

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

FEB 13 1989

NATIONAL REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Franzheim, Harry C. and Jessie F., House  
other names/site number \_\_\_\_\_

2. Location

street & number 404 S. Front Street n/a not for publication  
city, town Wheeling n/a vicinity  
state West Virginia code WV county Ohio code WV 069 zip code 26003

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	_____ buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	_____	_____ sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	_____	_____ structures
	<input type="checkbox"/> object	_____	_____ objects
		<u>1</u>	<u>0</u> Total

Name of related multiple property listing: N/A

Number of contributing resources previously listed in the National Register n/a

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, 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.  See continuation sheet.

Signature of certifying official [Signature] Date 2/6/89

State or Federal agency and bureau \_\_\_\_\_

In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

Signature of commenting or other official \_\_\_\_\_ Date \_\_\_\_\_

State or Federal agency and bureau \_\_\_\_\_

5. National Park Service Certification

I, hereby, certify that this property is:

entered in the National Register. Patrick Andrews 3/27/89  
 See continuation sheet.

determined eligible for the National Register.  See continuation sheet.

determined not eligible for the National Register.

removed from the National Register.

other, (explain:) \_\_\_\_\_

Signature of the Keeper \_\_\_\_\_ Date of Action \_\_\_\_\_

**6. Function or Use**

Historic Functions (enter categories from instructions)

Domestic - Single DwellingCurrent Functions (enter categories from instructions)  
work in progress**7. Description**

Architectural Classification

(enter categories from instructions)

Late Victorian - Shingle styleLate 19th and Early 20th CenturyAmerican - Craftsman

Materials (enter categories from instructions)

foundation stone - sandstonewalls wood - shingleroof asphalt

other \_\_\_\_\_

Describe present and historic physical appearance.

Much of Wheeling's heritage is embodied in the Harry C. and Jessie F. Franzheim house on Wheeling Island. Built in 1897, the house is an excellent example of Shingle style architecture, and is attributed to Harry's brother, Edward Bates Franzheim, noted Wheeling architect.

This handsome, three-storied shingle house faces west to S. Front Street with its back to the Ohio River. It sits high upon the lot, giving the house a prominent presence among its neighbors. The front yard, raised with the addition of a sandstone retaining wall, coupled with the shoulder-high sandstone foundation, gives the structure additional height. Though Edward Bates Franzheim is known for his extraordinary attention to the siting of his buildings, this particular application was practical as well as an embellishment. The house was built after the disastrous 1884 flood of 52.4 feet (a 44 foot flood covers the Island), and this elevation provided the owners of the new house a degree of protection. The 1889 Map of Wheeling shows a small square structure occupying the lot, which obviously was removed to accommodate the present structure. The 1897 Ohio County Tax Assessor's records indicate "building added" with the valuation of \$5,200. Additional research reveals that the Franzheim house had the highest valuation of any structure on the Island at this time.

The threat of flooding aside, Wheeling Island offered much to its residents. Its location directly across the river from downtown Wheeling made it an early "bedroom community." Its development was supported by the installation of water and sewer lines, gas mains, and fire hydrants, all available on S. Front Street as indicated on the 1889 map. The construction of the "Steel Bridge" in 1892 allowed the Island to be connected to downtown Wheeling by streetcar, thus making the commute to work and shopping convenient. It also explains the absence of garages

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and stables for many of the Island residences, the Franzheim house included.

Two blocks south of the Franzheim house was the West Virginia Exposition and State Fair Association Grounds which was devastated by the 1884 flood. However, the facilities were rebuilt in time to celebrate the great Tri-State Reunion of the GAR in September of 1886.<sup>1</sup> When Harry and Jessie Franzheim bought the property with its existing small structure in 1895, Wheeling Island with all its assets was worthy of their investment.

The identifying features of this Shingle house include the dominant cross gambrel roof with its long slope, the two round towers with curved glass windows and the wide front porch blending from the tower and curving from front to side. The wide, yet simple, entablature above the classical Ionic porch columns provides a strong horizontal band that wraps around the elevations banding and harmonizing the house's irregular parts. The shingles, continuous and uniform without interruption, flare out as wall meets foundation reflecting the line of the gambrel.

What at first glance appears to be a rather unpretentious home, due to these straight forward identifying features, is a house rich with thoughtful, elegant detail. The shingles, though uniform on wall surfaces, create relieving arches above some windows, fan out around an oval window with its four distinctive wood keystones, and flare out above other windows creating low profile hoods supported by modillions. Windows, though varied in numbers and combinations, are for the most part plain with simple surrounds, double-hung with equal sashes containing single paned glass. However, there are exceptions: there is leaded stained glass above the three second story tower windows in the front tower; windows occurring in curved surfaces have curved glass; there are leaded glass windows in the foyer and on the stair landings.

Each elevation is distinctive and merits its own description:

West (Front) Elevation - Looking beyond the features of the gambrel, tower and porch, one finds the front entrance set-off by three fluted pilasters dividing and containing the front door and leaded side window, above which are frieze panels embellished with garlands. The front door itself is plain with single paned glass above a panelled base. However, the base below the leaded window is decorated with crossed "walking sticks," garlands of

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leaves and ribbons. The porch recedes to the east to contain a secondary entrance, possibly to a home office.

South Elevation - The porch allows access to this side of the property. Windows and dormers play an important role in defining this elevation. There is a strip of triple windows with garland and a broken pediment above. There are two dormers, one containing a massive stained glass window giving light to the interior stair, and the other double windows in a bedroom.. The two-story south tower with curved glass windows affords a wonderful view down the Ohio River. Affixed to this tower is a rusticated brick chimney. At this point the house turns the corner to the river by the way of a porch.

East (River) Elevation - The above porch off the south parlor was original to the house but enclosed sometime in the 1910's or 1920's. It reflects the arts and craft movement of that period with its extended eaves, knee braces and exposed beams. An additional clue to this addition lies in the mortar of the sandstone foundation, which was red in original work and left natural in subsequent. Continuing on beyond the porch, the dining room bay windows and those above in the bedroom are separated by narrow classical Tuscan columns. A further set of windows contains two windows separated by a decorative panel of equal size.

North elevation - This side of the house is functional, containing the operations (kitchen, bathrooms, back stairs) that support residential life. Though this was the non-public side of the house, architect Franzheim cared enough to include sensitive detail: one window is set-off by a relieving arch in the shingles; the kitchen has its own porch and entrance for deliveries; the door accessing from the back stairs has label molding which flairs to accomodate the flair of the shingles as they extend out above the foundation walls. The roof of this elevation is gambrel, however, the peak breaks into two gables each containing triple windows.

This house incorporates many features and details that are found in other Wheeling residences that are known to have been designed by Edward Bates Franzheim. Mr. Franzheim designed houses for his mother, brothers, nephews and cousins. Probably in this instance, Mr. Franzheim was restrained only by the limitations of the site.

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The interior reflects a refined attention to detail with an occasional outbreak of refined embellishment. Upon entering the house, one is impressed with the rich warmth of wood and leaded glass. This is further emphasized by the immediate presence of a fireplace. The dark oak mantel contains carved Roman funeral urns and columns. The fireplace surround is Classical with its figures of Roman soldiers and a ribbon-like iron corner trim. A bas-relief lion head is prominent within the fire box which contains a gas outlet. Two leaded glass windows add to the richness and light this area.

Behind the fireplace and incorporated into the foyer is the main stair, again of dark oak. The stair is separated from the foyer by a wooden harp with tooled spindles, setting upon panelled wainscoting, which extends throughout the hall and is detailed with bead. The stair is also separated from the rear parlor, or drawing room, by a heavy wooden screen in an archway, measuring approximately four feet square, containing beaded columns and a lattice pattern of dark oak. The woodwork throughout the house was most likely the product of Wheeling mills which had highly skilled craftsmen and the technical capabilities. High above the landing of the stair is a magnificent leaded, stained glass window in a lattice pattern, casting light, color and warmth. Incorporated into the stair's wainscoting is a "U" shaped bench the width and length of the landing.

Off the foyer and hall, contained in the front tower, is the formal parlor, rich with parquet flooring. A molded plaster, canted frieze features alternating medallions and entwined garland, banded with egg and dart band below and heavy flowered roping above, encircles the room. The curved glass windows are unadorned and the fireplace again features Wheeling tile and a mantel with classical columns.

At the rear of the house is the dining room with a large bay window opening the room onto the Ohio River. The wainscoting is again dark oak detailed with bead. The fireplace mantel with heavily carved swags of fruit typifies the type of millwork found common to Wheeling. The beading in the column flutes carries out the pattern out the bead of the wainscoting. Bead and reel is found on the mantel and on the iron fireplace insert, which is surrounded by tile, again most likely a product of Wheeling.

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The parlor, or drawing room, in the south (rear) tower is more embellished than the other rooms previously described. Banding the room is a wide, molded plaster frieze with cherubs and garland. The painted mantel is supported on either side by carved caryatids, adding an overall distinctive feminine flair. The overmantel is massive, a Chippendale broken pediment contains carved griffins facing a harp. This room opens onto the rear porch, which was enclosed during the 1910's or 1920's and shows obvious features of the Craftsman style. The room has an exposed beamed ceiling, built-in bookshelves, tiled floor and fireplace, and distinctive Craftsman lighting fixtures.

Upstairs, the four large bedrooms each contains numerous windows. The Franzheims and their three sons, L. Woodward, Harry C., Jr., and William A, occupied this floor. The mantel in the tower room above the south parlor is particularly distinctive in its use of Wheeling tile, containing in this case three large tiles of colonial figures - a male, a female and the third of children reading.

The two bathrooms on this floor are also elaborate. What was probably the master bath uses extensive marble paneling, including a fireplace. An oversized porcelain pedestal basin and tub are present. Over the built-in tub is an archway detailed with plaster laurel wreaths. This wreath motif is carried over into what would have been the family bathroom. The tile which is extensive in this room is capped by a border tile with raised wreaths.

The bedroom in the tower above the front parlor contains a parquet floor similar to that found in the room below. The upper sashes of the triple windows in this room are leaded stained glass.

The third story is accessed only by a Lincrusta-papered back stair. Obviously the servants quarters, this area is divided into numerous rooms, one of which features a built-in bookcase with leaded glass doors and caryatids matching those found the rear parlor. Otherwise, the rooms are not particularly noteworthy except that they are well lit by numerous windows located either in eaves or dormers. The entry hallway also contains a parquet floor.

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This 1897 house was constructed with a coal-burning central heating system. All rooms have heating vents with elaborately decorated star-burst patterned grills. In addition, the fireplaces were outfitted with gas space heaters.

The rooms of this house are not as richly detailed as was so common during the late 19th Century. Possibly, because Harry C. Franzheim was in the furniture and furnishings business with "high class goods a specialty,"<sup>2</sup> these understated rooms would have allowed for the dramatic display of furnishings available through the company. However, one example remains in the house, a tapestry of an 18th Century village scene is framed within the woodwork above the foyer fireplace. Though the Franzheim's possessions have long since been removed, one can freely imagine the oppulant appointments that were once showcased in this house.

**8. Statement of Significance**

Certifying official has considered the significance of this property in relation to other properties:

nationally  statewide  locally

Applicable National Register Criteria  A  B  C  D

Criteria Considerations (Exceptions)  A  B  C  D  E  F  G

Areas of Significance (enter categories from instructions)

architecture  
commerce  
social history - philanthropy

Period of Significance

1897 - 1925

Significant Dates

1897

Cultural Affiliation

n/a

Significant Person

Harry C. Franzheim  
Jessie F. Franzheim

Architect/Builder

Edward Bates Franzheim

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

The Harry C. and Jessie F. Franzheim House is significant because it is an exceptional example of Shingle style architecture by a significant Wheeling architect. The house bears its name from its original owners, a prominent Wheeling family. Harry C. Franzheim was partner in the oldest furniture business in the city; Jessie F. Franzheim was a generous contributor to the community. The house has the additional association by being the design of Edward Bates Franzheim, Harry's younger brother. The house represents a period of time and a style of life that was integral to the development of Wheeling.

With its Shingle style architecture, the Harry C. Franzheim and Jessie F. Franzheim House epitomizes Wheeling Island. This island in the midst of the Ohio River is considered to be the largest and most populated island on an inland waterway in the world. Wheeling Island is harmoniously urban, suburban and resort, and so is this Shingle style house. It is a house that is worthy of the prominence of its owners, its architect and its location.

Aside from a porch that was enclosed during the Craftsman period and an asphalt shingled roof, the house has remained unaltered in its exterior since the time that Edward Bates Franzheim composed its complex and thoughtfully detailed appearance. The varied elevations reflect not only interior functions but the house's relationship to its site and its neighbors.

See continuation sheet



**9. Major Bibliographical References**

- Atlas of the City of Wheeling, WV. Philadelphia, PA: L.J. Richards & Co. Publishers. 1889.
- Atlas of the City of Wheeling, WV. Philadelphia, PA: A. H. Mueller, Publishers. 1901.
- Cranmer, Gibson Lamb. History of Wheeling City and Ohio County, West Virginia and Representative Citizens, 1776-1900. Chicago, IL: Chicago Biographical Publishing Co. 1902.
- Wheeling City Directory. Wheeling, WV: W. L. Callen Publisher. 1896-1925.
- Wheeling Register, The. Wheeling, WV.
- Wiggington, Brooks E. "Edward Bates Franzheim". unpublished.
- Wiggington, Brooks E. "Wheeling Island". unpublished

See continuation sheet

**Previous documentation on file (NPS):**

- 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:**

- State historic preservation office
- Other State agency
- Federal agency
- Local government
- University
- Other
- Specify repository:  
Archives, Blue Pencil Club, Wheeling  
W. Va. for Wiggington papers.

**10. Geographical Data**

Acreeage of property less than one acre (.29)

**UTM References**

A 1,7 5,2,3,1,0,0 4,4,3,5,0,2,0  
 Zone Easting Northing

C \_\_\_\_\_

B \_\_\_\_\_  
 Zone Easting Northing

D \_\_\_\_\_

See continuation sheet

**Verbal Boundary Description**

A certain piece or parcel of ground on Wheeling Island, in the Seventh Ward (now the 4th Ward) of the City of Wheeling, in the County of Ohio and State of West Virginia. Said piece of ground fronts and winds on the east side of what is now known as South Front Street in

See continuation sheet

**Boundary Justification**

The nominated property constitutes the entirety of lot no.3 of Fink's Addition to the City of Wheeling.

See continuation sheet

**11. Form Prepared By**

name/title Harriette S. Hopkins, AICP date December 15, 1988

organization \_\_\_\_\_ telephone (304) 234-3701

street & number 1128 Eoff Street city or town Wheeling state West Virginia zip code 26003

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There is the grand front with its porch and entrance to the foyer, warm and welcoming. The house opens to the river with its windows - curved in the tower, wide bay in the dining room and bedroom above, and angled on the porch, affording views up and down the Ohio and across to downtown Wheeling. The house is respectful of its neighbors, not intruding but providing them with facades that are elegantly functional yet fanciful.

Harry C. Franzheim (1864-1915) and his six brothers were the first generation of German immigrant parents who settled in Wheeling in 1840. The family made, and is still making, a contribution to this city. Harry C. Franzheim was "long a prominent figure in the commercial, industrial and financial life of the city".<sup>3</sup> He was a partner in the G. Mendel and Company at 1124 Main Street. An advertisement in the 1896 Wheeling City Directory lists it as purveyors of "furniture, carpets, window shades, etc. (high class goods a specialty), also funeral directors."<sup>4</sup> In 1906, the funeral service business warranted the other partners, including G. Edward Mendel, separating away and the furniture company became the H. C. Franzheim Company. There is fine china in the possession of the family today marked with "H. C. Franzheim Co." Mr. Franzheim "was a citizen who had a keen sense of his civic responsibilities and endeavored at all times to measure up to them. He believed in Wheeling and its destiny and gave freely of his time and means for its advancement."<sup>5</sup> Harry C. Franzheim was a founder, president and ex officio director of the Wheeling Board of Trade, as well as a director of the National Bank of West Virginia, Security Trust Company, La Belle Iron Works and the Fort Henry Club. Upon his death, flags were flown at half mast on several public buildings in the city.<sup>6</sup> Fittingly, the funeral service for Henry Franzheim was held at the family residence on S. Front Street.

Jessie F. Franzheim (1857-1928) was the daughter of S. H. Woodward, one of the founders of the La Belle Iron Works and a prominent Wheeling citizen. She married Harry C. Franzheim in 1892. "Her greatest interest was in local charities, although the very quiet way in which she conducted her benevolences made them unknown to any but relatives and near friends. The Ohio Valley General Hospital and various charitable institutions of greater Wheeling benefited greatly from the generosity and sympathetic interest of Mrs. Franzheim. One of her gifts was

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that of the lot at Echo Point upon which was erected the St. John's chapel."<sup>7</sup> The Ohio Valley Medical Center and St. John's Episcopal Church remain today as testimony to Jessie Franzheim's philanthropy.

Edward Bates Franzheim (1866-1942) was "probably (one of) the most successful and best known architects in the state of West Virginia. He does all classes of architecture and has designed many of the most elaborate buildings in Wheeling."<sup>8</sup> His contribution to downtown and the Wheeling Historic District, was extensive:

Linsly Institute-First Capitol of West Virginia (addition)  
James Fitzsimmons Residence-Fort Henry Club (addition)  
English Lutheran Church (Franzheim, Giesey & Faris)  
City Bank Building (Franzheim, Giesey & Faris)  
Bank of Wheeling (Franzheim, Giesey & Faris) demolished  
The Board of Trade - Court Theater  
Alfred Egeter Building (Franzheim, Geisey & Faris)  
Rex Theatre  
Rogers Hotel  
YWCA (not in the Wheeling Historic District)  
Hazel-Atlas Company (not in the Wheeling Historic District)  
Lower Market House, Centre Market (listed individually on the National Register and within the Centre Market Square Historic District.

Though this list of commercial and institutional projects is extensive, and by no means complete, it was in his residential work that Edward Bates Franzheim best demonstrated his versatility and skills as an architect. Perhaps because he had many substantial clients, "enjoying a most liberal patronage,"<sup>9</sup> he designed many of the most elaborate residences of Wheeling. The Fulton House at Echo Point is a large rambling Shingle style house featuring many of the details found on the Harry C. and Jessie F. Franzheim House. His Italian Renaissance residences include Henry G. Stifel's "Shadow Knoll," the Behrens-Bippus house and the L. Woodward Franzheim house. The Schenk-Altenheim house, the Oglebay Mansion additions (listed individually on the National Register), and the W. P. Wilson house represent Colonial influence; the A. C. Stifel house for Spanish Colonial; and the A. C. Whitaker house for Queen Anne are but a very short list of Mr. Franzheim's extensive work.

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"His great ability and dedication to his profession are witnessed by the fact that, even today, well over a century after his birth, one can walk through this city and almost certainly recognize his works through their intrinsic beauty, design and detailing. It is possibly safe to say that nothing finer has ever been built here."<sup>10</sup>

1. Brooks Wigginton, "Wheeling Island," unpublished paper, pp. 9-10.
2. Wheeling City Directory for 1896 (Wheeling: W. L. Callen) p. 352.
3. The Wheeling Register (Wheeling) April 27, 1915.
4. Wheeling City Directory op. cit.
5. The Wheeling Register (Wheeling) April 28, 1915.
6. Ibid.
7. The Wheeling Register (Wheeling) February 6, 1928.
8. Gibson Lamb Cranmer, History of Wheeling City and Ohio County, West Virginia and Representative Citizens, 1776-1900 (Chicago: Chicago Biographical Publishing Co.) p. 331.
9. Ibid.
10. Brooks Wigginton, "Edward B. Franzheim" unpublished paper, p.7.

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said City, in Fink's Addition to the City of Wheeling, and has a sixty foot (60 ft.) frontage on the east line of said South Front Street and runs eastwardly from said front of the uniform width of sixty feet (60 ft.) throughout to the Ohio River at low water mark; it being the southern lot or the south one-half of the same ground conveyed to Thomas C. Wilson by Theodore Fink and wife by two separate deeds, one dated September 12, 1870 and recorded in the office of the Clerk of County Court of Ohio County in Deed Book No. 56, at page 399 - and the other dated the 21st day of March, 1874 and recorded in said clerk's office in Deed Book No. 64 at page 160 - and said piece of ground is numbered in said Fink's Addition to the City of Wheeling as Lot Numbered Three (Lot no. 3) of said addition, together with all the buildings and improvements thereon and appurtenances thereunto belonging. The property is more commonly known as 404 South Front Street.

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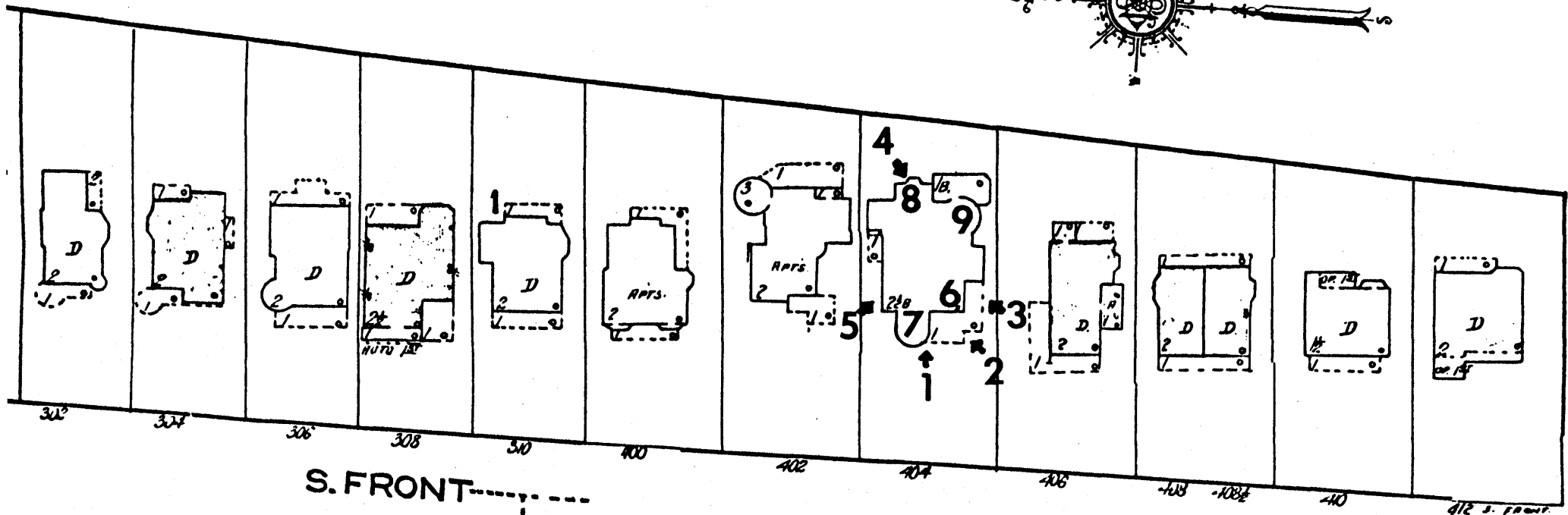
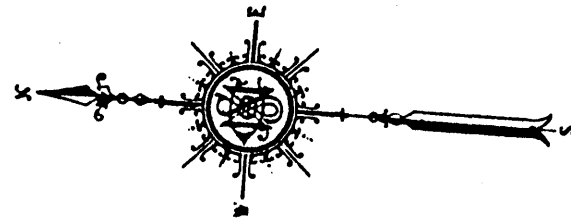
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1. Franzheim, Harry C. and Jessie F., House  
404 South Front Street
2. Wheeling, WV
3. Ben Schneider
4. January 11, 1989
5. Ben Schneider, 1125 Main Street, Wheeling, WV
- 6-7.
  1. West (Front) Elevation
  2. West (Front) and South Elevations
  3. South Elevation
  4. East (River) Elevation
  5. North Elevation
  6. Foyer
  7. Front Parlor
  8. Dining Room Mantel
  9. Rear Parlor Mantel

# Ohio River East Channel



S. FRONT

...R.W.P. 2

## KEY TO PHOTOS

Franzheim, Harry C. and Jessie F., House  
404 South Front Street  
Wheeling, West Virginia