

NPS Form 10-900
 (Rev. 8/86)
 Wisconsin Word Processor Format (1331D)
 (Approved 3/87)

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United State Department of the Interior
 National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
 REGISTRATION FORM

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 form (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. Use letter quality printer in 12 pitch, using an 85 space line and a 10 space left margin. Use only archival paper (20 pound, acid free paper with a 2% alkaline reserve).

1. Name of Property

historic name Prospect Hill Historic District

other names/site number N/A

2. Location

street & number various, see inventory N/A not for publication

city, town Janesville N/A vicinity

state Wisconsin code WI county Rock code 105 zip code 53545

3. Classification

Ownership of Property	Category of Property	No. of Resources within Property	
		contributing	noncontributing
<input checked="" type="checkbox"/> private	<input type="checkbox"/> building(s)		
<input type="checkbox"/> public-local	<input checked="" type="checkbox"/> district	<u>116</u>	<u>12</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site		<u> </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure		<u> </u> structures
	<input type="checkbox"/> object		<u> </u> objects
		<u>116</u>	<u>12</u> Total

Name of related multiple property listing:

N/A

116 12 Total
 No. of contributing resources
 previously listed in the
 National Register 1

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this x 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 x meets does not meet the National Register criteria. See continuation sheet.

[Signature]
Signature of certifying official

7/22/92
Date

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**

entered in the National Register.
 See continuation sheet

[Signature]

11/5/92

 determined eligible for the National Register. See continuation sheet

 determined not eligible for the National Register.

 removed from the National Register.

 other, (explain):

[Signature]
Signature of the Keeper

Date

6. Functions or Use

Historic Functions
(enter categories from instructions)

Current Functions
(enter categories from instructions)

DOMESTIC/single dwelling
DOMESTIC/multiple dwelling
RELIGION/religious facility
RELIGION/church school

DOMESTIC/single dwelling
DOMESTIC/multiple dwelling
RELIGION/religious facility
RELIGION/church school

7. Description

Architectural Classification

(enter categories from instructions)

Italianate

Queen Anne

Bungalow

Materials

(enter categories from instructions)

foundation Stone

walls Weatherboard

Brick

roof Asphalt

other Shingle

Describe present and historic physical appearance.

The Prospect Hill Historic District is a large residential neighborhood lying northeast of downtown Janesville, a medium-sized community in south-central Wisconsin. The district contains a large number of single-family homes interspersed with larger houses that have now been divided into apartments. One of these larger houses has been renovated and converted into law offices, and there is also a large church and church school in the district.

The district lies on a steeply-pitched rise east of the Rock River, which runs through the middle of Janesville's downtown. From a low point along North Parker Dr., at the western boundary of the district, the land rises steeply to the district's eastern boundary. The northern edge of the district rises from west to east, while the southern edge rises from south to north. This steep hill inhibited the growth of the district, making its development much later than neighborhoods on the west side of the Rock River, where the land is relatively flat.

The streets of the district are two lanes in width and allow two-way traffic with parking spaces on each side of the street. These streets are all improved with concrete curbs, gutters, and sidewalks. East Centerway is slightly wider than most of the streets in the district. It is a two-way street with no parking as it runs through the district.

The houses in the district, with some notable exceptions, sit on relatively small, urban lots with mature lawns, trees, and bushes. Setbacks are generally consistent throughout the district, again with some notable exceptions. These exceptions include the Carlos Brown house at 405-7 E. Centerway and the Hamilton & Caroline Richardson house at 429 Prospect Ave., both of which sit on unusually large lots. Also, the modern ranch houses in the 300 block of Pease Court have large back lots because they were built on the site of an old house that sat on a large, steeply-pitched, partially wooded lot that is difficult to build on.

There are only a few open spaces in the district, but Adams Park, a large open space on Caroline Street, is located just north of the district boundary. There are a few small vacant lots in the district and a large parking lot is attached to St. Mary's Church and School, but the lack of other significant open spaces makes the district a fairly dense residential neighborhood.

Because there are few non-contributing elements and few modern intrusions in the district, much of its historic appearance is still intact. Most of the buildings

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in the district are two-story frame houses. Most have a clapboard or brick veneer, and some have aluminum or vinyl siding. Most of the buildings exhibit some detailing derived from nineteenth and early twentieth century architectural styles.

Of the 129 buildings in the district, 66 (51%) represent historical architectural styles, 57 (44%) represent historic vernacular forms, and six (5%) are late twentieth century vernacular forms. Of the 66 buildings with historic styles of architecture, only seven are Italianate, one of the most popular styles of architecture elsewhere in Janesville. In contrast, 27 houses have the Queen Anne style, 14 are bungalows, eight are American Foursquares, and eight houses have period revival styles. These styles are typical of late nineteenth and early twentieth century residential architecture in Janesville.

The dates of construction for the buildings in the district reflect their architectural style. Of the 129 buildings in the district, only 25 (20%) were built prior to 1870. Between 1870 and 1900, 39 (30%) of the buildings were constructed; and between 1900 and 1930, 56 (43%) were built. Nine buildings (7%) were constructed between 1930 and the present.

Most of the buildings are in good condition, and only 12 buildings (10%) are non-contributing in the district. Eight of these buildings were constructed later than 1945. Only four historic buildings have been so neglected or remodeled that they have lost their historic character and are non-contributing. There are a few carriages houses and early twentieth century garages in this district. They have some historical interest, but are not significant and are not included in the building inventory, the building count, and the district map of this nomination.

There are several features that distinguish this historic district from neighboring areas. As a residential neighborhood with a large concentration of fine historic homes, the district is unlike the downtown and the light industrial area to the west and southwest of the district boundaries. These qualities also distinguish it from other residential areas to the north and east of the district where the houses have much later dates of construction, more modern intrusions, and where the scale and general appearance of the area changes from that of the district. A 1990 survey of the areas to the north and east of the district supports these generalizations.

All of the above factors explain and support the conclusion that the Prospect Hill Historic District is a cohesive historic neighborhood of late nineteenth and early twentieth century character; a neighborhood that is a distinct entity within the larger city of Janesville.

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DESCRIPTION OF SELECTED BUILDINGS IN THE DISTRICT

Italianate

William and Martha Lawrence House
424 N. Parker Dr.
1847 (1)

Built for a successful mid-nineteenth century businessman, the Lawrence House is one of the oldest in the district. It is a two-story frame building with a front gable form and simple Italianate details. Sitting on a rough limestone foundation, the house has a low-pitched gable roof, tall and narrow windows with simple cornice moldings, and an entry with a pair of wooden doors topped with a transom.

William Lawrence was born in Vermont in 1822 and came to Janesville in 1844. Along with several partners, Lawrence operated a large general-hardware store from 1845 to 1883. The business continued on well into the twentieth century under new owners. Lawrence was also an investor in a shoe factory, a knitting factory, another hardware store, a life insurance company, and was a director of the Janesville Machine Company, the parent company of the General Motors plant in Janesville. Lawrence was also a successful politician, serving as Town of Janesville clerk and treasurer, state representative and senator, one of the earliest mayors of Janesville, and president of the school board. He began his political career as a Whig and helped establish the Republican Party in Wisconsin. (2)

Samuel and Helen Judd House
219 Prospect Ave.
1865

This house was built for prominent physician Samuel S. Judd and was later the home for successful businessman John Thoroughgood. It is a fine two-story frame Italianate house with a low-pitched hip roof, wide overhanging eaves and a paneled frieze. There is a two-story octagonal tower on the west wall with the same details as the main block of the house. The windows are single-light double-hung sashes with wooden architrave trim. There is a one-story ell on the east wall with a bay window. The front porch has a flat roof, thin, square posts, and a spool and spindle balustrade. The house is currently being restored.

Dr. Samuel S. Judd was born in 1829 in Connecticut and was educated there. He studied medicine with his brother and another doctor in Ohio before graduating

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from medical school in 1857. After serving in the Civil War, he came to Janesville and set up a medical practice. In the nineteenth century, physicians practiced various types of medicine, and Dr. Judd was an eclectic physician, serving as president of the National Eclectic Medical Society. (3)

After Dr. Judd's death in 1887, Helen Judd lived on in the house until it was purchased by John and Annie Thoroughgood in 1893. Thoroughgood was a native of England, and came with his family to Janesville in 1865. In 1877, he became a partner with F. G. Stevens and they purchased the Fred Morse Company, a maker of cigar boxes and other related products. Stevens left the firm in 1883 and Fenner Kimball entered the firm that was then known as Thoroughgood & Company. The company operated at the height of the tobacco trade in Janesville, and in 1889, the company employed 50 workers manufacturing a variety of tobacco related goods. (4)

Hamilton and Caroline Richardson House
429 Prospect Ave.
1871

Hamilton Richardson was one of the most successful nineteenth century businessmen in Janesville. The house he had built for him and his family in 1871 was befitting his status in the community. Sitting on a large and gracious lot, this Italianate mansion is built of cream brick and sits on a cut stone foundation. The two-story building has a low-pitched combination hip and gable roof and there are large two-story gable-roofed ells on the south and west walls. The large overhanging eaves cover a simple wooden frieze decorated with a rope molding. At the gable-roofed projections, the eaves form broken pediments.

The large, two-over-two light, double-hung windows have brick surrounds that feature stepped brick segmental arches decorated with keystones. Oculus windows with brick surrounds and stone tabs decorate the gable ends in the gable-roofed ells. There are also one-story brick polygonal bays on the south and west walls that have windows that are decorated like the windows of the main block.

An elaborate screened porch covers the front ell of the house and it features a low-pitched hip roof, arched openings, thin Italianate posts, brackets, and other wooden trim. The elaborately carved wooden entrance hood that covers the front entrance has arched supports, pendants, and a sawtooth molding. The massive paired entry doors have oval, round, and teardrop-shaped panels and they are decorated with an elaborately carved wooden surround.

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Hamilton Richardson came from New York state to Milwaukee in 1842 and worked as a bookkeeper there. In 1844 he opened a hardware store in Racine, but sold it in 1846, when he came to Janesville. In 1850 he and a partner built the Excelsior Mills (later the Hodson Mills) in Janesville, but it burned and later flooded, and was a failure. This failure moved Richardson to try his luck in California, and he had some success in the shipping business there. (5)

In 1856, he returned to Janesville at a time when the city was booming. He made successful real estate and industrial investments and built several downtown commercial blocks. He built a house in the Old Fourth Ward (Old Fourth Ward Historic District, NRHP, 1990), close to downtown. But, like many of his prominent contemporaries, he later moved across the Rock River and built this much larger house in a more fashionable neighborhood. (6)

Richardson was active in politics and in 1864, he became a representative in the state assembly. He served on the county board of supervisors, and in 1876 was elected a state senator, serving four terms. His major contribution in state government was the improvement of state charitable and penal institutions. He also served as Janesville's postmaster. Richardson died in 1906, but his wife lived on in this house until 1913. The Richardson's son and daughter-in-law, Marshall and Jeannette, lived here until 1934. The house was then subdivided into apartments (at one time there were four apartments). The most recent owners have restored and are successfully preserving this historic house. (7)

John and Susan Watson Duplex
102-4 N. Atwood Ave.
1876

This unusual Italianate duplex was built by local builder John Watson for his family and the family of his daughter. It is a two-story cream brick building with a very low-pitched hip roof, wide overhanging eaves, and a plain wooden frieze. There are two, two-story bays projecting from the front wall of the building. The building's tall, narrow windows have segmental arches. The two matching entries each feature double wooden doors that are each topped with a large round-arched transom. These entrances are covered by a hipped roof entrance porch that is supported by thin square posts.

John Watson was a prominent contractor and bridge builder. He came to Janesville from England in 1855. As a young man in England, he had worked for the railroad constructing bridges. In this country, he worked for the Chicago and Northwestern

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railroad laying track and building bridges. He went to California to pursue gold prospecting, but was unsuccessful in this venture. After he came to Janesville, he established a hotel, but soon began constructing bridges for the Milwaukee & St. Paul Railroad. He also began a construction business in Janesville. (8)

Watson built numerous bridges for the railroad and also built bridges for many towns and cities in the state. He was also expert at tunnel construction and assisted the city of Janesville in maintaining its mill race and flood control along the Rock River. In 1886, Watson's son-in-law, Orion Sutherland, purchased this building and Sutherland lived here until around 1915. Sutherland was a successful book and office supply merchant and had a noted career in local politics. (9)

Henry and Mary Rogers House
402 Prospect Ave.
1882

Henry Rogers was a partner in a long-lived paint store in Janesville. Rogers came to Beloit in 1855 and he apprenticed as a painter. He pursued this trade in Memphis, Tennessee, but when the Civil War broke out, he did not wish to serve in the Confederate cause, so he returned to Beloit. In 1862 he came to Janesville and worked for the Rogers and Hutchinson paint store, a business that operated until the twentieth century. He and his wife, Mary, lived in this house until 1925. (10)

The house is a two-story cream brick Italianate building with a low-pitched intersecting gable roof; wide, overhanging eaves; and tall windows decorated with both stone and brick segmental arched surrounds. The front entrance porch is supported by thin, square posts. The rear ell porch is of later construction and features turned posts, brackets, and a spool-and-spindle frieze.

Gothic Revival

Charles Nowlan House
303 Cornelia St.
1870

This frame, one-and-one-half story, clapboard-clad Gothic Revival-influenced house has a steeply-pitched multi-gable roofline decorated with finials. There are numerous pairs of tall, round-arched windows on the upper story that are decorated with wooden arches and surrounds. The first story windows are tall, narrow multi-pane sashes topped with wooden label moldings and surrounds. The glass and wood

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front door is covered with a wood and glass storm door. The roof of the simple wood front porch is supported by a single post. The rear ell porch has a plain post, plain balustrade, and delicate brackets. There is also a nineteenth century carriage house on the property.

High Victorian Gothic

St. Mary's Catholic Church
317 E. Wall St.
1901

This High Victorian Gothic church is the centerpiece of the district. Designed using traditional Gothic elements by progressive local architect, Frank Kemp, the church is a tall red brick structure with two tall steeples. The building sits on a cut limestone foundation. Numerous stepped buttresses, brick corbelling, and gothic arches decorate the walls of the building. Windows are tall, filled with stained glass, and are accented with gothic arches having keystones. A large, gothic-arched stained glass window accents the main elevation.

Two steeples of different heights rise from each corner of the main elevation of the building, and they are accented with buttresses, brick corbelling, and gothic-arched openings. They are topped with multiple steeply-pitched gablets and tall pavilion roofs. The southeast corner tower is taller and contains a belfry that features gothic-arched louvered openings.

In 1876, the congregation at St. Patrick's Catholic Church in Janesville was outgrowing its quarters. Some of the members formed St. Mary's congregation and they built a church at this location in that year. By 1900, the old building was too small, so the congregation hired local architect Frank Kemp to draw up plans for a new building. In 1901, the cornerstone for this building was laid on the site of the old church (which had been moved, then later demolished) and the new St Mary's church was dedicated in 1902. (11)

St. Mary's is being nominated as an exception to the criteria as a religious property deriving its primary significance from its architectural qualities. The church is architecturally significant as an excellent example of High Victorian Gothic design.

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Queen Anne

Carlos Brown House
405-7 E. Centerway
1855, remodeled, c. 1900

The Carlos Brown house was originally constructed as a gabled ell form building with details that suggested the Gothic Revival style. It was altered around 1900 with Queen Anne details. The two-story frame house is covered with clapboards on the first story and square and scalloped shingles on the second story. A two-story square tower projects from the intersection of the main block and the ell. The front elevation gable peak is decorated with bargeboards that are themselves decorated with cusps. A one-story bay projects from the main block. A spool-and-spindle porch with turned posts covers the main entrance and an ell entrance. The tower, bay, and porches are probably the later alterations to the house. There is also a small carriage house on the property.

Oscar and Jennie Nowlan House
309 Cornelia St.
1893

In 1893, local builder Oscar Nowlan built this Queen Anne style house, which replaced an older house on this lot. The two-story frame house has a tall attic story under a hip roof that is punctuated with large gable-roofed dormers and a corner tower. Under the roof eaves there are modillions and large brackets decorate the gable-roofed ell on the south wall. Windows are tall single-light double-hung sashes of various sizes. The building has aluminum siding and a tall, cut stone foundation. The front entrance porch has a gable roof supported by plain posts. This porch covers the main entrance, which consists of two wood paneled and glass doors. A second porch off the north wall features turned posts, a plain balustrade, and a shed roof decorated with modillions.

Oscar Nowlan and his wife lived in this house until around 1913. Nowlan's widow, Jennie, continued to live here until around 1927. Around 1940, the building was converted to a duplex. Oscar Nowlan was a native of New York state and came to Rock County in 1864. He attended Milton Academy (Milton College) for a while and came to Janesville in 1866, where he began his building career. He specialized in commercial and institutional buildings such as the old Second Ward School in Janesville and the courthouses in Fond du Lac and Jackson counties. (12)

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Edwin C. Johnson House
217 Cornelia St.
1893

This fine Queen Anne house was built for hardware merchant Edwin Johnson, who lived there only briefly. It was then the home of Rev. George Dunbar until 1903, followed by Gertrude and Mary Warren. (13)

The two-story Johnson house has a hipped roof and several gable-roofed projections. There is a square oriel with a pavilion roof at the northeast corner of the house. The frieze is decorated with small brackets and there is a similar decoration on the veranda roof. The irregular windows are mostly single-light double-hung sashes. The veranda has a hipped roof with large gablet marking the entrance, a semi-circular southern terminus, and it is supported by turned posts and decorated with a replicated spool-and-spindle balustrade. The other entrance porches are identical in detail to the veranda. The front entry consists of two wood paneled doors.

William H. Palmer House
25 N. Atwood Ave.
1893

This house was built for Dr. William H. Palmer, who was the physician son of noted Janesville resident, Dr. Henry Palmer. Dr. William H. Palmer and his family lived here until 1910. This house has recently been converted into law offices. (14)

The two-and-one-half story Queen Anne style Palmer house has a complex multi-gable roofline with several gable-roofed projections, and a large bell-roofed circular turret at the northeast corner of the building. The house is sided with very narrow clapboards and the gables are shingled. Some additional decorative woodwork is found in the front gable ends. The irregularly-sized windows are mostly single-light double-hung sashes. There is a Palladian window on the front facade. The wide overhanging roof eaves are decorated with a frieze and occasional brackets. A large veranda curves around the northeastern corner of the house. It has a hipped roof, classically decorated gable peaks, Tuscan columns, a plain balustrade, and a denticulated frieze.

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Frank and Margaret Strickler House
21 N. Atwood Ave.
1894

While Frank Strickler lived in this house he was an executive of the Janesville Hay Tool Company, which later became the Strickler Hay Tool Company. He and his wife, Margaret, lived here until 1925. (15)

The Queen Anne style Strickler house is two and one-half stories high with a multi-gable roof. A tent-roofed dormer projects from the front slope of the main roof. The house is sided with clapboards and there are shingles in the gables and the dormer. A plain frieze sits under the shallow eaves. Windows are mostly single-light double-hung sashes and are of various sizes. A large classical veranda wraps around the southeast corner of the house. It has a hip roof with a gablet, Tuscan columns, and a plain balustrade.

James Burns Rental House
305 Eisenhower Ave.
1894

Frank Kemp House
301 Eisenhower
1894

Local architect Frank Kemp probably designed both of these houses, and he lived in 305 Eisenhower briefly before selling it. (16) The Burns rental house is a two-and-one-half story Queen Anne style house with a combination hip and gable roof, clapboard siding and decorative shingling in the gables. Windows are largely single-pane double-hung sash, and the attic story openings are recessed and have curved wall surfaces. The second story of the main wall features a recessed, arched balcony. The modern front porch consists of a shed roof and plain posts.

The one-and-one-half story Kemp house has a steeply-pitched gable roof that extends down to form the front porch roof. The tall side gables are clad with sawtooth shingles. A gable-roofed dormer projects from the front of the roof. It is covered with sawtooth shingles and there is a large arched opening that features of two sash windows, a semi-circular arched transom, and several arches of sawtooth shingles.

Alex and Mary MacGregor House
31 N. Wisconsin St.
1910

This two-and-one-half story late Queen Anne house has a hip and gable roof with several gable-roofed projections. The wide eaves are decorated with a denticulated

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frieze and modillions. The house is sided with clapboards and the irregularly-shaped windows are decorated with cornice lintels. A two-story veranda curves around the southeast corner of the house. It features a large gablet that is decorated with an elaborate cut-out tympanum. The veranda is supported by turned posts and has a simple balustrade on both stories.

American Foursquare

George & Maude Homsey House
320 Cornelia St.
1920

Alvah & Lulu Lloyd House
405 Eisenhower Ave.
1914

There are a number of American Foursquare houses in this district. These examples are representative of the style. The Homsey house is a red brick building with a hipped roof, hipped-roof dormers, wide overhanging eaves, a variety of single-light double-hung sash windows, and a front porch with heavy brick piers that support a low-pitched hipped roof with wide eaves.

The Lloyd house has similar details such as a hipped roof, hipped roof dormers, single-light double-hung sash windows, and a full-width, hipped-roof front porch. The Lloyd house has clapboard siding, and the porch posts are wooden and sit on rusticated concrete block piers. The Homsey house has its entrance at the side of the front wall, while the Lloyd house has its entrance in the middle of the front wall. Both houses have strong horizontal features that suggest the Prairie style, a feature seen on many American Foursquare houses in Janesville.

Bungalow

Harry and Augusta Sheldon House
601 E. Centerway
1916

George and Mary Esser House
323 Pease Ct.
1920

These houses are representative of the Bungalow style houses in this district. The one-and-one-half story Sheldon house has a steeply-pitched gable roof with wide overhanging eaves supported by knee-brace brackets. Paired gable-roofed dormers with multi-light sash windows and brackets project from the front of the roof. The first story is covered with very narrow clapboards, and the second story gable ends and dormers are shingled. The front porch has red brick piers and a brick balustrade. A tapered red brick chimney projects from the west wall of the building. Windows are largely multi-light double-hung sashes of various sizes.

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The one-and-one-half story Esser house has a steeply-pitched side gabled roof that has wide overhanging eaves supported by knee-brace brackets. A gable-roofed dormer with four small sash windows projects from the roof. It is also decorated with knee-brace brackets. The house is clad with very narrow clapboards. A red brick chimney is placed on a side elevation. Windows are double-hung sash with vertical muntins in the upper light and a single lower light.

Period Revival

St. Mary's Catholic School
317B E. Wall St.
1928

This Collegiate Gothic style school building is still operated as an elementary school today. It is a two-story red brick building with a first floor veneer of rock-face cut limestone and smooth-finished decorative limestone trim. The cut-out southeast corner of the building is filled with a two-story gable-roofed ell and a two-story flat-roofed square plan ell. The gable-roofed ell is surmounted by a stone cross and its main elevation features a two-story polygonal bay. The massive square corner tower features corner buttresses, large round-arched window openings, and a parapet that is accented with stone finials suggestive of machicolations. The main entrance of the school is in the exposed basement story of this tower and it consists of two pairs of wood and glass doors recessed behind a Tudor arch. A similar treatment decorates the smaller entrance at the southeast corner of the front facade. Other windows in the building are large groups of flat-arched, multi-pane units.

Gagan House
211 Cornelia St.
1928

This one-and-one-half story Tudor Revival house is an interesting interpretation of the style. The house has a raised foundation and a complex jerkinhead and gable roof. The house is primarily constructed of brown brick with accents of faux half-timbering in the front gable peak. Rock-faced limestone covers the porch and enframes the basement-level garage. The main entrance is sheltered by this porch, which features arched openings. Windows are multi-light casements.

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205 Cornelia St.
1928

This two-story Georgian Revival house is sided with brown and tan bricks. It features a central first story entrance with a pedimented wooden surround. The surround is decorated with modillions, pilasters, a transom, and a broken pediment. Upper story windows are six-over-six light double-hung sashes. First story windows on the front facade are ten-light paired casements. A one-story sun room projects off the south wall.

Kentmore Flats
416-18 N. Parker Dr.
1906

This four-flat apartment building has some details derived from the Classical Revival style. It is a two-story building with tan brick side and back walls and a rock-faced concrete block front wall. The front wall has a large pressed metal cornice decorated with dentils and has two, two-story bays clad with pressed metal that flank the four-door, centrally placed, entrance. The entrance is covered by a flat-roofed porch supported by rock-faced concrete block piers. A pressed metal-sided one-story bay projects off the south wall. Originally a four-flat building, the Kentmore Flats has been subdivided into eight units and a basement apartment.

Vernacular Forms

Gabled Ell

445 Cornelia St.
c.1860

433 Cornelia St.
c.1870

The most common vernacular form seen in this district is the gabled ell form, and is represented by these two examples. The one-story gabled ell house at 445 Cornelia St. has a low-pitched gable roof, clapboard siding, regularly-paced single-light double-hung sash windows, and a simple ell porch supported by square posts. The two-story gabled ell house at 433 Cornelia St. has a low-pitched gable roof, clapboard siding, regularly placed two-over-two-light double-hung sashes decorated with simple cornice lintels, and an enclosed ell porch.

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Side Gable

312 E. Wall St.
c.1895

319 Pease Ct.
1920

Another common vernacular form seen in this district is the side gable form and it is represented by these two buildings. The small one-story side gable house at 312 E. Wall St. has a moderately pitched gable roof, clapboard siding, six-over-six-light double-hung sashes, and an entrance porch with a steeply-pitched roof, shingled gablet, a spool-and-spindle frieze, brackets, and turned posts. The two-story side gable house at 319 Pease Ct. has a steeply-pitched gable roof with returned eaves, asbestos shingle siding, a rock-faced concrete foundation, and an enclosed front porch. The windows are either single-pane double-hung sashes or sashes with vertical muntins in the upper light and a single-pane lower light.

Notes to Section 7:

- (1) References for dates of construction given in Section 7 are footnoted in the building inventory below.
- (2) Portrait and Biographical Album of Rock County, Wisconsin, Chicago: Acme Publishing Company, 1889, p. 285-286.
- (3) Ibid., pp. 316-317.
- (4) Ibid., p. 676.
- (5) William Fiske Brown, Rock County Wisconsin, Chicago: C. F. Cooper & Co., 1908, pp. 919-921.
- (6) Ibid.
- (7) Ibid., pp. 921-923; City Directories for Janesville and/or Rock County, on file at the Janesville Public Library, Janesville, Wisconsin.
- (8) Portrait and Biographical Album, pp. 650-651.
- (9) Ibid., pp. 691-692.
- (10) Ibid., p. 647.
- (11) Brown, pp. 289-290.
- (12) Portrait and Biographical Album, p. 418.
- (13) Tax Rolls for the City of Janesville, on file at the Rock County Historical Society, Janesville, Wisconsin; City Directories.
- (14) Ibid.
- (15) Ibid.
- (16) Ibid.

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BUILDING INVENTORY

<u>Address</u>	<u>Name</u>	<u>Style</u>	<u>Const. Date</u>	<u>Status</u>
11 N. Atwood Ave.	George & Ethel Sennett House	Cross Gable	1920 (1)	C*
15 N. Atwood Ave.	Wm. H. Blair House	Queen Anne	1891 (2)	C
18-20 N. Atwood Ave.	Daniel Leary House	Prairie	1914 (3)	C
21 N. Atwood Ave.	Frank & Margaret Strickler House	Queen Anne	1894 (4)	C
24 N. Atwood Ave.	Residence	Queen Anne	1904 (5)	C
25 N. Atwood Ave.	Wm. H. Palmer House	Queen Anne	1893 (6)	C
28 N. Atwood Ave.	Adelia Murdock House	Queen Anne	1888 (7)	C
102-4 N. Atwood Ave.	John & Susan Watson Duplex	Italianate	1876 (8)	C
108 N. Atwood Ave.	Residence	Ranch	1957	NC**
109 N. Atwood Ave.	Residence	Two Story Cube	c.1910 (10)	C
114 N. Atwood Ave.	Residence	Bungalow	1928 (11)	C
317 Caroline St.	Residence	Side Gable	1920 (12)	C
318 Caroline St.	Richard Hart House	Cross Gable	c.1895 (13)	C
319-21 Caroline St.	Duplex	Amer. Foursquare	1918 (14)	C
324 Caroline St.	Thomas Smith House	Gabled Ell	1856 (15)	C
325 Caroline St.	Residence	Amer. Foursquare	c.1910 (16)	C
410 Caroline St.	Residence	Front Gable	c.1870 (17)	C
418 Caroline St.	Residence	Side Gable	1858 (18)	C
214 E. Centerway	Residence	Side Gable	1930 (19)	NC
215 E. Centerway	Engebretson House	Gabled Ell	c.1880 (20)	C
218 E. Centerway	Wm.&Hattie Luebke Hse.	Bungalow	1928 (21)	C
219 E. Centerway	James & Elizabeth Valentine House	Front Gable	1852 (22)	C
220 E. Centerway	Wm. & Ella Farmer Hse.	Front Gable	c.1890 (23)	C
222 E. Centerway	Residence	Bungalow	c.1910 (24)	C
224 E. Centerway	Robert & Caroline Morris House	Front Gable	c.1905 (25)	C
303 E. Centerway	John & Kathryn Peters House	Queen Anne	c.1860, re- modeled 1884 (26)	C
304 E. Centerway	Hiram & Louise Merrill House	Queen Anne	1884 (27)	C

*C=contributing; **NC=non-contributing

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<u>Address</u>	<u>Name</u>	<u>Style</u>	<u>Const. Date</u>	<u>Status</u>
310 E. Centerway	Errol & Bertha Winter House	Bungalow	1920 (28)	C
311 E. Centerway	Wm.&Mary Barriage Hse.	Amer. Foursquare	1916 (29)	C
316 E. Centerway	James & Lela Payne Hse.	Bungalow	1928 (30)	C
321 E. Centerway	Otto & Emma Schoenrock House	Bungalow	1920 (31)	C
326-8 E. Centerway	Duplex	Queen Anne	1906 (32)	C
402 E. Centerway	Leslie & Inez Barker House	Queen Anne	1906 (33)	C
405-7 E. Centerway	Carlos Brown House	Gabled Ell	1855, re- modeled c.1900 (34)	C
408 E. Centerway	Residence	Side Gable	c.1860 (35)	C
417 E. Centerway	Duplex	Queen Anne	c.1910 (36)	C
418 E. Centerway	Lasher House	Front Gable	1869 (37)	C
420 E. Centerway	Wenzel & Mary Nickel House	Bungalow	1920 (38)	C
421 E. Centerway	Spencer Phelps House	Queen Anne	1881 (39)	C
424 E. Centerway	Residence	Gabled Ell	c.1860 (40)	C
428 E. Centerway	Frank Wood House	Queen Anne	1889 (41)	C
429 E. Centerway	Residence	Gabled Ell	c.1890 (42)	C
432 E. Centerway	Charles & Signa Jones House	Side Gable	1937 (43)	C
435 E. Centerway	Leonard & Cora Jerg House	Queen Anne	c.1900 (44)	C
503 E. Centerway	Stoakley & Sarah Hutchinson House	Gabled Ell	1867 (45)	C
509 E. Centerway	Residence	Cross Gable	c.1900 (46)	C
510 E. Centerway	Residence	Side Gable	1920 (47)	C
515 E. Centerway	Residence	Front Gable	1920 (48)	C
601 E. Centerway	Harry & Augusta Sheldon House	Bungalow	1916 (49)	C
609 E. Centerway	Residence	Cross Gable	c.1890 (50)	C
612 E. Centerway	Residence	Front Gable	c.1890 (51)	C
615 E. Centerway	Residence	Bungalow	c.1912 (52)	C
205 Cornelia St.	Residence	Georgian Reviv.	c.1928 (53)	C
211 Cornelia St.	Gagan House	Tudor Revival	1928 (54)	C
217 Cornelia St.	E. C. Johnson House	Queen Anne	1893 (55)	C
303 Cornelia St.	Charles Nowlan House	Gothic Revival	1870 (56)	C

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<u>Address</u>	<u>Name</u>	<u>Style</u>	<u>Const. Date</u>	<u>Status</u>
309 Cornelia St.	Oscar and Jennie Nowlan House	Queen Anne	1893 (57)	C
316 Cornelia St.	Residence	Ranch	1953 (58)	NC
317 Cornelia St.	Royal Wood House	Two-Story Cube	c.1870 (59)	NC
320 Cornelia St.	George & Maude Homsey House	Amer. Foursquare	1920 (60)	C
321 Cornelia St.	Residence	Gabled Ell	c.1860 (61)	C
403 Cornelia St.	H. N. Bush House	Italianate	1863 (62)	C
409 Cornelia St.	E. M. Toland House	Cross Gable	1866 (63)	C
417 Cornelia St.	Residence	Front Gable	c.1865 (64)	NC
423 Cornelia St.	A. Orup House	Front Gable	1855 (65)	C
301 Eisenhower Ave.	James & Mary Burns Hse.	Queen Anne	1894 (66)	C
305 Eisenhower Ave.	Frank Kemp House	Queen Anne	1894 (67)	C
405 Eisenhower Ave.	Alvah & Lulu Lloyd Hse	Amer. Foursquare	1914 (68)	C
411 Harding St.	Residence	Gabled Ell	c.1895 (69)	C
417 Harding St.	Residence	Cross Gable	c.1893 (70)	C
421 Harding St.	Residence	Cross Gable	c.1893 (71)	C
425 Harding St.	Henry & Anna Schoeberle House	Bungalow	1922 (72)	C
321 E. Milwaukee St.	Otto Kneipp House	Italianate	c.1860 (73)	C
403 E. Milwaukee St.	Residence	Queen Anne	c.1895 (74)	C
202 N. Parker Dr.	Residence	Gabled Ell	c.1860 (75)	C
214 N. Parker Dr.	Michael & Sarah Ott House	Gabled Ell	1863 (76)	C
220 N. Parker Dr.	Alonzo & Elizabeth Cutts House	Front Gable	1863 (77)	C
416-18 N. Parker Dr.	Kentmore Flats	Classical Reviv.	1906 (78)	C
424 N. Parker Dr.	William & Martha Lawrence House	Front Gable	1847 (79)	C
208 Pease Court	Residence	Front Gable	c.1865; c.1914 (80)	C
214 Pease Court	Residence	Queen Anne	c.1893 (81)	C
218 Pease Court	Residence	Queen Anne	c.1893 (82)	C
219 Pease Court	Paul Werth House	Queen Anne	1902 (83)	C
224 Pease Court	Robert & Lucille Wiggington House	Tudor Revival	1908 (84)	C
225 Pease Court	Residence	Bungalow	1916 (85)	C
300 Pease Court	Residence	Ranch	1953 (86)	NC

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<u>Address</u>	<u>Name</u>	<u>Style</u>	<u>Const. Date</u>	<u>Status</u>
301 Pease Court	Residence	Bungalow	1918 (87)	C
307 Pease Court	Charles & Clara Bier House	American Foursquare	1924 (88)	C
312 Pease Court	Residence	Front Gable	1953 (89)	NC
313 Pease Court	Residence	Gabled Ell	c.1870; c.1920 (90)	C
318 Pease Court	Residence	One Story Cube	c.1945 (91)	NC
319 Pease Court	Residence	Side Gable	1920 (92)	C
321 Pease Court	George and Mary Esser House	Bungalow	1920 (93)	C
323 Pease Court	Thomas & Winifred Abbott House	Bungalow	1920 (95)	C
324 Pease Court	Robert & Rosemary Hanan House	Ranch	1968 (94)	NC
403 Pease Court	Residence	Cross Gable	c.1875; c.1928 (96)	C
209 Prospect	Residence	Cross Gable	1904 (97)	C
219 Prospect Ave.	Samuel and Helen Judd House	Italianate	1865 (98)	C
307 Prospect Ave.	Residence	Ranch	c.1955 (99)	NC
402 Prospect Ave.	Henry & Mary Rogers Hse	Italianate	1882 (100)	C
408 Prospect Ave.	Residence	Cross Gable	c.1885 (101)	C
414 Prospect Ave.	Residence	Two Story Cube	c.1870 (102)	C
420 Prospect Ave.	Herman & Dorothy Buchholz House	Front Gable	1871 (103)	C
429 Prospect Ave.	Hamilton & Caroline Richardson House	Italianate	1871 (104)	C
502-4 Prospect Ave.	John Schicker House	Gabled Ell	1862 (105)	C
508 Prospect Ave.	Reichow House	Queen Anne	1891 (106)	C
514 Prospect Ave.	John Watson Rental	Gabled Ell	1858 (107)	C
602 Prospect Ave.	Elmira Glidden House	Gabled Ell	c.1900 (108)	C
603-5 Prospect Ave.	Halvor Skavlem House	Side Gable	c.1900 (109)	C
609-11 Prospect Ave.	Frank & Clara Hinterschied	Amer. Foursquare	1908 (110)	C
617 Prospect Ave.	Residence	Two-Story Cube	c.1895 (111)	C
621 Prospect Ave.	Horace McElroy House	Queen Anne	c.1902 (112)	C
304 Wall St.	E. B. Connors House	Cross Gable	c.1900 (113)	C
308 Wall St.	Patrick Connors House	Cross Gable	1883 (114)	C

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<u>Address</u>	<u>Name</u>	<u>Style</u>	<u>Const. Date</u>	<u>Status</u>
312 E. Wall St.	Residence	Side Gable	c.1895 (115)	C
317A E. Wall St.	St. Mary's Catholic Ch.	High Victorian Gothic	1901 (116)	C
317B E. Wall St.	St. Mary's School	Collegiate Goth.	1928 (117)	C
317C E. Wall St.	St. Mary's Parsonage	Amer. Foursquare	c.1915 (118)	C
403 E. Wall St.	George Airis House	Queen Anne	1887 (119)	C
409 E. Wall St.	Wm. & Louise Smith Hse.	Two Story Cube	c.1880 (120)	C
410 E. Wall St.	Paul Colvin House	Queen Anne	1906 (121)	C
419-21 E. Wall St.	Residence	Cross Gable	c.1880 (122)	NC
15 N. Wisconsin St.	Residence	Queen Anne	1910 (123)	C
18-20 N. Wisconsin St.	Apartment Building	Two Story Cube	c.1945 (124)	NC
21 N. Wisconsin St.	Wm. & Mabel Menzies Hse.	Queen Anne	1910 (125)	C
26 N. Wisconsin St.	Valentine & Nelle Weber House	Colonial Reviv.	1910 (126)	C
31 N. Wisconsin St.	Alex. & Mary MacGregor House	Colonial Reviv.	1909 (127)	C
32 N. Wisconsin St.	Russell Colvin House	Colonial Reviv.	1910 (128)	C
209 Milton Ave.	Allen Bates House	Italianate	c.1858 (129)	C

Notes to Building Inventory:

(1) City Directories for Janesville and/or Rock County, Wisconsin, on file at the Janesville Public Library, Janesville, Wisconsin; Sanborn-Perris Fire Insurance Maps, and plat maps for the City of Janesville, on file in the Archives of the State Historical Society of Wisconsin, Madison, Wisconsin;

(2) Tax Rolls for the City of Janesville, on file at the Rock County Historical Society, Janesville, Wisconsin.

(3) Maps, City Directories.

(4) Tax Rolls.

(5) Maps, City Directories.

(6) Tax Rolls.

(7) Ibid.

(8) Ibid.

(9) City Directories.

(10) Field observation.

(11) Maps, City Directories.

(12) Ibid.

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- (13) City Directories, field observation.
- (14) Maps, City Directories.
- (15) Tax Rolls.
- (16) Field Observation.
- (17) Ibid.
- (18) Tax Rolls.
- (19) Maps, City Directories.
- (20) City Directories, field observation.
- (21) Maps, City Directories.
- (22) Tax Rolls.
- (23) City Directories, field observation.
- (24) Maps, City Directories.
- (25) Ibid.
- (26) Field observation, tax rolls.
- (27) Tax Rolls.
- (28) Maps, City Directories.
- (29) Ibid.
- (30) Ibid.
- (31) Ibid.
- (32) Ibid.
- (33) Ibid.
- (34) Tax Rolls, field observation.
- (35) Field observation.
- (36) Maps, City Directories.
- (37) Tax Rolls.
- (38) Maps, City Directories.
- (39) Tax Rolls.
- (40) Field observation.
- (41) Tax Rolls.
- (42) Maps, field observation.
- (43) Maps, City Directories.
- (44) Ibid.
- (45) Tax Rolls.
- (46) Maps, City Directories, field observation.
- (47) Maps, City Directories.
- (48) Ibid.
- (49) Ibid.
- (50) Maps, field observation.
- (51) Ibid.
- (52) Ibid.

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- (53) Maps, City Directories.
- (54) Ibid.
- (55) Tax Rolls.
- (56) Ibid.
- (57) Ibid.
- (58) City Directories.
- (59) Maps, City Directories.
- (60) Ibid.
- (61) Maps, field observation.
- (62) Tax Rolls.
- (63) Ibid.
- (64) Maps, field observation.
- (65) Tax Rolls.
- (66) Ibid.
- (67) Ibid.
- (68) Maps, City Directories.
- (69) Maps, field observation.
- (70) Ibid.
- (71) Ibid.
- (72) Maps, City Directories.
- (73) Field observation.
- (74) Ibid.
- (75) Maps, field observation.
- (76) Tax Rolls.
- (77) Ibid.
- (78) Maps, City Directories.
- (79) Tax Rolls; Butterfield, C. W., Portrait and Biographical Album of Rock County, Wisconsin, Chicago: Acme Publishing Company, 1889, p. 285.
- (80) City directories indicate that there was no house on this lot until 1914; but its appearance is mid-nineteenth century. Since many houses were moved in Janesville, this house was probably moved and remodeled on this lot around 1914.
- (81) Maps, field observation.
- (82) Ibid.
- (83) Maps, City Directories.
- (84) Ibid.
- (85) Ibid.
- (86) City Directories.
- (87) Maps, City Directories.
- (88) Ibid.
- (89) City Directories.

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(90) City directories indicate that there was no house on this lot until 1920, but its appearance dates to the mid-nineteenth century. It was probably moved to this location around 1920.

(91) Maps, field observation.

(92) Maps, City Directories.

(93) Ibid.

(94) The 1968 Janesville City Directory has a notation at this address that this house was under construction at that time.

(95) Maps, City Directories.

(96) City directories indicate that there was no house on this lot until 1928, but its appearance dates to the nineteenth century. It was probably moved to this location around 1928.

(97) Maps, City Directories.

(98) Tax Rolls.

(99) Field observation.

(100) Tax Rolls.

(101) Maps, field observation.

(102) Ibid.

(103) Tax Rolls.

(104) Ibid.

(105) Ibid.

(106) Ibid.

(107) Ibid.

(108) Maps, City Directories.

(109) Ibid.

(110) Ibid.

(111) Maps, field observation.

(112) Maps, City Directories.

(113) Tax Rolls.

(114) Ibid.

(115) Maps, field observation.

(116) Datestone.

(117) St. Mary's School administration.

(118) Field observation.

(119) Tax Rolls.

(120) Maps, City Directories.

(121) Ibid.

(122) Field observation.

(123) Maps, City Directories.

(124) Ibid.

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- (125) Ibid.
- (126) Ibid.
- (127) Ibid.
- (128) Ibid.
- (129) Tax Rolls, City Directories.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties: nationally statewide x locally

Applicable National Register Criteria A B x C D

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

Areas of Significance

(enter categories from instructions)	Period of Significance	Significant Dates
Architecture	1847-1937 (1)	N/A
	Cultural Affiliation	
	N/A	

Significant Person	Architect/Builder
N/A	Schopbell, Ellis (2)
	Kemp, Frank (3)

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

The Prospect Hill Historic District is being nominated to the National Register of Historic Places as a locally significant residential district that is comprised mostly of single family houses. This area of the city was settled as early as 1847, but most of the houses in the district were built between 1870 and 1930. This district is particularly rich in excellent examples of the Italianate and Queen Anne styles. These examples range from simple vernacular houses to large, highly ornamented textbook examples, several of which are among Janesville's finest late nineteenth century residences. Prospect Hill also contains fine examples of the American Foursquare, Bungalow, and the period revival styles; as well as a small, but significant group of houses built by local architects and builders for their own use. The architectural significance of the district is greatly enhanced by the generally high level of integrity that is present.

Historical Background

When the earliest white settlers came to the site bordering the Rock River that was to become Janesville, they found it to be attractive for early settlement because of the nearby Rock River provided abundant water power and ready access to one of the most important waterways in south-central Wisconsin. In 1835, the federal government made the land at the Janesville site available for sale and much of the west side of the Rock River was platted and purchased by speculators. But, a small community began to develop on the east side of the river. (4)

Among the early settlers on the east side of the river was Henry F. Janes. Janes' cabin was an early inn along the river and Janes also operated a ferry service.

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Janes platted part of the east side of the river, and his plat was the first to be actively developed in the fledgling community. (5)

In the winter of 1836-37, the territorial legislature established the Rock County seat at Janesville. This and the water power of the Rock River boosted Janesville's growth. In 1842, Janesville had 215 residents, but by 1850, the population had grown to 3,100 residents. The state legislature incorporated Janesville in 1853, at the beginning of a boom decade in the growth of the city. The mills erected along the Rock River provided employment for city residents and a milling site for farmers of the rich "Rock Prairie" that surrounded Janesville. These farmer boosted retail trade in the city and many commercial blocks were erected during the 1850s. (6)

Prior to the 1840s, most of the pioneer buildings in Janesville were clustered near Janes' cabin on the east side of the Rock River. In 1845, there were 157 buildings in Janesville, and only four were located on the west side of the river. But, by 1850, large residential neighborhoods were beginning to develop in two areas on the west side of the river. Residential growth on the east side of the river was slow in the mid-nineteenth century, due to the difficulties of building on the steep rise just east of Janesville's emerging downtown. (7)

During the 1850s and the 1860s, the two neighborhoods on the west side of the river exploded with houses. These two neighborhoods, known as the old first ward and the old fourth ward, were separated by a commercial district along West Milwaukee St. and by railroad spurs to the north. (These historic neighborhoods have been listed in the National Register as the Look West Historic District (old First Ward), 1987; and the Old Fourth Ward Historic District, 1990) The houses in these neighborhoods that were closest to downtown were larger and more stylish than those further away from downtown, and many of Janesville's most important mid-nineteenth century businessmen and their families resided in them. Other parts of these neighborhoods were home to middle and working class families. (8)

After the Civil War, technology and road construction in the city led to the development of the area east of Janesville's downtown as a prestigious neighborhood of large homes. Many of the new homeowners in this area were descendants of prominent families of the old first and fourth wards, or families who moved from the west side to new mansions east of the river. Most of these mansions are included in the Courthouse Hill Historic District (NRHP, 1986). The rest are centered within the Prospect Hill Historic District, which developed around the elaborate J. R. Pease (demolished) and Hamilton Richardson mansions (429 Prospect Ave.), and the old (demolished) St. Mary's Catholic Church (317 E. Wall St.).

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When the Hamilton Richardson house was constructed in 1871, it joined a few modest houses that had been built in the neighborhood in the 1850s and 1860s. But it was during the 1880s and 1890s that most of the outstanding Queen Anne style residences were constructed. Unlike the Courthouse Hill neighborhood, the large lots in the St. Mary's neighborhood were more frequently subdivided. The result is that interspersed with the larger houses are smaller and less elaborate late nineteenth century houses. Only a few houses in the district have retained their large lots.

In the early twentieth century, some additional infill housing was constructed, consisting of a few period revival homes along with some American Foursquare and Bungalow style houses. Vernacular housing was also constructed in this district, but it is overshadowed by the more elaborate houses in the rest of the neighborhood. To the north and east of this district, a largely vernacular neighborhood expanded well into the twentieth century.

Like most of the historic neighborhoods in the city, the Great Depression of the 1930s and the lack of additional land to further subdivide lots ended the growth within the boundaries of the district, and there are few post-World War II houses there. However, after the old Pease house was demolished in the 1950s, builders constructed several ranch style houses on its large lot. Today, the district has much of its late nineteenth and early twentieth century appearance, creating a neighborhood that is distinctive in the city.

Architecture

The Prospect Hill Historic District is architecturally significant as a fine, highly intact neighborhood that is composed almost entirely of late nineteenth and early twentieth century single family houses. These houses are evenly divided between those that can be associated with historic architectural styles and those that are associated with the vernacular forms. Stylistic examples include some of Janesville's finest Italianate and Queen Anne buildings and there are also numerous good representative examples of American Foursquare, Bungalow, and period revival houses as well. As a whole, the district possesses a distinctive period identity that has been little diminished by modern intrusions or by inappropriate additions and remodeling activity.

The city of Janesville currently has seven other historic districts, four of which are in the city's downtown. The other three residential districts each represent a distinctive neighborhood in Janesville. One represents the wealthiest historic neighborhood (Courthouse Hill), another represents a large, primarily working-

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class historic neighborhood (Old Fourth Ward), and the third represents a neighborhood where both middle-class and working-class families resided in the nineteenth century (Look West). The Prospect Hill Historic District represents the area in the city where both wealthy and middle-class families resided, families that wanted a prestigious east side address, without the expense of a Courthouse Hill mansion.

The two architectural styles that are most frequently seen in this district are the Italianate and Queen Anne styles. The Italianate style was very popular in Wisconsin between 1850 and 1880. Early Italianate houses generally have a square form, low-pitched hip roofs, wide eaves with brackets, tall windows with round or segmental arches, and often a cupola. Italianate houses in Wisconsin were built with clapboard, brick or stone walls; and most originally had porches with thin posts and brackets. Later Italianate houses are often more rectangular than square; are taller, with gable as well as hip roofs; and have classical rather than picturesque details. Like other styles in the state, many mid-nineteenth century houses express the Italianate style only in their form and massing or with brackets or window moldings. (9)

The Prospect Hill Historic District contains two particularly outstanding examples of the Italianate style. Most of the district's Italianate examples are later Italianate houses, but the Judd house (219 Prospect Ave.), built in 1865, is a fine example of the early Italianate style. Its square form, low-pitched hipped roof, and octagonal tower are typical of early Italianate houses. The Italianate Richardson mansion (429 Prospect Ave.), built in 1871, is a fine example of the later Italianate style. Its irregular plan, hip and gable roof, and elaborate classical details are typical of a later Italianate house. Although these houses were built only six years apart, they illustrate the transition the style made during these years.

The Judd and Richardson houses are the most elaborate examples of the style in the district, but the Italianate style is also seen in a number of other buildings, including the unusual John Watson duplex (102-104 N. Atwood Ave.), built in 1876; and the Henry and Mary Rogers house (402 Prospect Ave.), built in 1882. Like the Richardson house, these buildings illustrate fine brick masonry construction and stylish details.

There are several houses in the district that show the Italianate style only in their form and massing or their window treatments. They include the Lawrence house (424 N. Parker Dr., 1847), the Wynn house (418 Caroline St., 1858), and the Bush

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house (403 Cornelia St., 1863). These houses are not elaborate, but have simple details that are typical of the Italianate period in Janesville.

The most common style seen in the district is the Queen Anne. There are both outstanding high-style Queen Anne houses in the district, and numerous houses that have Queen Anne plans, massing, or simple details of the style. The Queen Anne style was popular in Wisconsin between 1880 and 1910 and is seen in the state in large numbers. The style is characterized by asymmetry and irregularity of plan and massing and uses a variety of surface materials. Common details of the style include steeply pitched multiple roof peaks, gable projections, bays with elaborate hoods, round or polygonal turrets, classical details, and large, wrap-around verandas. Windows are irregular in size and placement. Later Queen Anne houses are often less picturesque and more symmetrical than their earlier counterparts, and have more classical details. (10)

The finest Queen Anne houses in this district were all constructed at the height of the popularity of the style--the 1890s. The most exuberant example is the William H. Palmer house (25 N. Atwood Ave., 1893). Its elaborately complex roofline, irregularity of form and details, unusual conical tower, and fine wrap-around veranda make this house one of the best Queen Anne buildings in the city. The E. C. Johnson house (217 Cornelia St., 1893) is not quite as grand as the Palmer house, but it, too, has a complex roofline, irregular features, an unusual square tower, and a fine wrap-around veranda. Together, these two houses illustrate the broad variety of plan, massing, and materials that the Queen Anne style allowed the builder or architect.

The Nowlan house (309 Cornelia St.) was also built in 1893, but it is not as exuberantly detailed as the above examples. Sitting on a narrow urban lot, the Nowlan house is less rambling than many Queen Anne houses, but it does have an irregular roofline, a corner tower, and the classical details that are typical of this style. The house probably had a veranda, but today, the replacement porch is merely functional.

Other houses in the district are simpler examples of the style, but are still of architectural interest. The Strickler house (21 N. Atwood Ave., 1894) has the large and rambling quality of the style, but is lacking many of the details of its neighbor, the Palmer house. The Menzies house (21 N. Wisconsin St.) was built at the end of the Queen Anne era, 1910, but it has many of the features of the Queen Anne houses built in the 1890s, including a complex roofline and an unusual two-story veranda.

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The houses at 301 and 305 Eisenhower Avenue were probably designed by local architect Frank Kemp. The house at 301 is a simple Queen Anne house that expresses the style in its overall plan and massing, rather than its details. The house at 305 is smaller and simpler with wide, sweeping gables that suggest the Shingle style. Since Kemp was the original owner of this house, and was known to have practiced in a "progressive" style (designing many Prairie style-influenced early twentieth century houses), this house has some additional interest as an example of his early work.

There are many other houses in the district that also suggest the Queen Anne style, primarily in their plan and massing. A few examples include the house at 24 N. Atwood Ave. (1904); the Merrill house (304 E. Centerway, 1884); the Barker house (402 E. Centerway, 1906); the Phelps house (421 E. Centerway, 1881); the Wood house (428 E. Centerway, 1889); the Werth house (219 Pease Ct., 1902); the Airis house (403 E. Wall St., 1887); and the Menzies house (21 N. Wisconsin St., 1910).

There is a fine house that features details suggesting the Gothic Revival style. The Gothic Revival style was popular in Wisconsin between 1850 and 1880. Characteristics of the style include steeply-pitched roofs, pointed arch windows, pinnacles, finials, bargeboard, turrets, and label moldings. The Gothic Revival style was an early picturesque response to the formality of the Greek Revival style. Andrew Jackson Downing's The Architecture of Country Houses, in which he promoted the "romance" of the Gothic Revival style, influenced much of its popularity. Gothic Revival houses are not overly common in the state, with good examples being fairly rare. The style is more commonly seen in churches, and continued to be used for religious structures well into the twentieth century. (11)

The Charles Nowlan House (303 Cornelia St., 1870) is the finest Gothic Revival-influenced house in the city of Janesville. It has many of the hallmarks of the style including the steeply-pitched multi-gable roofline, the finials in the gable peaks, tall, narrow windows with label moldings, and an overall picturesque quality that makes the house almost cottage-like, even though it is not a small house. What is especially fine about this house is its high level of preservation and integrity.

The outstanding High Victorian Gothic style St. Mary's Catholic Church (317 E. Wall St., 1901) was designed by Frank Kemp, and the building illustrates that Kemp was as adept at designing in a traditional style, as he was designing Prairie style-influenced buildings. The High Victorian Gothic style used gothic motifs in a heavier manner. The hallmark of the style is the use of different colored and textured materials to create a polychromatic effect. (12)

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The imposing red brick St. Mary's church has the Gothic details typically found in High Victorian Gothic buildings, including numerous gothic arches, buttresses, brick corbelling, and the impressive towers. Adding to the church's significance are the fine stained glass windows and the overall high level of integrity.

Most of the architecturally significant buildings in the district were constructed in the nineteenth century. The houses built in the district during the early twentieth century include some fine bungalows, several good examples of the American Foursquare style, and some Prairie and Craftsman-influenced vernacular buildings. These more modern houses do not stand out individually, but they are important to the overall architectural and historical evolution of the district.

Three buildings constructed in the early twentieth century illustrate revival styles popular at the time. They include the Collegiate Gothic St. Mary's School (317B E. Wall St.), built in 1928 in a style that harmonizes well with the adjacent St. Mary's Church. Residential examples include the Classical Revival-inspired Kentmore Flats (416-18 N. Parker Dr.), built in 1906, and significant as an early twentieth century downtown apartment building; the Tudor Revival house at 211 Cornelia St., built in 1928; and the simple Georgian Revival house at 205 Cornelia St., also built around 1928.

It was stated earlier that a number of local builders chose Prospect Hill for their own neighborhood. While there are no houses that are significant solely for their association with a local architect, builder, carpenter, or mason, they are of interest as a group. The following is a list of houses that were built by members of the building trades in Janesville for their own use.

15 N. Atwood Ave., William H. Blair, architect and builder
303 E. Centerway, John Peters, mason and contractor
321 E. Centerway, Otto Schoenrock, carpenter and contractor
509 E. Centerway, Silas P. Wilcox, builder
303 Cornelia St., Charles Nowlan, carpenter
309 Cornelia St., Oscar Nowlan, carpenter and contractor
403 Cornelia St., William Cox, mason
423 Cornelia St., Azor Orlup, builder
305 Eisenhower Ave., Frank Kemp, architect
514 Prospect Ave. and 102-04 N. Atwood Ave., John Watson, contractor
403 E. Wall St., George Airis, architect and mason
419 E. Wall St., LeRoy Holloway, contractor

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The Prospect Hill Historic District derives much of its architectural significance from the fine examples of major architectural styles found in this district and discussed above. But, there is also a good selection of vernacular forms within this district's boundaries. Vernacular architecture is the architecture of the middle and working classes. Usually not architect-designed, vernacular houses are the product of local builders producing individual homes from standard plans, giving vernacular architecture a repetition of massing, scale, materials, and design in any given area in which it is found. Vernacular architecture often reflects the availability of local building materials and the ability of local builders to construct simple, inexpensive houses that were not stylistic, but had some relationship to popular architectural styles at the time they were built.

The vernacular forms seen in this district represent many of the types commonly seen in Wisconsin. The vernacular houses described in Section 7 represent the most common forms seen in this district, and they are good and typical examples of vernacular architecture as described above. For example, these houses feature some simple details that reflect the architectural styles popular at the time they were constructed; such as the window size and trim of the gabled ell house at 433 Cornelia St., an Italianate-influenced detail; or the Queen Anne-influenced front porch of the side gable house at 312 E. Wall St. Even though the vernacular houses in the district are largely overshadowed by the more stylistic houses, the vernacular forms are an important contribution to the overall architectural significance of this district.

The Prospect Hill Historic District is locally significant as a fine collection of highly intact nineteenth and twentieth century single family houses. The buildings in the district are evenly divided between vernacular forms and stylistic houses, and their dates of construction span the years from 1847 through 1937. The large majority, however, were built in the late nineteenth and early twentieth centuries and represent styles and forms that are typical of other historic neighborhoods in Janesville. Individually, these houses are mostly fine representative examples of these styles and forms, but a few of the district's Italianate and Queen Anne style buildings are among Janesville's best residential buildings. Collectively, the district's resources illustrate the stylistic progression that took place in residential construction in the city during the period of significance and it is also the city's most intact historic middle-class neighborhood.

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Notes to Section 8:

(1) The period of significance encompasses the earliest date a property was constructed in this district and the last year in which a contributing property was constructed.

(2) National Register of Historic Places nomination form for the Hamilton Richardson House, 1978, on file at the Historic Preservation Division of the State Historical Society of Wisconsin, Madison, Wisconsin.

(3) Tax Rolls for the City of Janesville, on file at the Rock County Historical Society, Janesville, Wisconsin; City Directories for the City of Janesville, on file at the Janesville Public Library, Janesville, Wisconsin.

(4) Orrin Guernsey and Josiah F. Willard, History of Rock County and Transactions of the Rock County Agricultural Society and Mechanics' Institute, Janesville: Rock County Agricultural Society and Mechanics' Institute, 1856, pp. 153-160.

(5) Ibid.

(6) Ibid.

(7) C. W. Butterfield, The History of Rock County, Wisconsin, Chicago: Western Historical Company, 1879, p. 534; Alasco D. Brigham, "A Brief Sketch of the History of Janesville," in the 1859-1860 Janesville City Directory, Janesville: Wright and Erving Printers, 1859, p. 22.

(8) William Fiske Brown, Rock County, Wisconsin, Chicago: C. F. Cooper & Co., 1908, pp. 547-552; Guernsey and Willard, pp. 171-172; National Register of Historic Places nomination for the Look West Historic District, 1986; and National Register of Historic Places nomination for the Old Fourth Ward Historic District, 1989; both on file at the Historic Preservation Division of the State Historical Society of Wisconsin, Madison, Wisconsin.

(9) Barbara Wyatt, Ed., Cultural Resources Management in Wisconsin, Vol II, Madison: State Historical Society of Wisconsin, 1986, Architecture 2-6.

(10) Ibid., 2-15.

(11) Ibid., 2-5.

(12) Ibid., 2-10.

ARCHEOLOGICAL STATEMENT

Historic sources indicate that there was considerable Native American activity in the Janesville area. However, no survey of potential archeological resources was done as part of this nomination. Although there has been surface activity in this district for the last 150 years, there may be archeological resources that have not been revealed in this activity. A thorough study and excavation of the area may very well reveal heretofore unknown archeological resources in this district.

9. Major Bibliographical References

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:
Commun.Develop.Dept. City of Janesville

10. Geographical Data

Acreage of property 40 acres

UTM References

A	<u>1/6</u>	<u>3/3/4/1/0/0</u>	<u>4/7/2/7/8/0/0</u>	B	<u>1/6</u>	<u>3/3/4/6/2/0</u>	<u>4/7/2/7/9/4/0</u>
	Zone	Easting	Northing		Zone	Easting	Northing
C	<u>1/6</u>	<u>3/3/4/6/4/0</u>	<u>4/7/2/7/6/6/0</u>	D	<u>1/6</u>	<u>3/3/4/4/3/0</u>	<u>4/7/2/7/4/4/0</u>

See continuation sheet

Verbal Boundary Description

See continuation sheet

Boundary Justification

See continuation sheet

11. Form Prepared By

Name/title	<u>Carol Lohry Cartwright</u>	date	<u>May 5, 1991</u>
organization	<u>for the City of Janesville</u>	telephone	<u>(608) 755-3107</u>
street & number	<u>18 N. Jackson St.</u>	state	<u>WI</u>
city or town	<u>Janesville</u>	zip code	<u>53545</u>

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Section number 9 Page 1 Prospect Hill Historic District,
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MAJOR BIBLIOGRAPHICAL REFERENCES

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Plat Maps for the City of Janesville. On file in the Archives of the State Historical Society of Wisconsin, Madison, Wisconsin.

Sanborn-Perris Fire Insurance Maps for the City of Janesville. On file in the Archives of the State Historical Society of Wisconsin, Madison, Wisconsin.

Tax Rolls for the City of Janesville. On file at the Rock County Historical Society, Janesville, Wisconsin.

Secondary Sources

Brigham, Alasco D. "A Brief Sketch of the History of Janesville." In the 1859-1860 Janesville City Directory. Janesville: Wright and Erving Printers, 1859.

Brown, William Fiske. Rock County, Wisconsin. Chicago: C. F. Cooper & Co., 1908.

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Guernsey, Orrin and Josiah F. Willard. History of Rock County and Transactions of the Rock County Agricultural Society and Mechanics' Institute. Janesville: Rock County Agricultural Society and Mechanics' Institute, 1856.

National Register of Historic Places nomination form for the Hamilton Richardson House, 1978. On file at the Historic Preservation Division of the State Historical Society of Wisconsin, Madison, Wisconsin.

National Register of Historic Places nomination for the Look West Historic District, 1986. On file at the State Historic Preservation Division of the State Historical Society of Wisconsin, Madison, Wisconsin.

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National Register of Historic Places nomination for the Old Fourth Ward Historic District, 1989. On file at the Historic Preservation Division of the State NPS Historical Society of Wisconsin, Madison, Wisconsin.

Wyatt, Barbara, Ed. Cultural Resources Management in Wisconsin, Vol II. Madison: State Historical Society of Wisconsin, 1986.

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VERBAL BOUNDARY DESCRIPTION

Beginning at the intersection of the west curbline of Eisenhower Ave. and the north curbline of Prospect Ave., then west along that line to the east lot lines of 602 Prospect Ave. and 18-108 N. Atwood Ave., then generally south along that line to the north curbline of Milton Ave., then southwest along that line to the west curbline of N. Atwood Ave., then north along that line to the south lot lines of 11 N. Atwood Ave. and 18-20 N. Wisconsin St., then west along that line to the east curbline of N. Wisconsin St., then south along that line to the north lot line of 403 E. Milwaukee St., then east along that line to the east lot line of 403 E. Milwaukee St., then south along that line to the south curbline of E. Milwaukee St., then west along that line to the west lot lines of 321 E. Milwaukee St. and 15-21 N. Wisconsin St., then generally north along that line to the south lot lines of 304-308 E. Wall St., then west along that line to the east curbline of Parker Place, then north along that line to the north curbline of E. Wall St., then west along that line to the west lot line of 317 E. Wall St., then north along that line to the north curbline of Prospect Ave., then west along that line to the east curbline of N. Parker Dr., then north along that line to the south curbline of Pease Ct., then east along that line to the west lot lines of 219 Pease Ct. and 218 E. Centerway, then north along that line to the south lot line of 214 E. Centerway, then west along that line to the west lot lines of 214 and 215 E. Centerway, then north along that line to the south lot line of 416-18 N. Parker Dr., then west along that line to the east curbline of N. Parker Dr., then north along that line to the north lot line of 424 N. Parker Dr. and the west and north lot lines of 425 Harding St., then east, north, and east along these lines to the west curbline of Harding St., then south along that line to the north lot line of 303 E. Centerway, then east along that line to the east lot line of 303 E. Centerway, then south along that line to the north curbline of E. Centerway, then east along that line to the west lot line of 311 E. Centerway, then north along that line to the north lot lines of 311 and 321 E. Centerway, then east along that line to the east curbline of Williams St., then north along that line to the north lot line of 405-7 E. Centerway, then east along that line to the west lot line of 423 Cornelia St., then east along that line to the west curbline of Cornelia St., then south along that line to the north lot lines of 503-515 E. Centerway, then east along that line to the east lot line of 515 E. Centerway, then south along that line to the north ROW line of E. Centerway, then east along that line to the east curbline of Caroline St., then north along that line to the north lot line of 418 Caroline St., then east along that line to the east lot lines of 418 Caroline St. and 609 E. Centerway, then south along that line to the north lot lines of 615 E. Centerway and 405 Eisenhower Ave., then east along that line to the west curbline of Eisenhower Ave., then south along this line to the point of beginning.

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BOUNDARY JUSTIFICATION

This boundary includes most of the historic Prospect Hill neighborhood, but omits portions to the north and east that are significantly more modern and less stylish than the houses in the district. The southern boundary was drawn at the point where the residential neighborhood ends and the downtown commercial district begins. The western boundary draws out of the district a small area on the east side of the Rock River that is a combination of commercial and light industrial buildings, with a smattering of older houses. The result of these boundary decisions is a compact, historic district that centers around the most significant historic resources of this east side neighborhood that are still extant today.

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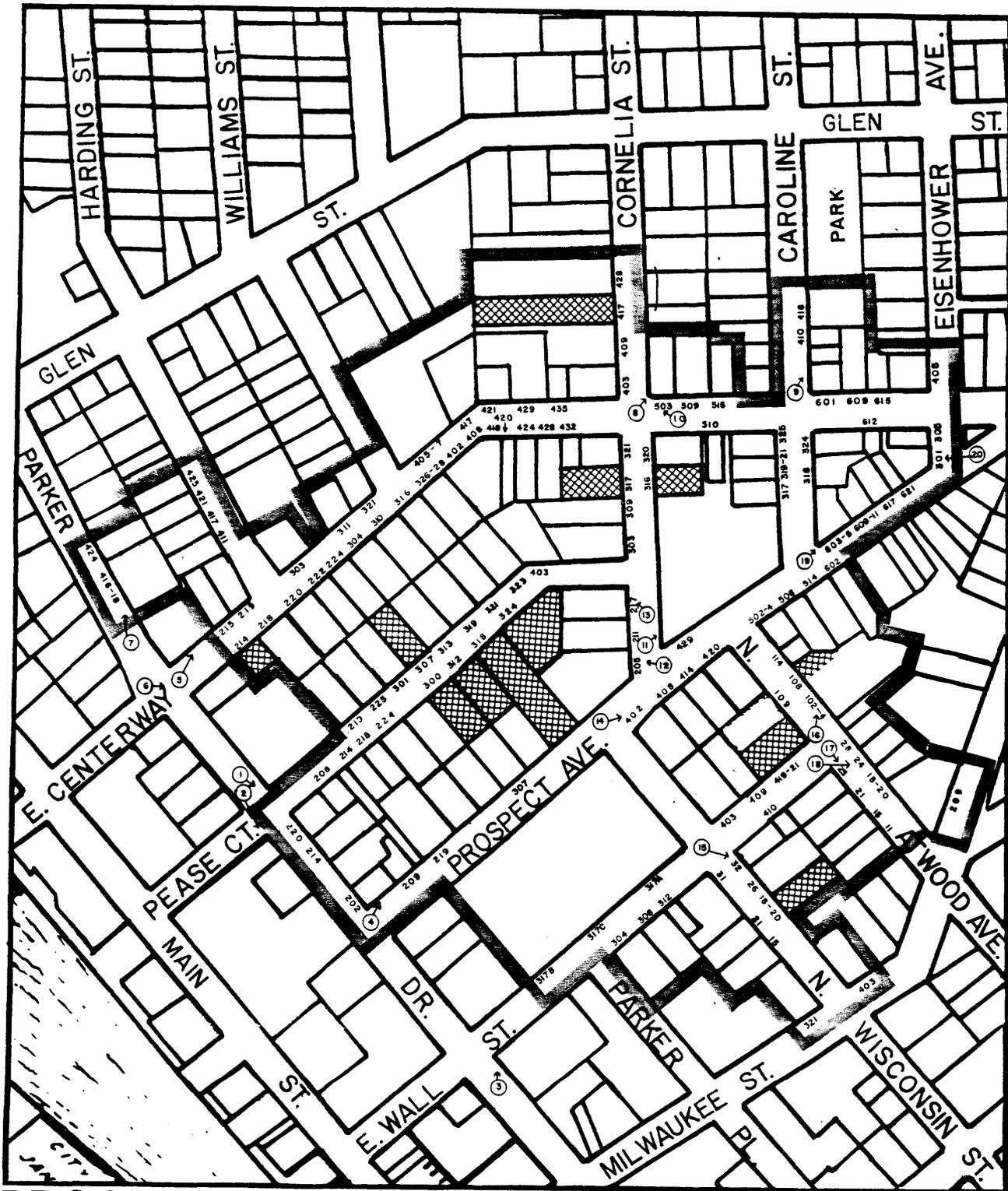
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PROSPECT HILL HISTORIC DISTRICT, Janesville, Rock County, WI. Photos by C. Cartwright, February, 1992. Negatives on file at the Historic Preservation Division of the State Historical Society of Wisconsin. Views:

- 1 of 20: 202-220 N. Parker Dr., view from the northwest.
- 2 of 20: North Parker Drive, view from the north.
- 3 of 20: 317 A-C E. Wall St., view from the west.
- 4 of 20: 209-307 Prospect Ave., view from the southwest.
- 5 of 20: 215-321 E. Centerway, view from the southwest.
- 6 of 20: 214-402 E. Centerway, view from the northwest.
- 7 of 20: 416-18-424 N. Parker Dr., view from the southwest.
- 8 of 20: 503-615 E. Centerway, view from the southwest.
- 9 of 20: 410-416 Caroline St., view from the southwest.
- 10 of 20: 405-07-435 E. Centerway and 403 Cornelia St., view from the southeast.
- 11 of 20: 429 Prospect Ave., view from the southwest.
- 12 of 20: 205-211 Cornelia St., view from the east.
- 13 of 20: 217-409 Cornelia St., view from the southeast.
- 14 of 20: 402-420 Prospect Ave., view from the northwest.
- 15 of 20: 18-20-32 N. Wisconsin Ave. and 403 E. Milwaukee St., view from the northwest.
- 16 of 20: 102-04-114 Atwood Ave., view from the southwest.
- 17 of 20: 11-25 Atwood Ave., view from the north.
- 18 of 20: 18-20-28 Atwood Ave., view from the northwest.
- 19 of 20: 603-05-621 Prospect Ave., view from the southwest.
- 20 of 20: 301-305 Eisenhower Ave., view from the southeast.



PROSPECT HILL HISTORIC DISTRICT JANESVILLE, WISCONSIN

LEGEND

-  DISTRICT BOUNDARY
-  PROPERTY ADDRESS
-  PHOTOGRAPH NUMBER AND VIEW
-  CONTRIBUTING
-  NON-CONTRIBUTING

PREPARED FOR THE JANESVILLE HISTORIC COMMISSION BY THE CITY OF JANESVILLE PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENTS, JUNE, 1991



SCALE



NORTH