

District Survey Form

1 <u>DISTRICT</u> (Reedsburg MHA) Park Street Historic District		<u>SURVEYOR</u> Claudette Stager	<u>SHSW STAFF</u>
<u>CITY</u> Reedsburg	<u>COUNTY</u> Sauk	<u>SURVEY</u> Reedsburg Intensive Survey	<u>DATE</u> April, 1984

FILM ROLLS/NEGATIVES

SK7/18-22, 31-32, 34; SK8/2, 23; SK23/16-29; SK24/1-6, 18-22, 24, 25; SK26/10-12, 16-18; SK27/9

<u>STREETS:</u>	<u>NUMBERS:</u>	<u>STREETS:</u>	<u>NUMBERS:</u>
Locust Street, North	125,130,208,218,226,236, 240,244,301, c. 304, 321	Pine Street, North	345
Park Street, North	148,211,221,235,247,305, 312,321,331,336,346,347,	Second Street	330,346,400
	401,404,412,417,420,425, 432,435,445,446,501,502,	Third Street	311,325,337,445
	517,520,521,526,547		

2 BOUNDARY DESCRIPTION

The Park Street Historic District is an irregularly shaped district north of Main Street. The boundary is as follows: begin at the southwest corner of the property line at 148 North Park Street and move north and across Second Street until at the southwest corner of City Park; the boundary moves west until at the southwest corner of the property line of 211 North Park Street; the boundary moves north four blocks along the western property lines of all properties facing east on North Park Street until the northwest corner of 547 North Park Street is reached; then the boundary turns east and continues to the northeast corner of 547 North Park Street; it proceeds south 217.1 feet

See Continuation Sheet No. 1

3 BOUNDARY JUSTIFICATION

The Park Street Historic District is a distinct element within the larger residential area on Reedsburg's north side. It is centered around the City Park, a one block expanse of land, and extends north on North Park Street. To the south of the district is Main Street, a major thoroughfare and commercial district. The north, east and west boundaries are determined by a change in character; residences and commercial buildings outside the boundary are characterized by lesser integrity or built after 1934. All

See Continuation Sheet No. 1

4 SOURCES OF INFORMATION

See Continuation Sheet

- A. Reedsburg Centennial Committee, Reedsburg Remembers, (Historical Committee, (con't)
- B. Bird's eye view of Reedsburg, 1874.
- C. "Reedsburg Times-Press", August 2, 1973.
- D. Krug, Merton E., History of Reedsburg and the Upper Baraboo Valley (Madison, (con't)
- E. "Reedsburg Free Press", October 21, 1880.

5 MAP REFERENCE

Acerage: 13

USGS quad: Reedsburg West
scale: 1:24,000

UTM references:		^{2h} H. 15-742095-4824360
A.	²ⁱ I. 15-742040-4824320	
B.	^{2j} J. 15-742040-4824130	
C.	^{2k} K. 15-741880-4824150	
D.	^{2l} L. 15-741850-4824200	
^{2m} E. 15-741840-4824700	M.	
²ⁿ F. 15-741840-4824670	N.	
^{2o} G. 15-741910-4824360	O.	

6 OPINION OF NATIONAL REGISTER ELIGIBILITY

date: 5/2/84 initials: AS

- eligible not eligible unknown
 national state local



HISTORIC PRESERVATION DIVISION
STATE HISTORICAL SOCIETY OF
WISCONSIN

Continuation Sheet No. 1

Park Street Historic District

Boundary Description con't:

until directly across (west) from the northwest corner of 526 North Park Street; the boundary proceeds west across North Park Street to the northwest corner of 526 North Park Street and continues until the northeast corner of 526 North Park Street is reached; the boundary moves south (approximately 2 blocks) along the eastern property lines of all properties facing west on North Park Street until the northeast property line of 311 Third Street is reached; then the boundary moves east until the northeast corner of 321 North Locust Street is reached; it turns south until directly opposite the northwest corner of Lot 5, Block 8, City of Reedsburg (c. 304 Locust Street), then east to the northwest corner of Lot 5, Block 8, City of Reedsburg (c. 304 Locust Street). Then the boundary moves east to the east lot line of 445 Third Street. Then the boundary line

continues south until at the southeast corner of the lot at 445 Third Street. Then the boundary moves west along this line 85.8 feet until directly across from the northeast corner of the property line of 244 North Locust Street; continue south across Second Street to the northeast corner of 244 North Locust Street; it continues south along the east property lines of the properties facing west on North Locust Street until at the southeast corner of the property line of 130 North Locust Street; then it proceeds west along this property line and across North Locust Street to the southeast corner of the property line of 125 North Locust Street; it moves west until at the southwest corner of the property line of 125 North Locust Street; proceed north until at the south property line of 330 Second Street; continue west along this line and along the south property line of 148 North Park Street until back to the point of beginning.

Boundary Justification con't:

buildings within the district are similar in scale, setting and lot placement. The majority of them face the park or North Park Street while buildings on the perimeter face away from the park and North Park Street.

Sources of Information con't:

- A. (con't) Reedsburg Centennial, 1948).
- D. (con't) Democrat Printing Company, 1929).
- F. Butterfield, C. W., The History of Sauk County (Chicago, Western Historical Society, 1880).
- G. "Reedsburg Free Press", January 3, 1873.
- H. "Reedsburg Free Press", January 27, 1933.
- I. "Reedsburg Free Press", January 17, 1907.
- J. Mrs. Jack Clossey, present owner of house; Sanborn-Perris Maps at State Historical Society of Wisconsin, Madison.
- K. "Reedsburg Free Press", May 7, 1908.
- L. "Reedsburg Free Press", May 16, 1907 and March 18, 1909.
- M. Reedsburg Free Press", November 26, 1914.
- N. "Wisconsin Magazine of History", March, 1949, The Gunmaking Industry In Wisconsin by Jerald Teesdale.

Continuation Sheet No. 2

Park Street Historic District

Sources of Information con't:

- O. "Reedsburg Free Press", October 18, 1877.
- P. "Reedsburg Free Press", July 20, 1882.
- Q. Mrs. Alice Hofstad, former owner who was responsible for renovation.
- R. "Reedsburg Free Press", April 20, 1876 and November 2, 1876.
- S. Milton Struebing, Reedsburg, March, 1984.
- T. "Reedsburg Free Press", June 23, 1905.
- U. "Souvenir of Reedsburg's Beautiful Residences", 1912.
- V. Hammer Funeral Home; plans of current building.

7 Description

General character, building types, styles, environment, important natural and man-made features, qualities that distinguish district from surroundings, nature of intrusions and generally excepted properties.

The Park Street Historic District is a residential neighborhood centered around the one block square City Park and extending north three blocks on North Park Street. Like the rest of the city, the district is laid out in an orderly and rectangular manner with streets running north-south and east-west. The park itself is landscaped with small trees and contains a central fountain, playground equipment, and a stone marker commemorating David C. Reed, an early settler in Reedsburg, who donated the land for the park. The park is criss-crossed and surrounded by paved sidewalks. Residential landscaping consists mainly of evergreens, some shrubbery and an assortment of large, medium and small trees. Many trees in the park and neighborhood were lost to Dutch elm disease. The terrain in this neighborhood slopes gently upwards, cresting near Sixth Street, just north of the district.

Of the 47 properties in the district, all but four are houses, although three commercial enterprises are housed in residential buildings (the 1931 Eugenia L. Ellenberg house, 312 North Park Street; the 1877 Henry C. Hunt house, 208 North Locust Street; and the 1873 Abram West house, 346 Second Street). These properties are located at the northwest and southeast corners of the City Park. Three other properties are churches: the 1908 St. Peter's Lutheran Church (345 North Pine Street), the 1906 Presbyterian Church (148 North Park Street), and the First Baptist Church (301 North Locust Street). The three churches are located at the northeast and southwest corners of the City Park. Two of the churches have a parsonage or manse adjacent to them (St. Peter's 1914 parsonage at 445 Third Street and the 1925 Presbyterian manse at 330 Second Street). The building located at the northern most point of the district is the former Reedsburg Municipal Hospital at 547 North Park Street. (It is now used by Tri-County Human Service Center.)

The majority of the buildings in the Park Street Historic District were built between 1870 and 1932 (with one residence possibly built earlier); most were constructed in the late nineteenth century and are two story frame buildings with clapboard (or asbestos) siding. However, four residences, the hospital and St. Peter's Lutheran Church, are constructed of red brick. Other surface material on buildings in the district include limestone on the Eugenia L. Ellenberg house (312 North Park Street) and rock faced concrete block on the Presbyterian Church (148 North Park Street). Large expanses of wood shingles are on the August Siefert house (211 North Park Street), the Emil Hahn house (517 North Park Street) and on the house at 501 North Park Street. Two residences are surfaced with stucco, the 1916 Martin Hickey house (400 Second Street) and the 1922 Henry Thieman house (125 North Locust Street).

A number of residences in the district were built between 1890 and 1910 in the Queen Anne style. Although different in detail, they commonly feature bay windows, ornamental woodwork, front or wrap around porches. In scale, they are large residences but not mansion-sized; they fit in well with the scale of the rest of the district. Two pivotal examples of this style are the house at 325 Third Street, with Colonial Revival details accenting the basic Queen Anne design and the George Kelley house at 346 North Park Street, the only brick Queen Anne building in the district. The Emil Hahn house at 517 North Park Street and the house at 501 North Park Street are two more pivotal Queen Anne style houses built in the early twentieth century and having shingle woodwork on them.

Italianate houses in the Park Street Historic District, generally built

See Continuation Sheet No. 3

Park Street Historic District

Description con't:

in the 1870's, are characterized by low pitched roofs, brackets and sawn wood porch ornamentation. The red brick Meyer house at 321 North Park Street, a pivotal vernacular form of the style, is a smaller house than many in the district. The Henry C. Hunt house is an Italian Villa style residence that has been altered on the first story but it has an elegant central tower with a finial. Stick style details are found on the 1889 Morris Seeley house (521 North Park Street) and the residence at 130 North Locust Street, a more ornately detailed house than the Seeley one. Other frame houses with a high degree of integrity include the 1892 Emma Dubois house (337 Third Street) and the residence at 226 North Locust Street, both having simple turned wood porch ornamentation and gable roofs. The Austin Seeley house (502 North Park Street) is an elegantly detailed frame residence, pivotal to the district, with large windows and excellent proportions.

Two more interesting residences, which display the variety of historic design in the district, include the Craftsman styled stucco Martin Hickey house (400 Second Street) and the Prairie School style Henry Thieman house (125 North Locust Street). The Colonial Revival period is represented by two houses pivotal to the district: the red brick Presbyterian manse (330 Second Street) and the Edmund Huebing house (404 North Park Street). Both are characterized by rectangular plans, symmetrical window and gable placement and central entries. A number of American Foursquares contribute to the district, most having Colonial Revival details that are especially notable on porches and gables. Among these are the houses at 218 and 226 North Locust Street. A few bungalows and vernacular style buildings also contribute to the character of the district. Generally all houses are large two story buildings situated on small lots within 15 feet of the sidewalks.

Non-residential architecture in the Park Street Historic District is highlighted by the Gothic Revival styles of St. Peter's Lutheran Church (345 North Pine Street) and the Presbyterian Church (148 North Park Street). Both churches are characterized by towers and colored glass in large lancet windows. Larger in scale than most properties in the district, the churches are strategically located on the corners of the City Park. Another large property in the district is the Georgian Revival style Reedsburg Memorial Hospital at 547 North Park Street with its distinctive polygonal entry flanked by two story limestone pilasters. Located on a slight rise, this pivotal building forms the northern boundary of the district.

Three of the buildings in the district have had major alterations or additions after 1950. The Reedsburg Municipal Hospital (547 North Park Street) had a large addition in the rear constructed around 1952, but it does not intrude on either the original design of the building or the district itself. In 1931 the Eugenia L. Ellenberg house (312 North Park Street) was built around a nineteenth century house (V) and in 1978 a one story addition was put on the west. Although the addition detracts from the overall integrity of the building, it is not enough to make the building a non-contributing element. The rest of the limestone residence presents an aesthetically pleasing addition to the district. The Gustav Schweke house (244 North Locust Street) was built in 1905 (T) but underwent extensive alterations (in the 1960's)

Continuation Sheet No. 4

Park Street Historic District

Description con't:

so that the original design of the building is unrecognizable (U). The house is one of two non-contributing residences in the district. The other house is located at 446 North Park Street and is non-contributing because it lacks integrity. Both residences are included in the district only because they fall within the district boundaries and are visible.

Of the 47 buildings in the district, eleven are pivotal, 34 are contributing and two are non-contributing. Pivotal properties have architectural and/or historical significance because of their excellence of design or association with historical event(s) or people. They retain a high degree of integrity and are considered individually eligible for nomination to the National Register. Pivotal properties give the district its unique character. Contributing properties do not have an outstanding or significant architectural design or are not associated with historic event(s) or persons of significance. They retain enough of their original integrity to add to the character of the district. Non-contributing properties have lost integrity through alteration or do not meet the 50 year age requirement. They are visual intrusions on the streetscape.

8 Significance

Areas of significance

architecture: Significant residential, ecclesiastical, and institutional architecture history: _____

Period of significance: 1867-1934

Historical development and statement of significance.

Introduction

The Park Street Historic District is a distinctive grouping of residences, churches, and one hospital that center around the City Park and North Park Street and combine to form the most intact example of a late nineteenth and early twentieth century residential neighborhood in Reedsburg. As an architecturally significant resource, the district is highlighted by two churches, a hospital and several private residences that span the stylistic spectrum of nineteenth century frame houses from simple vernacular woodwork details, through elegant Queen Anne residences and Gothic Revival churches, to early twentieth century Colonial and Georgian Revival buildings, all with a high degree of integrity and excellence of design. Historical significance in the district is represented by two individual buildings: St. Peter's Lutheran Church, associated with the German community in Reedsburg in the late nineteenth and early twentieth centuries, and the Austin Seeley house, associated with an important original settler in Reedsburg. Although the district as a whole is not historically significant, these two buildings deserve mention on their own because of the special role they represent in the development of Reedsburg.

Historical Background

Settled in the late 1840's by pioneers attracted to the potential uses of the water power of the Baraboo River for milling, the earliest settlement in Reedsburg coalesced along present day Main Street where log shanties and a mill house were constructed (C). By 1852 the community was platted by and named after David C. Reed who had established the first saw mill here. The northern section of the district was platted by one of the Mackey brothers, who arrived in the community in the 1850's and helped establish the local mill on solid economic footing, thus assuring some stability as Reedsburg grew into a trade center for the surrounding farmlands. Although housing was scattered at first, by the 1870's the area around the City Park, first known as the village square, and North Market (now Park) Street, nicknamed Prospect Hill, was beginning to develop into a coherent residential neighborhood. Shortly, Reed donated land (the village square) that eventually became City Park (B). Through the mid-nineteenth century, the district grew and served as a home to many of the city's prominent merchants and professionals, who sometimes tore down older residences to build their own houses as they moved into the district area.

In the mid-nineteenth century several of the community's congregations constructed churches in the district and then rebuilt on the same sites in the early twentieth century. In the 1930's a municipal hospital was built in the district, underscoring the district's continued central role in the community. The churches are two of the more prominent architectural landmarks in the district. The Presbyterian Church, established in Reedsburg in 1857, first built in the district in 1871 and constructed current church (148 North Park Street) in 1906. St. Peter's Lutheran Church, established in Reedsburg in 1867, served the German community in and around Reedsburg and as the congregation grew it tore down the old church (built in 1869) in 1908 and built a Gothic Revival Church on the same property in the district (345 North Pine Street).

Park Street Historic District

Significance con't:

Around 1930 local businessmen began to organize to build a hospital. In 1932 a referendum was passed and bonds were issued to finance the building of a hospital. Freda Meyers Nishan donated the site at 547 North Park Street, a group of interested citizens did much of the preparatory site work, and the last building constructed in the Park Street Historic District was completed by 1933.

Architectural Significance

The Park Street Historic District has local architectural significance because it is a distinctive grouping of residences, churches and a hospital that overall has retained its integrity and is representative of building styles and designs of the late nineteenth and early twentieth century in Reedsburg. It is the most cohesive neighborhood in Reedsburg and is drawn together by its setting, scale and styles of buildings. A number of individual properties are pivotal to the district for their unique and/or excellent designs, as well as maintaining a high degree of integrity.

Two of the most prominent architectural landmarks in the Park Street Historic District are churches built in the early twentieth century. The Presbyterian Church (148 North Park Street) designed in 1906 by Illinois architects Turnbull and Jones, dominates the southwest corner of the park (I). The grey rockfaced concrete block facades accentuate the heavy Norman Gothic style of this building. Situated directly east of this is one of two pivotal and architecturally significant Colonial Revival styled residences. The Presbyterian manse (330 Second Street) was built in 1925. The red brick residence with symmetrically placed windows and dormers having Y-tracery panes and semi-circular porch is an excellent example of the Colonial Revival styling. Equally impressive and similar styled is the Edmund Huebing house (404 North Park Street) built in 1924 for a department store owner (J). The house with clapboard siding and a wood shingle roof has a Colonial Revival garage east of it.

The second church that dominates the streetscape of this district is St. Peter's Lutheran Church (345 North Pine Street). It was designed by Otto Uehling of Milwaukee in 1908 (K). Located on the northeast corner of City Park, the church with its two slate covered tall towers dominates not only the district area but is visually prominent within the larger city area. Large Gothic arched colored glass windows further compliment the design of this building.

The Austin Seeley house, built in 1877 (502 North Park Street) is an excellent and locally significant example of a nineteenth century vernacular gabled ell residence (the bay window was added in 1882)(P). The design lines and proportions of this residence are enough to make it aesthetically appealing without employing elaborate details or ornamentation. In a state of disrepair until the late 1960's, the house was renovated at that time. An enclosed porch was removed from the west, a door was removed, and a new porch, consistent in design with nineteenth century porch styles, was put on the south (Q). The renovation greatly enhanced the appearance of the building.

Park Street Historic District

Significance con't:

The Meyer house (321 North Park Street) was built in 1876 (R) and is an architecturally significant example of a vernacular Italianate residence. The two story brick residence has a well proportioned and finely detailed porch with sawn wood cornice ornamentation, brackets and tapering columns on pyramidal bases.

Four variations of Queen Anne style residences are architecturally significant and pivotal in the district. In the house at 325 Third Street, the turret, bay windows, dentils, leaded glass and wrap around porch combine to form a classic example of elegant Queen Anne styling. The interior, reflecting a Colonial Revival motif, also maintains a high degree of integrity. The red brick George Kelley house (346 North Park Street) is delineated by its clipped corners with their turned and sawn wood ornament. A second story turret adds interest to the overall design. Two residences adjacent to each other on North Park Street are early twentieth century (c. 1908 - S) Queen Anne houses with shingle details, giving both of them very picturesque appearances. The Emil H. Hahn house (517 North Park Street) is a basically rectangular building accented by a two story tower having a bell cast dome roof. Just south of this house, the house at 501 North Park Street, has a multi-gable roofline, semi-circular porch and leaded glass windows accenting its rectangular shape.

The last building constructed in the Park Street Historic District, the Reedsburg Municipal Hospital, is a well-proportioned building designed by Madison architect, Frank S. Moulton, of Flad and Moulton, in 1932. One of its strongest design features is the polygonal central entry flanked by two story limestone pilasters and the limestone ornamentation around the door.

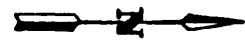
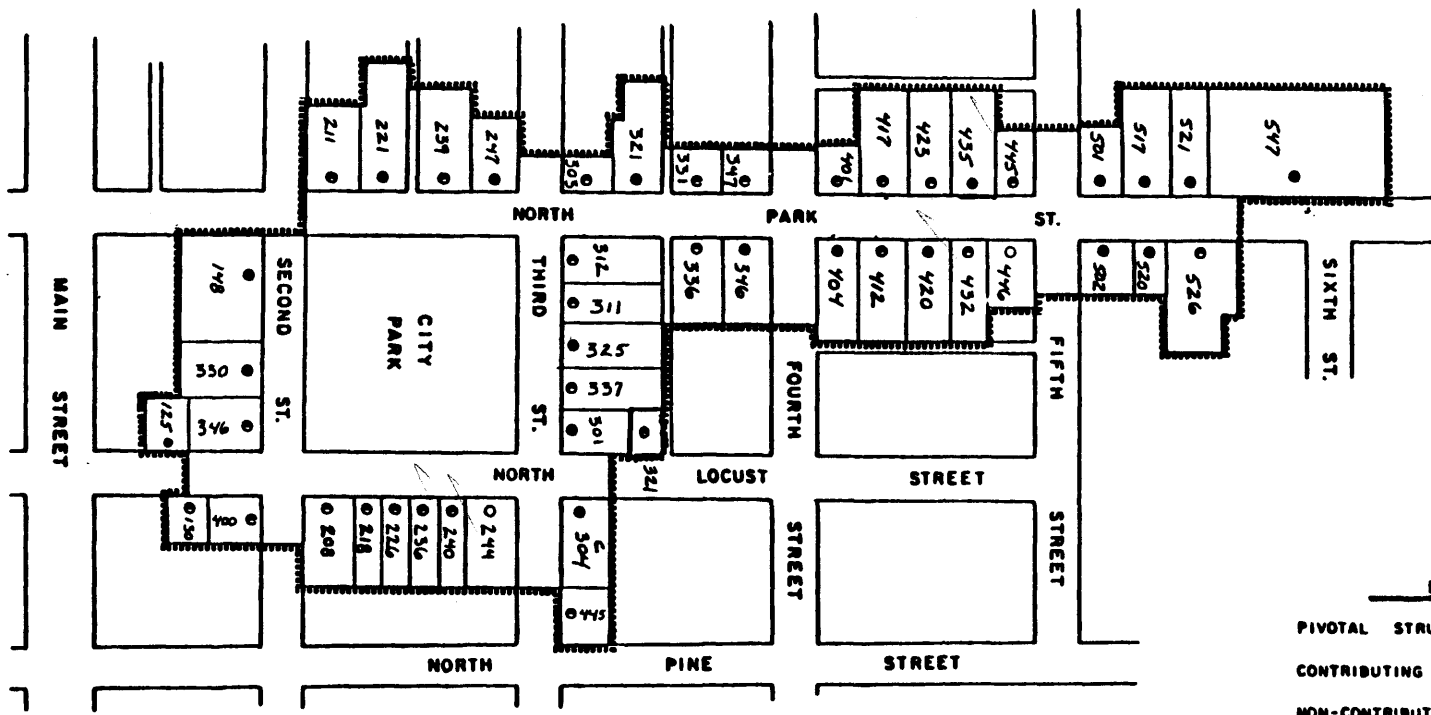
Additional Significance

Although the Park Street Historic District is not historically significant, it does contain two buildings important for their historic, as well as architectural, associations with Reedsburg. The Austin Seeley house, built in 1877, is significant as the only known extant house of one of Reedsburg's original settlers (O). Approximately 20-30 people settled here in the 1840's, living first in pole shanties and later moving to more substantial dwellings. Seeley, a carpenter and one of the first gunmakers to settle in Wisconsin (N), came to Reedsburg to help built the saw mill, stayed on to practice his crafts, and built several residences of which the one at 502 North Park Street, his third house, is the best physical representation of Reedsburg's pioneers. His first house (also the first frame house in Reedsburg) is gone and his second house is included in the district but has lost some integrity.

The second historically significant building is St. Peter's Lutheran Church, the best and only extant physical representation of the large German community that helped to develop Reedsburg in the late nineteenth and early twentieth centuries. Originally organized as the "Duetsche Evangelish Lutherische St. Petrus Gemeinde" in 1867, the church was still conducting services in German and English when the building was dedicated. It had the largest congregation of any church in the community and served parishoners from outside the city also (L). Other buildings associated with this ethnic group have been lost over the years so that only St. Peters remains.

BUILDING INVENTORY FOR PARK STREET HISTORIC DISTRICT

Locust Street, North:	125	Henry Thieman House	Contributing
	130		Contributing
	208	Henry C. Hunt House	Contributing
	218		Contributing
	226		Contributing
	236		Contributing
	240		Contributing
	244		Non-contributing
	301	First Baptist Church	Contributing
	321		Contributing
Park Street, North:	148	Presbyterian Church	Pivotal
	211	August Siefert House	Contributing
	221		Contributing
	235	Savillian F. Smith House	Contributing
	247		Contributing
	305		Contributing
	312	Eugenia L. Ellenberg House	Contributing
	321	Meyer House	Pivotal
	331		Contributing
	336		Contributing
	346	George W. Kelley House	Pivotal
	347		Contributing
	401		Contributing
	404	Edmund Huebing House	Pivotal
	412		Contributing
	417		Contributing
	420		Contributing
	425		Contributing
	432		Contributing
	435		Contributing
	445		Contributing
	446		Non-contributing
	501		Pivotal
	502	Third Austin Seeley House	Pivotal
	517	Emil H. Hahn House	Pivotal
	520		Contributing
	521	Morris E. Seeley House	Contributing
	526	Second Austin Seeley House	Contributing
	547	Reedsburg Municipal Hospital	Pivotal
Pine Street, North:	345	St. Peters Lutheran Church	Pivotal
		(Note: Church actually is located at NE corner of North Locust Street and Third Street (c. 304 N. Locust). 345 Pine is mailing address of church.)	
Second Street:		Presbyterian Manse	Pivotal
	346	Abram West House	Contributing
	400	Martin Hickey House	Contributing
Third Street:	311	Ike Weaver House	Contributing
	325		Pivotal
	337	Emma DuBois House	Contributing
	445	St. Peters Lutheran Church Parsonage	Contributing



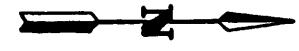
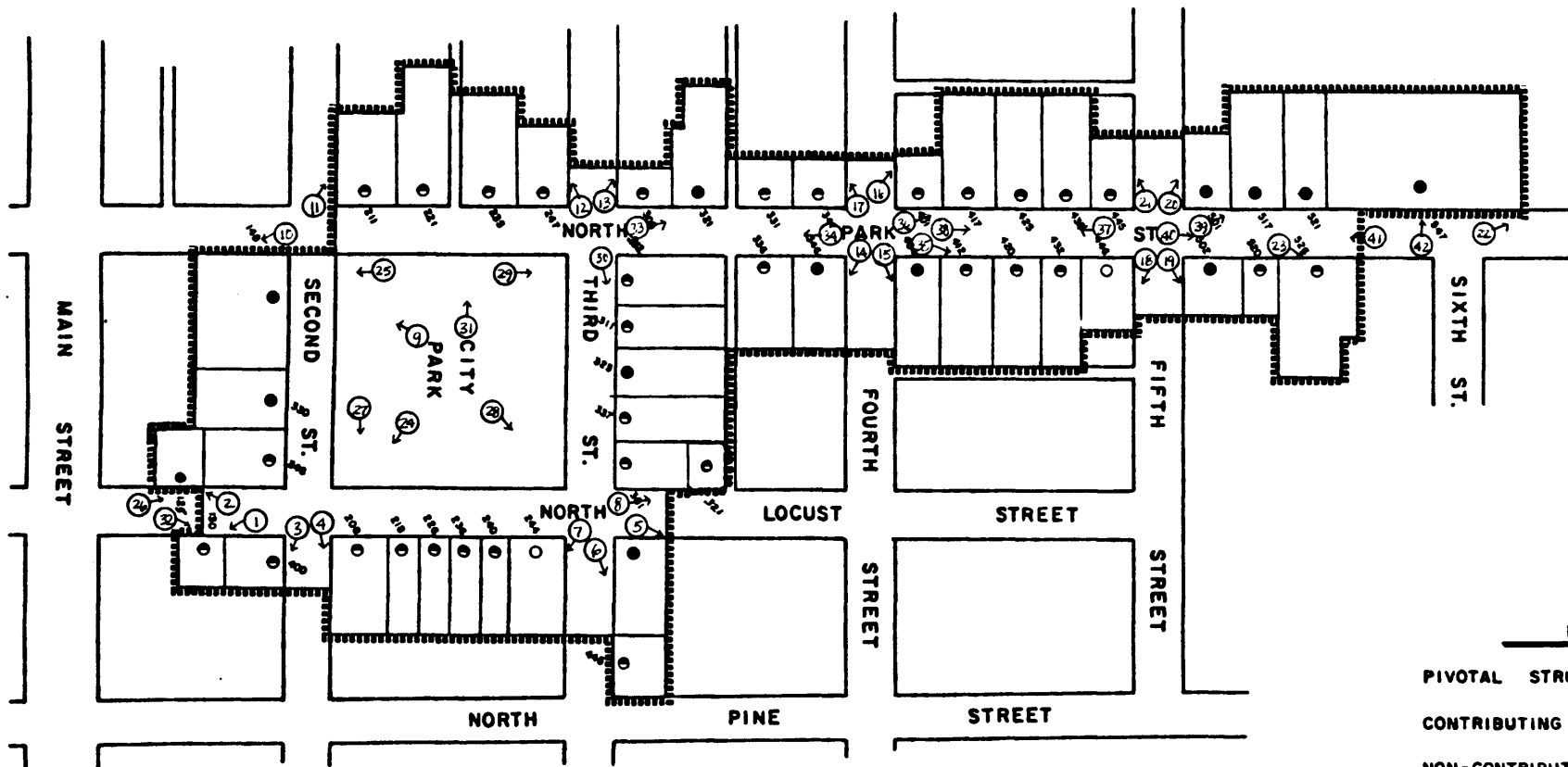
SCALE 1" = 150'

LEGEND

- PIVOTAL STRUCTURE ●
- CONTRIBUTING STRUCTURE ○
- NON-CONTRIBUTING STRUCTURE ○

- DISTRICT BOUNDARY ○○○○○○○○○○○

**PARK STREET HISTORIC DISTRICT
REEDSBURG, WISCONSIN**



SCALE 1" = 150'

LEGEND

- PIVOTAL STRUCTURE ●
- CONTRIBUTING STRUCTURE ○
- NON-CONTRIBUTING STRUCTURE ○
- DISTRICT BOUNDARY ○○○○○○○○○

PARK STREET HISTORIC DISTRICT