

**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 Joseph E. Bettendorf House / ~~St. Katherine St. Mark School~~

and/or common

**2. Location**

street & number 1821 Sunset Drive not for publication

city, town Bettendorf vicinity of

state Iowa code 19 county Scott code 163

**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 type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input checked="" type="checkbox"/> educational	<input type="checkbox"/> private residence
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<u>n/a</u> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

**4. Owner of Property**

name St. Katherine's/St. Mark's School

street & number 1821 Sunset Drive

city, town Bettendorf vicinity of state Iowa

**5. Location of Legal Description**

courthouse, registry of deeds, etc. Scott County Court House

street & number

city, town Davenport state Iowa 52801

**6. Representation in Existing Surveys**

title n/a has this property been determined eligible?  yes  no

date  federal  state  county  local

depository for survey records

city, town state

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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

Described recently as "the finest mansion ever built in the Quad-Cities" this well-preserved example of the eclectic resurgence era (termed in this instance the English Manor Style) in American architecture occupies a high wooded bluff, from which one has a commanding view of the Mississippi River as well as the Bettendorf office and factory complex with which this house is associated. The ten acre property was noteworthy for its landscaping, rare trees, wrought iron fence, and stone staircase, sculpture and tiled terrace.

The house plan is that of a long narrow rectangle, with two pairs of gabled cross wings which flank the centered entrance. The public face on the north has a suspended canopy above the door, and the shallow cross wings are defined vertically by stone quoins. Triple light windows with stone sills and lintels fill all but one of the four cross wing facades on both floors. The exception, on the right-hand side of the main entrance, has a staggered window pattern creates the image of a stair tower. The house sits on a raised stone foundation with a narrow projecting water table. The brickwork is running bond. The cross gables have square elbows, and stone coping. The third floor windows, located in the cross wing gable peaks, have ornately carved stone surrounds. Stonework caps the three chimneys and chimney shoulders. The roof is hipped with a long ridgeline. A hipped dormer is centered on each side between the cross wings. A wrap-around porch covers the first floor of the northwest corner. A single story sunporch is located on the eastern end.

The southern side of the house, is actually more ornate. The cross wings project much further from the main facade and an open balcony connects them. Here again, the windows are of varied sizes and have varied surrounds. Between the crosswings, the first floor windows are framed with decorative iron filligreen work, while second story windows are framed by stone quoining. A chamfered two-story bay projects from the east side of the southern face. Brickwork in this bay is restricted to small panels between the floors. The bay is topped with a parapet and a gabled dormer. On the west side of the southern face, a remarkable single story conservatory (with a half dome of art glass) is placed so as to balance the bay on the opposite end. A gabled dormer projects from above the cornice line in line with the conservatory.

The house was part of a ten acre tract which once included gardens, stables, servants' quarters to the west (not extant), and a pool (filled in), bathhouse, two guest houses, a garage, fountains and a greenhouse. To the northwest, facing the main entrance of the house, stands a two-story brick carriage house that was constructed (1914-5) with the main house. This structure has a rectangular plan, and a matching central gable with square elbows and triple light windows and stone sill and lintel. The roof is hipped with a ridgeline. Wide segmental brick arches with stone keystones, which formerly framed carriage doors have been converted to large picture windows. Matching gables sidewings form a "horseshoe" plan, and feature similar flat and arched openings. A heating plant with an octagonal tapered brick chimney are located on one side. A brick fence with a stone coping encloses the area in front of the carriage house.

# 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 checked="" 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 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 checked="" type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

**Specific dates** 1884–1930      **Builder/Architect** Arthur Ebeling, Architect

**Statement of Significance (in one paragraph)**

"The finest mansion ever built in the Quad-Cities" is historically noteworthy because of the man who built it, Joseph W. Bettendorf, the architect who designed it, Arthur H. Ebeling (1882–1965), and the private school that currently occupies it.

Joseph W. Bettendorf (1864–1933), at the age of eighteen, won promotion to assembly plant foreman due to "his ability to direct the work of other men." His brother, William, was a notable inventor, and in 1888 the two brothers organized the Bettendorf Metal Wheel Company, and manufactured wheels and trucks for railroad cars. In 1890, Joseph Bettendorf went to Springfield, Ohio, where he managed the company's branch plant for three years. After his return to Davenport, Bettendorf was made secretary and general manager of the reorganized Bettendorf Axle Company. His brother was president and upon his death in 1910, Joseph Bettendorf succeeded to that post, serving for twenty years until the plant closed during the Depression in 1931. Bettendorf was central to the joint success of the partnership, providing a strong business and managerial sense to its operation. The subject property was directly associated with Bettendorf during the period in which he actually ran the company as the surviving founder. Bettendorf organized the Iowa Association for Tax Justice which advocated the adoption of the gross income tax on the state level. Bettendorf died in 1933, a year and a half after the company closed.

Arthur H. Ebeling was trained as an architect in Chicago, but is also described as having been a "self-taught architect." He is locally noted for having designed the Scott County Courthouse, the Hotel Blackhawk, the Kahl Home for the Aged (all in Davenport) and the Mount Carmelite Monastery (in Bettendorf). The Bettendorf mansion was a particular challenge to Ebeling, who described Joseph Bettendorf as being a "fussy one." All exterior bricks were gauged in selection and the mortar width was not to exceed one-eighth inch.

St. Katherine's/St. Mark's School has occupied the house since 1973, following a seven year occupancy by the Marist Fathers. Founded in 1884 as St. Katherine's Hall by William Stearns Perry, Bishop of the Episcopal Church of Iowa, as a residential girls' school. The school is the only institution of its type in the state and owes its continued operation to its ability to adapt. The school eliminated boarding in 1960 and became coeducational between 1968 and 1973. The interdenominational school offers twelve grades of education.

# 9. Major Bibliographical References

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

# 10. Geographical Data

Acreeage of nominated property 8 acres

Quadrangle name Davenport East Ia.-Ill.

Quadrangle scale 1/24,000

### UTM References

A 

1	5	7	0	8	0	4	0	4	6	0	0	2	8	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

The nomination includes only the main house and carriage house/power plant. See Continuation Sheet.

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

state Iowa code 19 county Scott code 163

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

# 11. Form Prepared By

name/title James E. Jacobsen, National Register Coordinator

organization Iowa SHPO date 8 December 1982

street & number Historical Building, East 12th and Grand Avenue 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 John 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

John A. Anderson  
Keeper of the National Register

Attest:

date

Chief of Registration

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

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INVENTORY -- NOMINATION FORM**

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The twenty-eight room house was intact with its original furnishings as late as the 1940's. Institutional conversions in 1966 and 1973 increased the number of bathrooms to twenty, altered the library for chapel use, eliminated the basement bowling alley and the pool. A tunnel now connects the east end of the house with a newly constructed gym and pool to the east. Current plans will alter the unused third floor ballroom for library use.

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Downer, Harry E. History of Scott County, Chicago: S.J. Clarke Publishing Company, 1910, 234-7.

Andrews, Clarence A. "Regal Estate for a Boxcar Baron." Reprint from Iowan Magazine Shenandoah, The Iowan Inc., n.p.

Andrews, Clarence A. "Where The Saints Go Marching On." Reprint from Iowan Magazine Shenandoah, The Iowan Inc., n.p.

Ryan Jon. "Chimneys that smoke, wheels that hum . . ." Bettendorf New Diamond Jubilee, 28 June 1978, p. 4, 8, 24.

"Bettendorf, Car Magnate, Dies at Home." Des Moines Register, 1 May 1933, p. 1,5.

Sonneville, Maddy. "Historic mansion to provide aura of elegance for Iowa School." Des Moines Register, 8 April 1973, p. 6E.

**United States Department of the Interior  
Heritage Conservation and Recreation Service**

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Continuation sheet

Verbal Description

Item number 10

Page 1

LEGAL DESCRIPTION

Part of the Northeast Quarter of the Southwest Quarter of Section 28, Township 78 North, Range 4 East of the 5th P.M., in the City of Bettendorf, Scott County, Iowa, particularly described as follows:

Commencing at the northeast corner of the Southwest Quarter of said Section 28; thence South 554.47 feet along the center Section line of said Section 28 to the north line of Ridgeway Court addition; thence Westerly along the north line of Ridgeway Court addition; 441 feet to the northwest corner of said Ridgeway Court Addition; thence Westerly along the north line of Ridgeway Court Addition extended, a distance of 199.35 feet, more or less to the southwest corner of Lot 9 of Sunset Place Subdivision in the City of Bettendorf, Iowa, which is the POINT OF BEGINNING of the tract of real estate herein described; thence South 12° 03' West 183 feet to a point; thence South 37° 25' West 32.82 feet to a point; thence South 66° 18' West 7.03 feet to a point; thence South 11° 07' West 89.0 feet to a point; thence North 78° 19' West 248.54 feet to a point; thence North 28° 30' East 68.91 feet to a point; thence North 00° 33' West 343.34 feet to a point; thence North 7° 0' West 299.55 feet, more or less to the southwest corner of Sunset Place Subdivision in the City of Bettendorf, Iowa; thence North 89° 10' East 436.15 feet along the southerly line of said Sunset Place Subdivision to a point on the West line of Lot 10 of said Subdivision; thence South 11° 10' West a distance of 171.57 feet to the point of beginning.

TRACT II

Lot 1 of Martha R. Wallace Subdivision in the City of Bettendorf, Scott County, Iowa.

Also part of the East  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of Section 28, Township 78 North, Range 4 East of the 5th P.M., in the City of Bettendorf, Scott County, Iowa, and more particularly described as follows: Beginning at a point which is the northwest property corner of Lot 1 in the Martha R. Wallace Subdivision to the City of Bettendorf, Iowa; thence South 83.01 feet along the East line of the Bettendorf Company property to a point; thence West 17.72 feet to a point; thence North 12° 03' East 84.88 feet to the place of beginning.

TRACT III

Part of the East Half of the Southwest Quarter of Section 28, Township 78 North, Range 4 East of the 5th P.M., in the City of Bettendorf, Scott County, Iowa, particularly described as follows: Beginning at the northwest corner of Lot 3 of Martha R. Wallace Subdivision to the City of Bettendorf, Iowa; thence North 83° 26' West 60.21 feet; thence South 12° 03' West 16.86 feet; thence South 17° 41' West 142.64 feet;

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TRACT III CONTD.

thence South 37° 25' West 32.82 feet; thence South 66° 18' West 7.03 feet; thence South 11° 07' West 89 feet; thence South 10° 34' West 152.40 feet; thence South 78° 19' East 13.85 feet; thence North 54° 26' East 14.80 feet; thence North 33° 58' East 26.90 feet; thence North 32° 22' East 117.12 feet; thence North 27° 16' East 61 feet; thence North 21° 21' East 61 feet; thence North 17° 53' East 69 feet; thence South 89° 39' East 15 feet; thence North 1° 44' West 52.50 feet; thence North 4° 09' East 17.08 feet; thence North 4° 37' West 27.32 feet to the point of beginning.

Also a triangular tract adjoining the Southwest corner of said Lot 3 in Martha R. Wallace Subdivision to the City of Bettendorf, Iowa, more particularly described as follows: Commencing at the southeast corner of said Lot 3; thence North 89° 39' West 156.15 feet along the south line of said Lot 3 to the POINT OF BEGINNING: thence North 89° 39' West 11.52 feet; thence North 1° 44' West 21.19 feet; thence South 29° 45' East 24.55 feet to the point of beginning.

*Total Square Feet of Property = 348,480*