church land (17th General Assembly Chapter 141, March 25, 1878). The Van Pattens finally owned the land beneath their house as of May 2, 1878.

George H. Van Patten (1833–1916) came to Iowa City in 1865 and by 1878 operated a carpentry shop on Gilbert Street. By 1880 he advertised himself as "Carpenter, Builder and Architect. Plans and Specifications Made to Order." By 1897 he is listed as carpenter and contract builder ". . . special attention to all kinds of job work." He is last listed as such in 1900. His obituary stated that Van Patten ". . . was prominently connected with the contracting and building trade circles of the University city for many years. He erected numerous early day structures in Iowa City, and made improvements on hundreds of others." No structures have been linked to Van Patten besides 9 South Linn. Van Patten was as early as 1878, a Trustee of the First Christian Church.

Harriet M. Van Patten is notable for her long-term role as dressmaker, being listed as such as early as the 1870 Federal Census (First Ward, possibly at this site) through 1892. Following her death in 1927, the property passed to the First Christian Church, and the house was used for Sunday school, womens' and youth group activities, and an upstairs apartment was occupied by the church janitor. Seven years later, the Church sold the property. The house subsequently served as a doctor's office for Dr. C.O. Parks, and as a rental property through 1969. It presently houses a law office and three apartments.

## 9. Major Bibliographical References

Please see Continuation Sheet, Item #9, page 1.

## 10. Geographical Data

Acreeage of nominated property ~~less than one acre~~

Quadrangle name Iowa City West

Quadrangle scale 1/24,000

### UTM References

A 

1	5	6	2	3	5	8	0	4	6	1	2	9	5	0
Zone		Easting						Northing						

B 

Zone		Easting						Northing						

C 

Zone		Easting						Northing						

D 

Zone		Easting						Northing						

E 

Zone		Easting						Northing						

F 

Zone		Easting						Northing						

G 

Zone		Easting						Northing						

H 

Zone		Easting						Northing						

### Verbal boundary description and justification

Lots 7 & 8 of Block 66, Original Town. Commencing 110' south of NE corner of Block 66, west 95', north 24', east 50', north 17', east 45', and south 41' to place of beginning.

### List all states and counties for properties overlapping state or county boundaries

state Iowa code 19 county Johnson code 103

state \_\_\_\_\_ code \_\_\_\_\_ county \_\_\_\_\_ code \_\_\_\_\_

## 11. Form Prepared By

name/title James E. Jacobsen, National Register Coordinator

organization Iowa SHPO date December 9, 1982

Historical Building

street & number East 12th and Grand Ave. telephone 515-281-4137

city or town Des Moines state Iowa 50319

## 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature Adrian A. Anderson

title Executive Director Iowa State Historical Department date 24 November 1982

### For NPS use only

I hereby certify that this property is included in the National Register

Entered in the

National Register

date

1/27/83

for Delores Byers  
Keeper of the National Register

Attest:

date

Chief of Registration

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY -- NOMINATION FORM

FOR NPS USE ONLY

RECEIVED

DATE ENTERED

CONTINUATION SHEET BIBLIOGRAPHY ITEM NUMBER 9 PAGE 1

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- Jacobsen, James E., Iowa City Urban Revitalization Act Study Area, March 1981.
- Johns, E.B., Directory of Iowa City Iowa 1891-2. Iowa City: Republican Company Printers & Binders, 1892.
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- Smith, Edgar. Smith's Directory of Iowa City and Johnson County for 1899-1900. Rock Island: Edgar Smith, 1899.
- 1870 Federal Population Census Schedule, Iowa City, Johnson County, Iowa, First Ward.
- Iowa City Press Citizen, 15 November, 1916, p. 1.
- Johnson County Auditor and Recorder Office records.
- Property Abstract, 9 South Linn Street, Iowa City (Part of Lot 1, Block 66, Original Town).
- Sanborn Fire Insurance Maps. New York: Sanborn Map and Publishing Company, 1874, 1879, 1883, 1888.
- Sanborn & Perris Fire Insurance Maps. New York: Sanborn & Perris Map Company, 1892, 1899.