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United States Department of Interior  
National Park Service

Nat. Register of Historic Places  
National Park Service

National Register of Historic Places  
Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900A). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Goodrich, Ezra and Elizabeth, House  
other names/site number

2. Location

street & number	742 East Madison Avenue	N/A	not for publication
city or town	Milton	N/A	vicinity
state Wisconsin	code WI	county Rock	code 105
			zip code 53563

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this  nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register criteria. I recommend that this property be considered significant  nationally  statewide  locally. ( See continuation sheet for additional comments.)

Signature of certifying official/Title Jim Drager Date 5/26/15  
State Historic Preservation Officer - Wisconsin  
State or Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria.  
( See continuation sheet for additional comments.)

Signature of commenting official/Title \_\_\_\_\_ Date \_\_\_\_\_  
State or Federal agency and bureau \_\_\_\_\_

Goodrich, Ezra and Elizabeth, House

Rock

Wisconsin

Name of Property

County and State

### 4. National Park Service Certification

I hereby certify that the property is:

entered in the National Register.

See continuation sheet.

determined eligible for the National Register.

See continuation sheet.

determined not eligible for the National Register.

See continuation sheet.

removed from the National Register.

other, (explain:)

Signature of the Keeper

*By Barbara Wyatt*

Date of Action

7-14-15

### 5. Classification

**Ownership of Property**  
(check as many boxes as apply)

private  
 public-local  
 public-State  
 public-Federal

**Category of Property**  
(Check only one box)

building(s)  
 district  
 structure  
 site  
 object

**Number of Resources within Property**  
(Do not include previously listed resources in the count)

<input type="checkbox"/> contributing	<input type="checkbox"/> noncontributing
1	buildings
	sites
	structures
	objects
1	total

**Name of related multiple property listing:**  
(Enter "N/A" if property not part of a multiple property listing.)

N/A

**Number of contributing resources previously listed in the National Register**

0

### 6. Function or Use

**Historic Functions**

(Enter categories from instructions)

DOMESTIC/single dwelling

**Current Functions**

(Enter categories from instructions)

COMMERCE/TRADE/specialty store

### 7. Description

**Architectural Classification**

(Enter categories from instructions)

LATE VICTORIAN/Italianate

**Materials**

(Enter categories from instructions)

foundation stone

Walls brick

roof asphalt

other

### Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

Goodrich, Ezra and Elizabeth, House  
Name of Property

Rock  
County and State

Wisconsin

## 8. Statement of Significance

### Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for the National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

### Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years of age or achieved significance within the past 50 years.

### Areas of Significance

(Enter categories from instructions)

ARCHITECTURE

COMMUNITY PLANNING AND DEVELOPMENT

### Period of Significance

1867

1867-1903

### Significant Dates

### Significant Person

(Complete if Criterion B is marked)

Goodrich, Ezra

### Cultural Affiliation

N/A

### Architect/Builder

Goodrich, Ezra

### Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

**9. Major Bibliographic References**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

**Previous Documentation on File** (National Park Service):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic landmark
- recorded by Historic American Buildings Survey #
- recorded by Historic American Engineering Record #

**Primary location of additional data:**

X State Historic Preservation Office

- Other State Agency
- Federal Agency
- Local government
- University
- Other

Name of repository:

**10. Geographical Data**

**Acreage of Property** less than one acre

**UTM References** (Place additional UTM references on a continuation sheet.)

1 16 341580 4737700  
 Zone Easting Northing

3 \_\_\_\_\_  
 Zone Easting Northing

2 \_\_\_\_\_  
 Zone Easting Northing

4 \_\_\_\_\_  
 Zone Easting Northing

See Continuation Sheet

**Verbal Boundary Description** (Describe the boundaries of the property on a continuation sheet)

**Boundary Justification** (Explain why the boundaries were selected on a continuation sheet)

**11. Form Prepared By**

<b>name/title</b>	Carol Lohry Cartwright, Consultant	<b>Date</b>	March 11, 2014
<b>organization</b>	Prepared for the City of Milton	<b>Telephone</b>	262-473-6820
<b>street &amp; number</b>	W7646 Hackett Rd.	<b>zip code</b>	53190
<b>city or town</b>	Whitewater	<b>state</b>	WI

Name of Property

County and State

### Additional Documentation

Submit the following items with the completed form:

#### Continuation Sheets

**Maps** A USGS map (7.5 or 15 minute series) indicating the property's location.  
A sketch map for historic districts and properties having large acreage or numerous resources.

**Photographs** Representative black and white photographs of the property.

**Additional Items** (Check with the SHPO or FPO for any additional items)

### Property Owner

(Complete this item at the request of SHPO or FPO.)

<b>name/title</b>	Joseph and Terry Williamson	<b>Date</b>	1 May 2014
<b>organization</b>		<b>Telephone</b>	608-868-3651
<b>street &amp; number</b>	501 College St.	<b>zip code</b>	53563
<b>city or town</b>	Milton	<b>state</b>	WI

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects, (1024-0018), Washington, DC 20503.

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Goodrich, Ezra and Elizabeth, House  
Milton, Rock County, Wisconsin

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Start description on line below

**DESCRIPTION**

**Site**

The Ezra and Elizabeth Goodrich House, also known as the Goodrich House, is a large Italianate style house constructed in 1867, which sits on the north side of the historic public square in “old” Milton, the eastern half of the larger community that is known today as Milton. (The western half of the community was known as Milton Junction and the two communities merged in 1967 as the City of Milton.) Ezra Goodrich was the son of Joseph Goodrich, early pioneer and builder of the historic grout-constructed hexagonal Milton House (now a museum). Goodrich was a businessman who also operated the Milton House along with other business ventures. He built this building, his own personal home, just northwest of the Milton House.

The site is urban, in a neighborhood of mixed-use buildings that surround the village square. Most of the buildings are residential, but there is a church directly west of the Goodrich House. The Milton House museum complex lies to the southeast, and parkland, an old railroad depot, and a modern elementary school sit to the south in the old town square. A bit further to the southwest is a small commercial district that sits along the west side of the square.

Because of the mixed uses in the area, the landscape is varied. The residential properties of the neighborhood, including the grounds of the Goodrich House, are largely landscaped with well-maintained lawns punctuated by mature trees and shrubs. The grounds of the Milton House museum consist primarily of open spaces with lawns separating buildings and large parking areas. The commercial areas of the neighborhood have much less landscaping. The village square, itself, features large lawn spaces between buildings and recreational structures with some mature trees and shrubs. The topography is generally flat and the nearby streets are wide with curbs, gutters, and terraces.

The Goodrich House sits on the northwest corner of Madison Avenue and South Janesville Street. Madison Avenue is a wide street in front of the Goodrich House and across the street there is a paved parking area that runs parallel to the street. Madison Avenue is a main thoroughfare through both sections of modern-day Milton and begins at the intersection with South Janesville Street, which was formerly State Highway 26.

State Highway 26 is a very busy highway in Wisconsin, running from Janesville in southern Wisconsin, northeast through northern Rock County all the way to Oshkosh in east-central Wisconsin. In the last 10 years, the State of Wisconsin has built many new highway bypasses around the

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communities that the highway once passed through. In 2013, the bypass was completed around Milton and the heavy traffic along South Janesville Street has diminished considerably.

The Goodrich House sits on a fairly large lot with no garages or other outbuildings. Until recently, there were many overgrown shrubs and trees near the house, but new owners have removed these and the house's architectural features are much more visible today. The house is surrounded by large lawns and a few mature trees. Two large trees sit in the terrace directly in front of the house. The improved landscaping gives the house much more of its original elegant appearance.

**Exterior**

The Goodrich House is very similar on three sides and some general characteristics can be stated about all of the facades. The house is two and one-half stories in height with a very low-pitched hip roof. A single brick chimney projects from the southwest part of the roof. There are very wide overhanging eaves that are undecorated. A row of three oculus windows sits under the eaves on all four facades. These openings are filled with four lights and decorated with brick surrounds. Although a cornice is not defined on the house, these windows strongly suggest this detail.

The plan of the house consists of a rectangular main block with the front and rear facades of the house built slightly longer than the side walls. Attached to the full width of the rear (north) facade is a one-story rectangular ell, a modernized "kitchen wing" added around 1930.

The walls of the main block are constructed of cream bricks, and on the first two stories these walls are punctuated with symmetrical fenestration. The second story window openings are round-arched with round brick arches and wooden sills. These openings are slightly enclosed with wood and mid-twentieth century combination two-light storm/screen windows. Original windows are intact behind the modern storm windows and wood enclosures.

On the first story of all four facades of the house, there are also symmetrical window openings that are segmentally arched and decorated with segmental brick arches. On the west facade of the house, this pattern is uninterrupted. On the other three sides, there are some variations to the pattern.

On the main or south facade, in between two first story segmentally arched openings, there is the main entrance into the house. A set of limestone block steps with metal pipe-constructed railings lead up to this entrance. Covering the entrance is a set of four-panel wood doors with the upper panels being round-arched. Above the doors is an elliptically-arched transom that is decorated with an elliptical brick arch. A period light fixture hangs in front of the transom.

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Likewise, along the east facade of the house there is an entrance that has a set of limestone steps and metal pipe railings. This entrance is covered with a wood and glass “storm” door topped with a two-light segmentally-arched transom. A segmental arch decorates this entrance.

Projecting from the first story of the rear, or north façade, of the house is the full-width, one-story ell from 1930. It is constructed of tan bricks and features a flat roof with wide eaves. The ell sits on a concrete foundation. Along the north wall of the addition there are four “half-sized” segmentally-arched openings sitting under the roof eaves. Two of the windows are filled with glazing, while two are enclosed with concrete blocks. The intact windows are casements with single lights under two small square lights.

On both the east and west sides of the ell, there are entrances with wood and glazed doors and storm doors. Each side also features a single window matching those on the north side. The window at the west is infilled with concrete block; the window on the east is extant.

Completing the architectural details of the Goodrich House is the foundation, which is constructed of coursed limestone blocks punctuated with small rectangular windows on the east and west facades. Also on the west wall there is an exterior basement entrance covered by a bulkhead having two large sloped wooden doors.

**Interior**

*First Floor*

The interior first floor of the main block of the house has a symmetrical plan consisting of a central hallway with a staircase and four large rooms, two on each side of the hall. The hall is divided into two parts. The front hall has a foyer, the main staircase, and entrances to the front rooms. The back hall is separated by a door and has entrances to the back rooms.

The large doors of the main entrance, along with the very large double doors that lead into the two front rooms of the house, are of similar multi-paneled wood construction covered with either a dark stain or lighter-colored faux wood-graining in a style popular in the nineteenth century. Wood trim around these doors and the baseboards along the walls have a dark stain. The floor in the foyer has been replaced with modern wood flooring that suggests a maple floor. Walls in the foyer are of plaster.

The main staircase sits along the side of the main hall and has a wide baseboard, dark-stained risers partially covered with modern carpeting, and a walnut balustrade with turned posts that have



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hexagonal, circular, and domed shapes supporting a smooth railing. The newel post is a larger version of the balusters and features a circular top and a square base.

The back hall is narrower and features narrow board oak flooring, plaster walls, and dark-stained trim similar to that of the foyer. At the end of the back hall is a heavy wood paneled door that is topped with a segmentally arched two-light transom. The make-up of this door suggests an original exterior entrance that was converted to an interior door when the rear addition was made to the house. Behind this door is a long, narrow bathroom that will be described with the rest of the addition's interior.

The four large rooms in the main block are, on each side, connected by large openings, and each room's interior is similar. The original uses of these rooms is not clear. The front rooms, being more accessible to the public were perhaps used as parlors and/or a formal dining room. The back rooms might have been used for family purposes, such as a family parlor and dining room. In any case, the arrangement of the floor plan is very formal.

In all of the large rooms of the main block, the window moldings and other wood trim are identical. Dark-stained moldings surround the large windows that appear to be original segmentally-arched four-over-four-light double-hung sashes. Each of the windows is covered with a full set of vintage wooden shutters that are made up of both solid wood and narrow louvered panels. These shutters have an early twentieth century appearance. There are plaster walls in each of the rooms that are partially or completely covered with wallpaper, some of it vintage. Like the hall, the doors in these rooms are paneled and are dark stained or have been given a light colored faux wood-grain finish.

The differences in decoration of the four first floor rooms of the main block include the flooring. In the front room to the east of the main entrance, the floor is covered with narrow maple boards laid in a horizontal pattern at the center and surrounded by boards laid in a vertical pattern. Maple flooring is also laid in the large back room on this side of the house, but it is not laid in a decorative pattern. Both floors in the large rooms on the west side of the house are covered in wider pine boards that have been stained.

Also slightly different in some rooms are door configurations. In the front room, to the east of the main entrance, there is a door along the east wall that corresponds to the door described on the east facade of the exterior. The large back room on this side of the house also has a door along the back wall that leads into the rear addition. In this room, the door to the back hall has a transom that may have been a later addition. The large back room on the west side of the house also has a door that leads into the rear addition.

The interior of the rear addition can be reached through several doors that lead from the main block. At the end of the back hall is an entry into the main bathroom. It is a long, narrow room with mid-

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twentieth century wainscoted panels on the walls, a vintage toilet, a sink on a vintage cabinet, a plywood floor, and a small casement window with two single glass panes each topped by two small square glass panes. A paneled door in the east wall leads into the "kitchen" that sits behind the large back room on the east side of the main block. This room is decorated with vintage built-in cabinets, plaster walls and ceiling, a plywood floor and has two openings filled with the same type of casement windows as the bathroom. There is also an entrance to the outside along the east wall of this room.

Through a modern hollow-core wood door in the west wall of the bathroom is a second bathroom that has newer fixtures, including vinyl flooring. The bathroom is connected on the west side to a small foyer. Three entrances lead off of the foyer. To the south there is an entrance into the large back room on the west side of the main block. To the north there is an entrance into a small back room in the addition, and to the west is the exterior entrance on the west side of the addition. Because all of the small openings on this side of the addition were filled with concrete blocks, the small back room off the foyer has no windows and has been modernized with dry wall and other modern materials.

*Second Floor*

The second floor has a similar formal layout as the first floor. There are four large bedrooms on either side of a central hall. This central hall features a continuation of the balustrade of the main staircase. The balustrade curves to form the balustrade of another staircase that leads to the third floor. In the hallway there are plaster walls and ceilings and a wide board pine floor that has been given a dark stain. Simple wood trim make up the decoration around the doors and windows and the baseboards. These elements in the hallway are all decorated with the faux wood-grain finish.

Both of the bedrooms on the east and west sides of the hallway are also connected to each other by two sets of pass-through doors. In between the doors are closets, one fully enclosed, and the other open to the pass-through entrance. All of the rooms on this floor have plaster walls and ceilings and wood trim around doors and windows. From the interior, all of the original four-light double-hung sash windows are visible, exposing their round arches. There are also wide-board pine floors. Some of the decoration of the rooms differs, though.

In the southeast bedroom, all of the doors and trim have been given a light-colored faux wood-grained finish and the floor is painted around a large square area in the middle of the room that is dark-stained. This room has dark stained wooden shutters that are identical to those of the first floor. In the southwest bedroom, the trim is painted white and the floor is also painted.

The two connected bedrooms on the west side of the house have painted white trim and their floors are painted grey. Two of the other bedrooms have shutters, but these are painted white, and one room has had its shutters removed. The doors of the pass-through area and the closet doors are also painted

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white on this side of the floor. The closets on both sides of this floor are small and narrow, painted, and feature vintage hooks.

*Third Floor*

The third story also has a four-room plan with a central hallway. The main hallway has a dark wide-board pine floor, plaster walls and ceilings, and a continuation of the balustrade that is on the first and second floor staircases. Trim and door surfaces of the hallway are painted with the faux wood-grained finish seen on other stories.

The plan of this floor is similar to the second story, but instead of pass-through closets between the two rooms on each side of the central hallway, each room has an enclosed closet in the same space. While the rooms are of a similar size to the second floor bedrooms, the ceiling is significantly lower, making the rooms appear smaller. At the south end of the central hallway is an enclosed staircase that leads to the roof.

Like the second floor, these four bedrooms all have similar details. The floors are all made of wide-board pine and are painted, stained, or unfinished. In most of the rooms, the doors and trim, which are similar to that of the second floor, are painted white. The plaster walls are in fair to poor condition and the ceilings are in poor condition due to water damage. Most of the interior bedroom doors are painted white, but some have the same faux wood-grain finish as the hallway doors. Windows in all the bedrooms and in the central hallway are round with four-lights, making each pane an unusual triangular shape.

*Basement*

A simple wooden staircase located under the main staircase leads down to the basement. The basement is unfinished and has a concrete floor and concrete stucco walls that cover up the limestone foundation that is seen on the exterior. There are three rooms off of a central hallway, including a large room that features the furnace and hot water heater. There are no doors and no door and window trim or other decorative or architectural features in the basement.

\_\_\_ End of Description of Physical Appearance

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Insert Statement of Significance

**SIGNIFICANCE**

The Ezra and Elizabeth Goodrich House is being nominated to the National Register of Historic Places under criteria B and C. It is being nominated under Criterion B for its association with Ezra Goodrich who significantly influenced the development of the community during the time he lived in this house. His efforts secured educational access in the community, at both the local school and college levels; he was responsible for the organization, landscape design and maintenance of the local cemetery; as well as being responsible for park development, protection of public spaces, and rural road improvement. Ezra Goodrich, son of notable pioneer Joseph Goodrich, was important in his own right as a businessman who took over his father's Milton House and other properties and also operated his own businesses. But, it was in the area of planning and development and as a community leader, where Ezra Goodrich made his mark on Milton.

The house is also locally significant under Criterion C, in the area of Architecture, as the most distinctive of the Italianate houses in Milton. Goodrich built a formal house that reflected his standing in the community. There are other houses in Milton that are good examples of the Italianate style and a few that also are eligible for the National Register, but the Goodrich House, with its three stories, unusual fenestration elements, and formal historic interior stands out in the community. The interior of this house, with its four-room plan repeated on all three stories, is especially distinctive and most of its original decoration is extant.

**Period of Significance**

The period of significance under criterion B is 1867-1903, the time during which Ezra Goodrich lived in the house and when he was at the peak of his influential career in Milton. The period of significance for criterion C is 1867 which is the date of construction of the house.<sup>1</sup>

**Brief History of the Goodrich House**

Ezra and Elizabeth Goodrich were the original owners of this house and although it is not clear who did the actual construction, research strongly suggests the design is from Ezra Goodrich, himself. Goodrich and his wife, Elizabeth, lived in the home with their four children, Joseph C. Goodrich, William H. Goodrich, Mary E. Goodrich (Post), and Anna S. Goodrich (Davis). Elizabeth Goodrich died in 1892 and Ezra Goodrich married Charlotte (Morgan) Little in 1903 and moved to Milton Junction.<sup>2</sup>

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<sup>1</sup> The date of construction is from information at the Milton Historical Society, Milton House, Rock County, Wisconsin.

<sup>2</sup> "Goodrich House Sold to owners of Goodrich Hall Antiques," *Milton Courier*, September 11, 2013, posted on [http://www.hngnews.com/milton\\_courier/news/local](http://www.hngnews.com/milton_courier/news/local).

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After Ezra moved out, his son, Joseph, and his family lived in the house and after that, Joseph's daughter, Lois lived in the house until the late 1960s. The Milton Historical Society acquired the house from Lois and used it as a library and offices until the addition to the Milton House was completed in 2006. For the next two years, the building housed an art gallery, and then became vacant. In June of 2013, the historical society decided to sell the Goodrich House and in the fall of 2013, local antique business owners Joe and Terry Williamson acquired the house. They moved in much of their antique business into the house before the end of 2013.<sup>3</sup>

**Area of Significance: Architecture**

The Italianate style was widely popular in Wisconsin between 1850 and the early 1880s. Since many Wisconsin communities went through an economic boom during this era, Italianate houses are common in most communities. Italianate houses are generally square or rectangular, are two-stories in height topped with hip roofs, and are decorated with wide, overhanging eaves with brackets, arched openings, and picturesque porches with thin posts and decorative brackets. Italianate houses built during the early period of the style's popularity are usually more "boxy," with a low, square plan, a hip roof, and picturesque details. Later Italianate houses are generally taller and more rectangular in plan, with heavier classical details. During the entire period, Italianate style elements were also very popular on vernacular gabled ell, front gable, and side gable form houses.<sup>4</sup>

The Goodrich House has most of the features described above. It has the formal, almost square form with the very low-pitched hip roof typical of earlier examples. Unlike many Italianate style houses, the Goodrich House does not have a bracketed cornice under the wide eaves of the roof. Instead it has a unique "suggested" cornice made up of the three oculus openings under the roofline on each side of the house. These grouped openings strongly suggest a formal cornice and are one of the most distinctive details of the house. The four-light circular windows in each opening have unusual triangular panes of glass, an elegant detail that would have been costly to complete. This is one of the details that Goodrich used to make his house stand out.

Also making this house distinctive are the arched openings on the first and second stories. Round-arched on the second story and segmentally arched on the first story, these windows have the symmetry and formal appearance typical of the Italianate style. The original round-arched and segmentally-arched four-light double-hung sashes are still extant and although covered by modern

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<sup>3</sup> "Goodrich House Sold to Owners"

<sup>4</sup> Barbara Wyatt, ed., *Cultural Resource Management in Wisconsin*, (Madison: State Historical Society of Wisconsin, 1986), Architecture, 2-6.

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storm windows, they still add elegance to the building's exterior and reflect an important stylistic detail. The main entrance is also typical of the Italianate style, with original paneled wood entry doors and large arched transom. The round arches of the paneled doors are often seen on Italianate doors.

Built of cream bricks on a cut limestone foundation, the house's historic materials and methods add to its architectural significance. No cream brick manufacturers were historically associated with Milton, so the bricks may have been produced in nearby Janesville, Whitewater, or Fort Atkinson, all communities known to have cream brick yards. Or, they could have come from as far as Milwaukee. In any event, the bricks are of high quality and the masonry was expertly done. The cut limestone of the foundation is probably from a local quarry and its construction has held up with only minor repairs for almost 150 years. The large grey limestone steps on the main facade probably came from a quarry north of Milwaukee. The high quality and color of stone and would have been a costly detail.

The interior of the house is also a significant element of its overall architectural importance. The four-room plan, especially on the first floor, is a formal and elegant arrangement of rooms. All the rooms on this floor feature high quality wood trim and wood paneled doors. Many of the doors have a historic faux wood-grain finish that, while possibly not original, adds to the overall high quality decoration of the interior. The maple floors, especially the floor with the vertical and horizontal pattern, is also probably a later addition, but is of a high quality and very decorative. The floors in two of the large rooms on the first floor are probably original and are of a good quality. The larger sized boards are typical of the mid-nineteenth century construction period. Particularly distinctive in the interior of the house is that the original windows can be fully seen. The round-arched four-light sashes were well-made and were typical windows of the Italianate style.

The main staircase and its elegant balustrade is another of the distinctive features of the house. It extends for three stories and the balustrade continues across the hallways of both the second and third floors. The geometric turned posts are a motif often seen in Italianate homes, but in this case, the posts are unusually large and extend the length of the entire balustrade. This makes it an important feature that was probably very costly to install in 1867.

The four bedrooms on the second floor have high quality wood doors, trim, and floors and the original round-arched windows of the second story can be seen on this floor as well. Most of the pine trim is painted on this floor, but the trim in one of the bedrooms is completely done in a faux wood-grained finish. This decoration gives this room an added elegance and beauty. The wide pine floors of the bedrooms are mostly painted except for the hallway, which is stained a dark hue, but they were well-crafted with high quality wood.

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Of particular interest is the floor plan, which includes closet space for each bedroom and a pass-through connecting the two rooms on either side of the hallway. Closets of this size were not common in homes of this era and the pass-through plan allows for both connection between each set of rooms, but also privacy if desired. Connected bedrooms or dressing rooms are common in many nineteenth century houses, but this particular plan is unusual.

The third floor is also unusual in that it is almost a repeat of the plan of the second floor. Again each bedroom has a closet, although the pass-through doors are not repeated on this floor. The decoration on this floor is also a combination of painted and faux grained finishes, and even though the floor may have been used primarily for children and/or servants, the rooms are large and comfortable.

The windows of this floor are particularly distinctive. Each room has at least two round windows filled with triangular glass panes. Oculus windows are common to Italianate houses, but the size of these windows and their high quality is unusual in small-town Wisconsin.

#### Integrity

Contributing to the house's architectural significance is its integrity. Both on the exterior and the interior, most of the historic details of the main block are extant and in good condition. For a house of this age, almost 150 years old, it is notable that the original windows and openings are extant. While there was a bit of window alteration on the exterior, it was done in a way that actually preserved the original windows and can be easily removed. Stock aluminum storm/screen combination windows were placed over the original windows, probably in the mid-twentieth century. Wood boards were used to enclose the space somewhat, but only on the exterior opening, where the old storm windows or shutters probably were once located. Instead of replacing the original windows and permanently altering the openings, this choice preserved the original windows which are visible from the interior.

Other important exterior details of the house are extant, including the original entry doors and transom. Only along the rear wall is a significant alteration, the rear one-story ell. This ell, constructed during the twentieth century, sits along the back of the house and is much smaller than the main historic block. In no way does it overwhelm the original main block and therefore does not significantly detract from the house's overall architectural significance. The ell was constructed during the period when the descendants of Ezra Goodrich still occupied the house.

The interior of the house also has a high level of integrity. The many wood paneled doors of the main block of the house are intact, including the extra wide doors leading from the two front rooms of the first floor into the foyer. Wood trim around doors and windows, and along with baseboards are all extant. Most of the house's original flooring is also extant. Only two rooms on the first floor have been updated, but with attractive period maple flooring. The wide pine board flooring in the other

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rooms of the main block, except for two small areas of the first floor hall, is extant and in good condition.

Of particular note, in regard to the wood trim, is the abundance of faux wood-grained finishes. The primarily pine or other soft wood used in houses of this era was meant to be painted or stained to look like more expensive wood. The use of faux wood graining was a way to make a soft-wood door or trim material look more like expensive wood. This was usually done by a painter with a particular skill in wood grained finishes. Much of this faux graining is in good condition and reflects a popular decorative motif from the nineteenth century. In the second floor bedroom, where all the wood doors and trim is faux grained, the room has a very distinctive appearance.

The third floor has some condition issues due to water damage, a problem associated with the low-pitched hip roofs of the Italianate style. Ceilings, in particular, have damage, as do some of the plaster wall surfaces. But, overall, the wood trim, doors, and flooring of this area of the house are in fairly good condition. What is most distinctive about this floor and all the floors is the abundance of original wall surfaces. Old plaster surfaces add character to the interior décor and integrity to the overall building.

The 1930s addition is outside of the period of significance but its placement at the rear of the building minimizes its impact and does not affect the high overall integrity of the house.

**Summary**

The Ezra and Elizabeth Goodrich House is architecturally significant and eligible for the National Register of Historic Places because it is a fine and distinctive example of the Italianate style, a popular architectural style of the mid-nineteenth century. The house, with its three stories, outstanding fenestration, and high-quality formal interior is the best example of the style in Milton. The high level of integrity of the building's main original block makes it a fine example in which to study the interpretation of this popular style in a small community for one of the area's most important families. It is one of the architectural landmarks in the community.

**Area of Significance: Community Planning and Development**

The Ezra and Elizabeth Goodrich House is locally significant because it was the long-time home of one of Milton's most important community leaders. Ezra Goodrich was not significant because he was an elected official, but because he sought out and maintained a role in Milton as a person who influenced the design and development of the physical makeup of the community. Sometimes seen in



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his old age as a “cantankerous” character, and not at all shy in self-promotion, Goodrich was someone who took an interest in and influenced public policy.

Ezra Goodrich was born in upstate New York in 1826, the only son of Joseph and Nancy Goodrich. When he was 13 years old, in 1839, his family came to Wisconsin. His father, Joseph Goodrich, was one of the pioneering citizens of Milton who was significant in the growth and development of the fledgling community. Most notably, he built the first inn and store in Milton and the first school in the community. His Milton House, constructed of a rough concrete mixture called “grout”, was innovative not just for its construction materials, but for its form, a hexagon. Joseph Goodrich had many business interests when he died in 1867, leaving his son an important stake in the community.<sup>5</sup>

While Ezra Goodrich attended the academy that his father founded, he was not able to complete any advanced formal schooling due to the need to assist in his father’s businesses. This “practical” education served him well when in 1849, at the age of 23, he became a partner in a general store of his own in Milton, which he engaged in until 1861. In 1852, Goodrich married Elizabeth Ensign of upstate New York; they had four children.<sup>6</sup>

The death of Joseph Goodrich in 1867 was the beginning of Ezra Goodrich’s peak period of activity as a community leader, which coincided with the construction of this house. Although “proud” of the fact that his most prominent political office was as Town of Milton “dog catcher,” Goodrich always knew that his wealth and family connections made it possible to have significant influence in the community outside of being elected to political office. As owner of the noted Milton House and other real estate in Milton, Goodrich had prominence in the community. He also successfully operated the Goodrich family’s home farm outside of Milton, and profited from financial activities such as mortgage lending. Because of his status in Milton, he could and did exercise political influence, usually for the betterment of the community.<sup>7</sup>

One of the areas of Goodrich’s influence on the community was in the area of education. In 1854, when Joseph Goodrich’s school was about to close, Ezra led the effort to provide funding for the school, which then incorporated as Milton Academy. Goodrich was instrumental in the funding for a substantial new main building for the academy, Main Hall, a three story building still extant as part of the former Milton College campus. It was renamed Goodrich Hall in honor of the family that founded and helped maintain the school.<sup>8</sup>

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<sup>5</sup> “Ezra Goodrich, of Milton, Rock County, Wisconsin,” in *Commemorative Biographical Record* (Chicago: J. H. Beers & Co., 1901), pamphlet on file in the Archives of the Milton Historical Society, Milton House, Milton, Wisconsin, 3-10.

<sup>6</sup> “Ezra Goodrich, of Milton,” 11.

<sup>7</sup> “Ezra Goodrich, of Milton,” 12-14; Ezra Goodrich, *Autobiography of Ezra Goodrich* (self-published, 1908), 3-10.

<sup>8</sup> “Ezra Goodrich, of Milton,” 12.

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In 1867, when Milton Academy had incurred a substantial debt and was, according to Goodrich, close to closing, Goodrich was a prime mover in raising funds to pay off the debt and start an endowment fund. Using his connections in the community, Goodrich held a fund-raiser and convinced a number of Milton's wealthiest citizens, including himself, to donate significant amounts of money to the school. The money he raised not only paid the debt, but started an endowment that was critical to the long-term success of the school. Also in 1867, a college charter was acquired making Milton Academy officially Milton College.<sup>9</sup>

While Goodrich continued to financially support Milton College, he had fallen out with the school's administration over the debt question and never had as direct a role in the college as before. However, his fund-raising efforts were of significance to the long-term growth of the school and it cannot be emphasized enough how much Milton College added to the economy of Milton, a small community without a large industrial base. Although the college eventually closed in the 1980s, it was, for over 100 years, an important institution in this small community.

At the same time Goodrich was helping Milton College, he intervened in the leading public school issue of the time, a need for a larger school building. Goodrich thought that the school should be located in part of the public square, a location near the Milton House and Goodrich's home. Others wanted a west side location, including some associated with Milton College, with whom he had been arguing about the debt problem. Goodrich won the fight and went a step further to personally ensure that the new public school would be a positive addition to the community. He drew up the plans for the building and oversaw its construction, and then personally landscaped the grounds. He may have been driven by self-interest, but he gave the community a resource that served the public for 100 years. A newer school building sits on this site today.<sup>10</sup>

Goodrich contributed to the public good by taking an interest in the local cemetery when it had become neglected. Apparently influenced by the 19<sup>th</sup> century landscape architects who were designing park-like cemeteries, Goodrich took over the organization and maintenance of the Milton cemetery, securing funds for its enlargement and the improvements necessary to bring his personal vision of landscape architecture to the grounds. He forced the removal of haphazard enclosures from the lots and removed what he called "uncouth" shrubs. He fenced the grounds and landscaped with trees and sweeping lawns. He "convinced" owners of unplatted burial plots to allow for alleys and walkways through their plots to create a more uniform appearance. These ideas met with some resistance and

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<sup>9</sup> Goodrich, 8-9.

<sup>10</sup> "Ezra Goodrich, of Milton," 12-13; Goodrich, 5-6.

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criticism, of which Goodrich complained bitterly, but the result was an improvement in the landscape design of the cemetery that ultimately benefited the community.<sup>11</sup>

His other passion related to landscape architecture in Milton was the fight he had with the Chicago, Milwaukee, and St. Paul Railroad in the mid-1880s. The railroad cut through the north end of the town square and near the depot, a number of warehouses and businesses had been erected in the railroad right-of-way. In 1882, Goodrich led a local effort to landscape the remaining part of the town square north of the depot into a formal park. After a few years Goodrich apparently felt that his efforts to create a park were being thwarted by the railroad and its associated private activities. He believed that the Village of Milton had no right to allow the railroad to acquire this right-of-way from what was once public land, only to turn it over to private users. His legal view was based on the claim that the land was given to the “public” of Milton, not the Village of Milton, and only the “public” could decide what could be done on the property.<sup>12</sup>

The dispute came to a head when Goodrich took it upon himself to dump gravel into the railroad right-of-way under the pretext of road improvement. When the railroad responded by putting up posts to define their right-of-way, Goodrich pulled them up. This happened several times and the railroad sued Goodrich for trespass and damage to private property. Goodrich loved nothing better than a lawsuit and proceeded to vigorously defend himself and to get the community to support his viewpoint. At a public meeting, the Milton community verbally supported Goodrich’s position, but decided to officially let the courts handle the matter. In May of 1886, the court ruled in favor of the railroad and Goodrich had to admit defeat. But while Goodrich’s actions were a bit over the top, he was addressing a question that would become important in the twentieth century; that is, how to protect public spaces from encroachment by private interests and maintain them for public use.<sup>13</sup>

In another area, rural road improvements, Goodrich was also ahead of his time. Goodrich was active in the Town of Milton government as its “dog catcher,” and in the 1880s, he developed a plan to raise a small tax to improve roads leading from Milton to Janesville, Milton to Whitewater, and Milton to Johnstown in Rock County. His view was that better roads to Milton would lead to farmers bringing their trade to Milton rather than other communities. At the time, most roads were very rudimentary.

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<sup>11</sup>Goodrich, 6.

<sup>12</sup> *Milton Express*, April 12, 1882 and May 24, 1882; *Milton Telephone*, January 1, 1885, citations related to Ezra Goodrich in local newspapers, on file in the Milton Historical Society, Milton House, Milton, Wisconsin.

<sup>13</sup> *Milton Telephone*, June 18, 1885, December 4, 1885, and May 27, 1886, citations related to Ezra Goodrich in local newspapers, on file in the Milton Historical Society, Milton House, Milton, Wisconsin.

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Goodrich's plan was to grade roads with gravel which would improve travel during the spring when roads were almost impassable due to mud and in the summer when the mud turned into hard ruts.<sup>14</sup>

At this time, it was rare for a rural area to support a tax to improve roads, but Goodrich lobbied enough support that the Town of Milton approved this scheme. After he convinced the town to improve main roads out of Milton, he pushed for all roads in the town to be improved by grading with gravel and soon he boasted that the Town of Milton had the best rural roads in the state. His plans were, in part, self-serving, as he operated a creamery in Milton that depended on getting milk from rural farms into town. But, the result was beneficial to all businesses in Milton. Good roads promoted increased travel to Milton and the potential for increased trade, and good roads in the entire town helped all farmers get their produce to market regardless of where they took it.

After Goodrich's first wife died in 1892, he remarried in 1903 to the daughter of one of the founders of nearby Milton Junction, which became part of the new city of Milton in 1967. He was proud of the fact that his marriage united two offspring of local pioneers. He also left Milton to live in Milton Junction, where he died in 1916. Although his activities were centered more around his personal business interests after 1900, he was still an active participant in Milton and Milton Junction's affairs through his numerous letters to the local newspaper.

### **Summary**

This house is locally significant for its association with one of Milton's most important citizens, Ezra Goodrich. Ezra Goodrich was controversial, egotistical, and eccentric, but there is no question that he made a positive impact on public affairs, community development and planning in Milton and the surrounding area. His activities in support of Milton College, public education, landscape architecture, park development and road planning and improvement all had beneficial effects on Milton. He did not serve in a political office, but he had significant influence on public policy. Some of his causes were ahead of their time and some had an impact on Milton well into the twentieth century. This elegant, unusual, house is a fitting physical reminder of his impact on the community.

### **Acknowledgments**

This program receives Federal financial assistance for identification and protection of historic properties. Under Title VI of the Civil Rights Act of 1964, section 504 of the Rehabilitation Act of 1973, and the Age Discrimination Act of 1975, as amended, the U.S. Department of the Interior prohibits discrimination on the basis of race, color, national origin, or disability or age in its federally

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<sup>14</sup> Goodrich, 6; *Milton Telephone*, March 20, 1884 and March 18, 1885, citations related to Ezra Goodrich in local newspapers, on file in the Milton Historical Society, Milton House, Milton, Wisconsin.

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assisted programs. If you believe you have been discriminated against in any program, activity, or facility as described above, or if you desire further information, please write to: Office of Equal Opportunity, National Park Service, 1849 C Street NW, Washington, DC 20240.

The activity that is the subject of this Nomination has been financed entirely with Federal Funds from the National Park Service, U.S. Department of the Interior, and administered by the Wisconsin Historical Society. However, the contents and opinions do not necessarily reflect the views or policies of the Department of the Interior or the Wisconsin Historical Society. Nor does the mention of trade names or commercial products constitute endorsement or recommendation by the Department of the Interior or the Wisconsin Historical Society.

\_\_\_ End of Statement of Significance

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Goodrich, Ezra and Elizabeth, House  
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\_\_\_Insert References

**Major Bibliographical References**

“Ezra Goodrich of Milton, Rock County, Wisconsin,” in *Commemorative Biographical Record* (Chicago: J. H. Beers & Co., 1901), pamphlet on file in the Archives of the Milton Historical Society, Milton House, Milton, Wisconsin.

Goodrich, Ezra. *Autobiography of Ezra Goodrich*. Self-published, 1908.

“Goodrich House Sold to Owners of Goodrich Hall Antiques,” *Milton Courier*, September 11, 2013, Posted to website [http://www.hngnews.com/milton\\_courier/news/local](http://www.hngnews.com/milton_courier/news/local).

Newspaper citations related to Ezra Goodrich in local newspapers, on file in the Milton Historical Society, Milton House, Milton, Wisconsin.

Wyatt, Barbara , ed. *Cultural Resource Management in Wisconsin*. Madison: State Historical Society of Wisconsin, 1986.

\_\_\_End of References

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\_\_\_ Insert Boundary Descriptions

**Verbal Boundary Description:**

The boundary of this property is contained in all but the north 63 feet of Outlot 305 of the unplatted land in the City of Milton. Originally this land, along with other large numbers of unplatted land, had an old meets and bounds description. These old descriptions were all converted into an outlot system in the 1930s. The portion of Outlot 305 that this house occupies has a rectangular shape with a description as follows:

Beginning at the southeast corner of the lot, which is located at the northwest corner of East Madison Avenue and North Janesville Street, the lot line runs 170 feet slightly northeast along North Janesville Street to the rear lot line; then west 125 feet along this rear lot line to the west lot line; then south 168 feet to the south lot line which runs parallel with East Madison Street; then east along the south lot line for 104 feet to the point of beginning.

**Boundary Justification:**

The justification for this boundary is that it is the geographical location of the house since it was built in 1867 and encloses the entire historic setting for the building.

\_\_\_ End of Boundary Descriptions

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Goodrich, Ezra and Elizabeth, House  
Milton, Rock County, Wisconsin

\_\_\_\_ Insert Photo Descriptions

Name of Property:	Goodrich, Ezra and Elizabeth, House
City or Vicinity:	Milton
County:	Rock County
State:	WI
Name of Photographer:	Carol Lohry Cartwright
Date of Photographs	December 2013; May, 2014
Location of Original Digital Files:	Wisconsin Historical Society Division of Historic Preservation 816 State St., Madison, WI 53706

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_001  
Site view along East Madison Avenue, camera facing northeast.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_002  
Main (south) and west facades, camera facing northeast.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_003  
Main (south) facade, camera facing north.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_004  
East facade, camera facing west.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_005  
North (rear) and west facades, camera facing southeast.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_006  
Interior, first floor, foyer looking at entry doors.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_007  
Interior, first floor, foyer, looking from entry doors at main hallway and staircase.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_008  
Interior, first floor, southeast large room from foyer.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_009  
Interior, first floor, southeast large room looking back toward foyer.



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WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_010  
Interior, first floor, from foyer looking into southwest large room.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_011  
Interior, first floor, northwest large room.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_012  
Interior, first floor, rear hallways looking into bathroom of rear addition.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_013  
Interior, second floor, hallway and staircase leading to third floor.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_014  
Interior, second floor, southeast bedroom.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_015  
Interior, third floor, hallway.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_016  
Interior, third floor, southwest bedroom.

WI\_Rock County\_Goodrich, Ezra and Elizabeth, House\_017  
Interior, third floor, southeast bedroom.

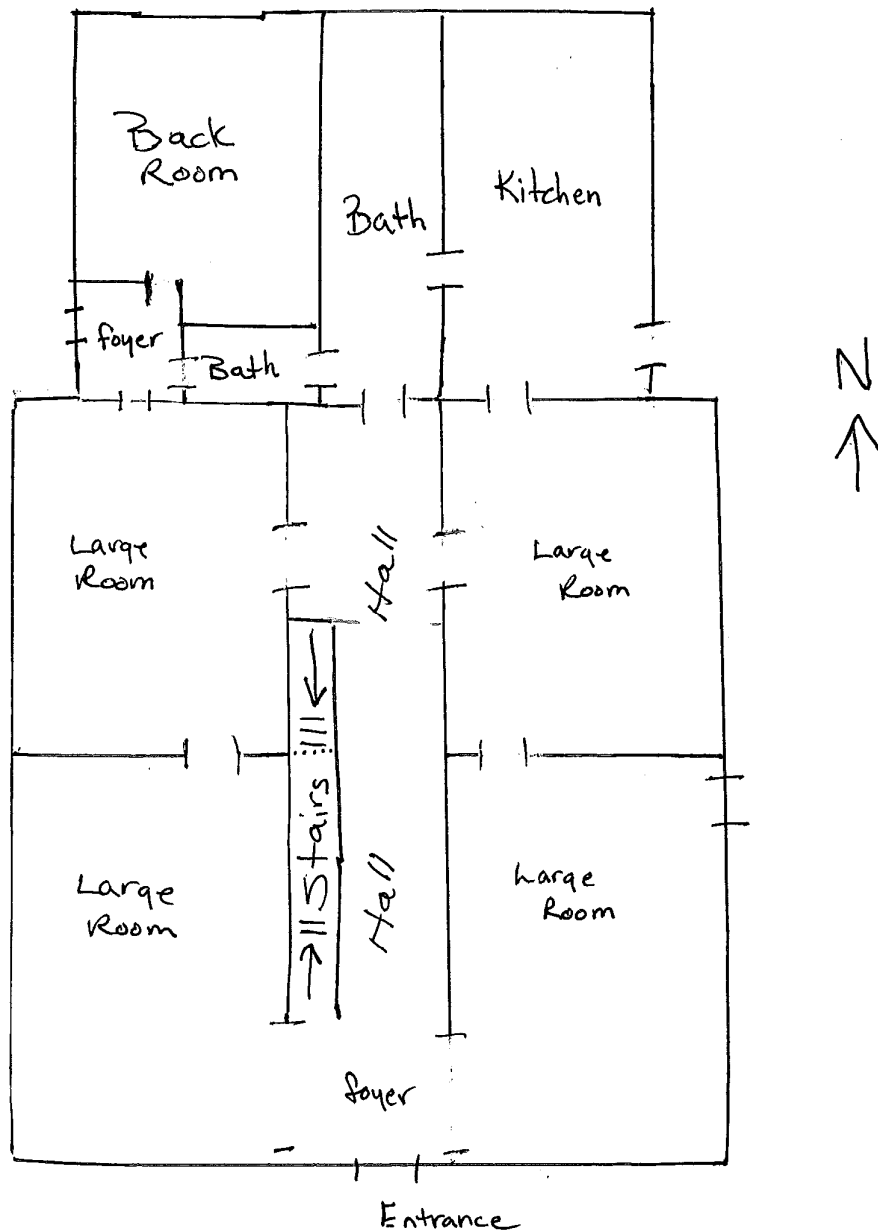
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First Floor Sketch Plan  
Not to Scale



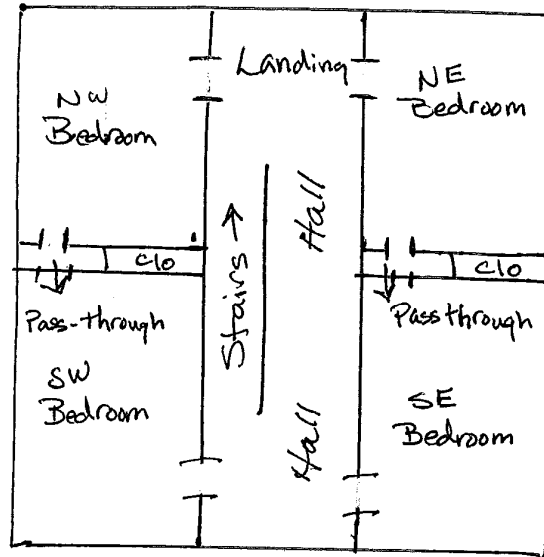
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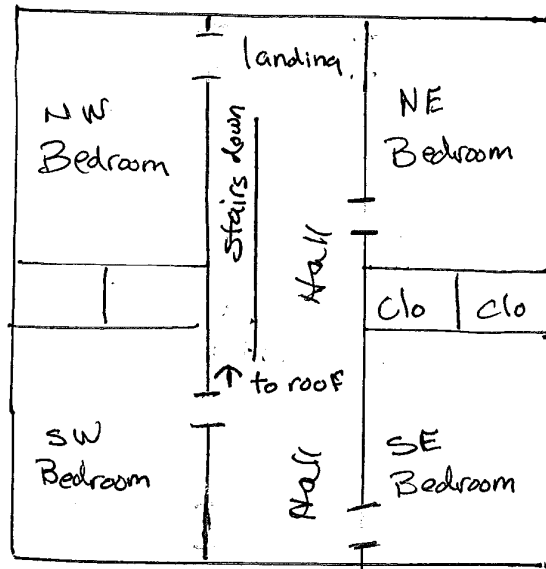
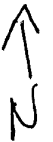
Goodrich, Ezra and Elizabeth, House  
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Second and Third Floor Sketch Plans  
Not to Scale



2nd  
Floor



3rd  
Floor







Open

ALONGES









Merry  
Christmas

























UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY Goodrich, Ezra and Elizabeth, House  
NAME:

MULTIPLE  
NAME:

STATE & COUNTY: WISCONSIN, Rock

DATE RECEIVED: 5/29/15 DATE OF PENDING LIST: 7/01/15  
DATE OF 16TH DAY: 7/16/15 DATE OF 45TH DAY: 7/14/15  
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 15000425

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N  
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N  
REQUEST: Y SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

ACCEPT  RETURN  REJECT \_\_\_\_\_ DATE

ABSTRACT/SUMMARY COMMENTS:

The Ezra and Elizabeth Goodrich House is nominated to the National Register under criterion B and C for its association with Ezra Goodrich as the most architecturally distinct house in Milton, WI. The Italianate house was built in 1867. Mr. Goodrich was a community leader who influenced strides in education, development, recreation, and local business in the small town of Milton. The period of significance is 1867 to 1903, reflecting the years that Ezra Goodrich lived in the house.

RECOM./CRITERIA B, C  
REVIEWER Barbara O'Neil DISCIPLINE Historian  
TELEPHONE 202-354-2252 DATE 7-14-15

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.



WISCONSIN  
HISTORICAL  
SOCIETY

RECEIVED 2280

MAY 29 2015

Nat. Register of Historic Places  
National Park Service

TO: Keeper  
National Register of Historic Places

FROM: Peggy Veregin

SUBJECT: National Register Nomination

The following materials are submitted on this 26th day of May 2015,  
for the nomination of the Ezra and Elizabeth Goodrich House to the National Register  
of Historic Places:

- 1 Original National Register of Historic Places Nomination Form
- 1 CD with NRHP Nomination Form Word Document
- Multiple Property Nomination form
- 17 Photograph(s)
- 1 CD with electronic images
- 1 USGS map(s)
- 2 Sketch map(s)/figure(s)/exhibit(s)
- Piece(s) of correspondence
- Other \_\_\_\_\_

COMMENTS:

- Please insure that this nomination is reviewed
- This property has been certified under 36 CFR 67
- The enclosed owner objection(s) do \_\_\_\_\_ do not \_\_\_\_\_
- constitute a majority of property owners.
- Other: \_\_\_\_\_