

INDIVIDUAL DATA SHEET

Property Name Koons House Property Owner Isabel Koons  
 Location 409 5th Street, N.W., Bentonville Address 409 5th Street, N.W.  
 Construction Date c 1908 Survey No. 0183 Bentonville, AR

DESCRIPTION

The Koons House is a simple pyramid-roofed double-door cottage (a gumdrop duple) of classic precision in all its details. Its traditional vernacular form is marred only by a simple shed-roof addition across the rear elevation. The front facade is sheltered by a shallow-pitched hipped roof supported by four tapered, box-columns. The two centrally-placed front doors are flanked by two-over-two double-hung windows. The geometry of the pyramid roof is broken slightly by two gablets near the peak, which provide roof ventilation on the east and west sides. A small brick flue rises precisely from the apex of the roof slopes in the classic gumdrop manner.

STATEMENT OF SIGNIFICANCE

Criterion: C Area of significance: Architecture

The Koons House is significant as an example of the very common and popular vernacular form of modest housing of the early 20th century. It is unusually precise in its details and is remarkably well-preserved. Its typical four-room plan was an enlargement of the earlier and more common two-room duple which began to be built at the turn of the 20th century. This four-room plan continued to be used until the late 1930's, perhaps even later.

Acreage less than 1 acre  
 Verbal Boundary Description Lot 4, Block 6, Demings Addition  
 Quadrangle Name Bentonville North, Ark. Quadrangle Scale 1:24000  
 UTM Reference: Zone 15 Easting 391063 Northing 4026295

12/14/87

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number \_\_\_\_\_ Page \_\_\_\_\_

Multiple Resource Area  
Thematic Group

Name Benton County MRA  
State Benton County, ARKANSAS

Nomination/Type of Review

Date/Signature

51. Koons House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

52. Lamberton Cabin

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

53. Lane Hotel

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

54. Lillard--Sprague House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

55. Macon--Harrison House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

56. Markey House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

57. Maxwell--Hinman House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

58. Maxwell--Sweet House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

59. McCleod House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_

60. McIntyre House

Entered in the  
National Register

for Keeper Delores Byers 1/25/88

Attest \_\_\_\_\_



NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

Koons House (Benton County MRA)  
Benton County  
ARKANSAS

DEC 14 1987

Working No. \_\_\_\_\_  
Fed. Reg. Date: 2/7/89  
Date Due: 1/14/88 - 1/28/88  
Action:  ACCEPT 1-28-88  
 RETURN \_\_\_\_\_  
 REJECT \_\_\_\_\_  
Federal Agency: \_\_\_\_\_

- resubmission
- nomination by person or local government
- owner objection
- appeal

Entered in the  
National Register

Substantive Review:  sample  request  appeal  NR decision

Reviewer's comments:

Recom./Criteria \_\_\_\_\_  
Reviewer \_\_\_\_\_  
Discipline \_\_\_\_\_  
Date \_\_\_\_\_  
\_\_\_\_\_ see continuation sheet

Nomination returned for: \_\_\_\_\_ technical corrections cited below  
\_\_\_\_\_ substantive reasons discussed below

1. Name

2. Location

3. Classification

Category	Ownership Public Acquisition	Status Accessible	Present Use
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4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible?  yes  no

7. Description

Condition

- excellent
- good
- fair
- deteriorated
- ruins
- unexposed

Check one

- unaltered
- altered

Check one

- original site
- moved date \_\_\_\_\_

Describe the present and original (if known) physical appearance

- summary paragraph
- completeness
- clarity
- alterations/integrity
- dates
- boundary selection

**8. Significance**

Period \_\_\_\_\_ Areas of Significance—Check and justify below \_\_\_\_\_

Specific dates \_\_\_\_\_ Builder/Architect \_\_\_\_\_

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

- summary paragraph
- completeness
- clarity
- applicable criteria
- justification of areas checked
- relating significance to the resource
- context
- relationship of integrity to significance
- justification of exception
- other

**9. Major Bibliographical References**

**10. Geographical Data**

Acreage of nominated property \_\_\_\_\_

Quadrangle name \_\_\_\_\_

UTM References \_\_\_\_\_

Verbal boundary description and justification \_\_\_\_\_

**11. Form Prepared By**

**12. State Historic Preservation Officer Certification**

The evaluated significance of this property within the state is:

\_\_\_\_\_ national \_\_\_\_\_ state \_\_\_\_\_ local

State Historic Preservation Officer signature \_\_\_\_\_

title \_\_\_\_\_ date \_\_\_\_\_

**13. Other**

- Maps
- Photographs
- Other

Questions concerning this nomination may be directed to \_\_\_\_\_

Signed \_\_\_\_\_ Date \_\_\_\_\_ Phone: \_\_\_\_\_





No. 17

No. 17  
Koons House - 0183  
Bentonville  
Benton County MRA  
Photographed by Benton County Survey Staff-1983  
Negatives on file at AHPP

Please refer to the map in the  
Multiple Property Cover Sheet  
for this property

Multiple Property Cover Sheet Reference Number: 64000022