

Site Inventory Form
State Historical Society of Iowa
 (November 2005)

State Inventory No. 50-01699

New Supplemental

Part of a district with known boundaries (enter inventory no.) 50-01703

Relationship: Contributing Noncontributing

Contributes to a potential district with yet unknown boundaries

National Register Status:(any that apply) Listed De-listed NHL DOE

9-Digit SHPO Review & Compliance (R&C) Number _____

Non-Extant (enter year) ____

1. Name of Property

historic name Smead, C.C., Dr., House

other names/site number _____

2. Location

street & number 309 1st Ave. W.

city or town Newton

vicinity, county Jasper

Legal Description: (If Rural) Township Name _____

Township No. _____

Range No. _____

Section _____

Quarter of Quarter _____

(If Urban) Subdivision Original Town

Block(s) 18

Lot(s) 2

3. State/Federal Agency Certification [Skip this Section]

4. National Park Service Certification [Skip this Section]

5. Classification

Category of Property (Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

If Non-Eligible Property

Enter number of:

— buildings
 — sites
 — structures
 — objects
 — Total

If Eligible Property, enter number of:

Contributing Noncontributing

1 — buildings
 — — sites
 — — structures
 — — objects
1 — Total

Name of related project report or multiple property study (Enter "N/A" if the property is not part of a multiple property examination).

Title

Downtown Newton, Iowa

Historical Architectural Data Base Number

50-010

6. Function or Use

Historic Functions (Enter categories from instructions)

Current Functions (Enter categories from instructions)

01A01 DOMESTIC/residence

01A01 DOMESTIC/residence

0101B DOMESTIC/Multiple Dwelling

02B03 COMMERCE/Professional/law office

7. Description

Architectural Classification (Enter categories from instructions)

Materials (Enter categories from instructions)

09A06 OTHER/2-story, hipped roof

foundation _____

walls (visible material) 15B SYNTHETICS/vinyl

roof 08A ASPHALT/shingle

other _____

Narrative Description (SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED)

8. Statement of Significance

Applicable National Register Criteria (Mark "x" representing your opinion of eligibility after applying relevant National Register criteria)

- Yes No More Research Recommended
- Yes No More Research Recommended
- Yes No More Research Recommended
- Yes No More Research Recommended

- A Property is associated with significant events.
- B Property is associated with the lives of significant persons.
- C Property has distinctive architectural characteristics.
- D Property yields significant information in archaeology or history.

County Jasper
City Newton

Address 309 1st Ave. W.

Site Number 50-01699
District Number 50-01703

Criteria Considerations

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

Areas of Significance (Enter categories from instructions)

07 COMMUNITY PLANNING & DEVELOPMENT

Significant Dates

Construction date
1901 check if circa or estimated date
Other dates, including renovation

Significant Person

(Complete if National Register Criterion B is marked above)

Architect/Builder

Architect

Builder

Narrative Statement of Significance SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED

9. Major Bibliographical References

Bibliography See continuation sheet for citations of the books, articles, and other sources used in preparing this form

10. Geographic Data

UTM References (OPTIONAL)

Zone	Easting	Northing	Zone	Easting	Northing
1	—	—	2	—	—
3	—	—	4	—	—

See continuation sheet for additional UTM references or comments

11. Form Prepared By

name/title Kathy Jones, Commissioner/Alexa McDowell, Architectural Historian

organization Newton Historic Preservation Commission

street & number 101 W. 4th St. S.

city or town Newton

state Iowa

date 06/07/2012
telephone 641-792-2787
zip code 50208

ADDITIONAL DOCUMENTATION (Submit the following items with the completed form)

FOR ALL PROPERTIES

- Map:** showing the property's location in a town/city or township.
- Site plan:** showing position of buildings and structures on the site in relation to public road(s).
- Photographs:** representative black and white photos. If the photos are taken as part of a survey for which the Society is to be curator of the negatives or color slides, a photo/catalog sheet needs to be included with the negatives/slides and the following needs to be provided below on this particular inventory site:

Roll/slide sheet #	___	Frame/slot #	___	Date Taken	___
Roll/slide sheet #	___	Frame/slot #	___	Date Taken	___
Roll/slide sheet #	___	Frame/slot #	___	Date Taken	___

See continuation sheet or attached *photo & slide catalog sheet* for list of photo roll or slide entries.

Photos/illustrations without negatives are also in this site inventory file.

FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL

- Farmstead & District:** (List of structures and buildings, known or estimated year built, and contributing or noncontributing status)

2. Barn:

- A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
- A photograph of the loft showing the frame configuration along one side.
- A sketch floor plan of the interior space arrangements along with the barn's exterior dimensions in feet.

State Historic Preservation Office (SHPO) Use Only Below This Line

Concur with above survey opinion on National Register eligibility: Yes No More Research Recommended

This is a locally designated property or part of a locally designated district.

Comments: _____

Evaluated by (name/title): _____

Date: _____

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<u>Smead, C.C., Dr., House</u>	Jasper
Name of Property	County
<u>309 1st Ave. W.</u>	Newton
Address	City

7. Description

Site Description

The residence is sited on the south side of 1st Ave. W., southwest of the city square, at the western edge of the historic downtown of Newton, Iowa in Jasper County with its façade facing north. The building is bounded on the east by a one-story commercial building dating to the mid-20th century and on the west by an alley. A large yard and a small garage are on the south of the residence. A public sidewalk provides access to the residence's entrance on the north.

Property Description

The residence is a large, two-story, woodframe building. The house's visual character is defined by its scale, nearly cubical form, and steeply pitched, hip roof with attic dormers. Although categorized here as an American Foursquare, the house pre-dates the period (1910-1925) most commonly associated with that form – its extra width an indication of a late 19th or early 20th century construction date.

Although historically sheathed in wood lap siding, the house is now covered in vinyl. Other apparent changes include the enclosure of the large front porch and the replacement of some of the historic windows.

Integrity Considerations

The residence retains a good level of historic integrity related to design, workmanship, and materials. The retention of the building form and hip roof are central to our understanding of the historically nature of the property. The window replacement and introduction of non-historic siding diminishes integrity of materials.

The retention of original site within the Newton commercial area and in close proximity to the County Courthouse square results in a high level of integrity as it relates to location, association and setting.

8. Statement of Significance

The residence is considered a contributing resource to the Newton Downtown Historic District. The building is eligible under Criterion A in association with the history of Newton community planning and development, significant in its ability to contribute to our understanding of the evolution of the business district, specifically how the composition of the commercial area developed over time from one with a variety of property types (including residences) represented to one dominated by commercial buildings.

Historical Background

Newton was platted as the Jasper County seat in 1847. The commercial district grew up around the courthouse square with the earliest buildings, which commonly housed both commerce and dwellings, constructed of wood. The development of the downtown from its platting in 1846 to c.1890 is tied to its

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8. Statement of Significance, cont'd.

status as the county seat and the 1867 arrival of the Mississippi-Missouri Railroad. The character of the commercial downtown is recorded in images of the contiguous brick commercial Italianate buildings surrounding the courthouse square.

Beginning in the 1890s, it was industry, specifically the washing machine industry, that drove Newton's economy and the commercial success of its downtown. Due to the success and longevity of the Maytag Company, its history presents the greatest impact on Newton's downtown commercial district. From 1890-1920, a period in Maytag history marked by the company's incorporation and the development of the first electrically powered washing machine, a number of significant buildings were constructed in the Newton Downtown District. The addition of these buildings (and others) introduced a 20th century architectural sensibility to the district; moving the visual character away from the Late Victorian era Italianate style that had previously dominated the streetscapes.

During the decade of 1920 to 1930, Newton's population nearly doubled. The period is marked by the Maytag Company's ascension to the nation's leading manufacturer of washing machines. The economic prosperity brought by the company's success is reflected in the Newton Downtown Historic District with the construction of some of its most important buildings including the First Newton National Bank (1920) and the Maytag Hotel (1926). Both buildings lend a sense of importance to the downtown district.

The visual character and composition of the downtown district remained generally constant through the Depression era and war years – a period when industry and commerce (including the Maytag Company) were focused on surviving and on supporting the war effort. The boom that came in the wake of Maytag's 1946 introduction of the automatic washing machine was apparent in the Newton Downtown Historic District by the mid-1950s. Between about 1954 and 1963 the downtown buildings underwent dramatic alteration, a nearly wholesale removal of the Italianate façades and replacement with those reflecting a mid-20th century Modern aesthetic. Buildings altered during that period line the streetscapes of the district. In addition to the Victorian era buildings that were re-faced during this time, a number of new buildings were constructed, their stylistic character reflective of the era.

Although the washing machine industry in Newton is now a thing of the past, its mark on the Newton Downtown Historic District is undeniable.

Property History

Fire insurance maps indicate that the house at 309 1st Ave. W. was constructed between 1900 and 1906 on a site occupied by a residence dating to the 1880s.

The house was the home to two of Newton's doctors, Dr. C.C. Smead in the 1910s and Dr. Leslie L. Smead in late 1930-1950s. For a brief period in the early-1930's a business known as Bert Simmons Garage was listed on the property.

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8. Statement of Significance, cont'd.

This property was a residential property until ca. 1953, when T.H. Ragsdale changed the use of the house into four apartments known as the Ragsdale Apartments.

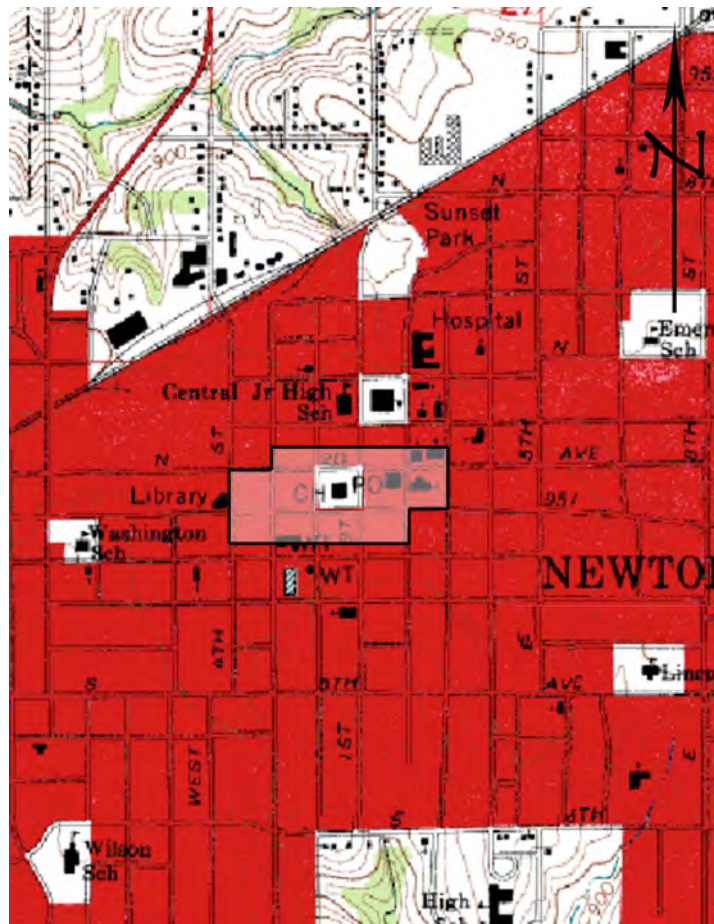
In 1988, Ben Clayton and Jim Cleverly obtained the house and had the interior remodeled for their law office. The house served as a law office for several years, but since 2000, the city directories list it as a residential home.

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11. Additional Documentation – Maps

USGS 7.5 MINUTE TOPOGRAPHIC MAP – NEWTON QUAD (1965)



(MAP SOURCE: www.trails.com)

The location of the Newton Downtown Historic District, within which the resource is sited, is indicated.

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Jasper

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11. Additional Documentation – Maps

ASSESSORS PARCEL MAP – 2011



(MAP SOURCE: <http://www.beacon.schneidercorp.com>. Accessed September 2011)

The location of the resource is indicated.

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11. Additional Documentation, cont'd.

PHOTOGRAPHS



View of the resource, looking southwest across 1st Ave. W.

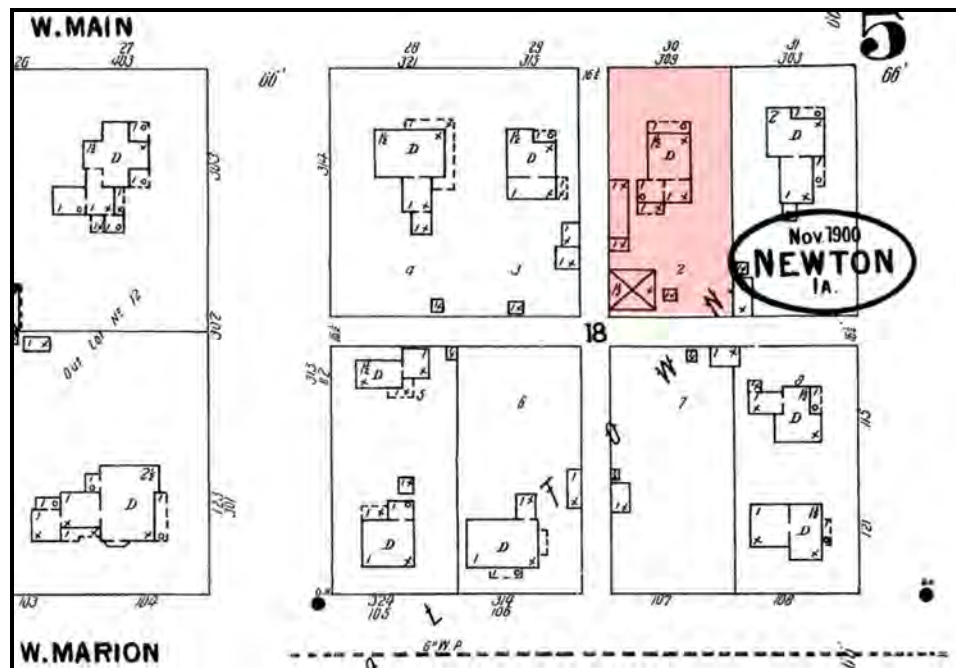
(Images by Susan Smith for the Newton Historic Preservation Commission, September 2011.)

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11. Additional Documentation cont'd.

SANBORN FIRE INSURANCE MAP – 1900



(SOURCE: <http://www.cbpl.lib.ia.us>.)

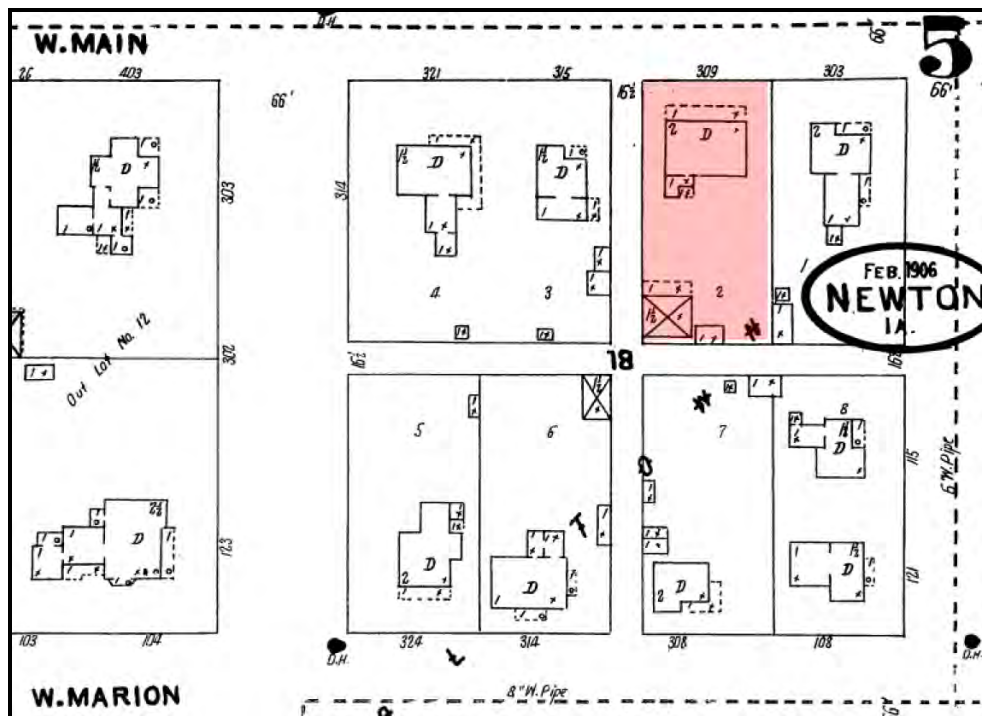
As the 1900 fire insurance map indicates, a residence was located on the site (indicated). Earlier Sanborns record a residence with this footprint on the lot by the late 1880s.

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11. Additional Documentation cont'd.

SANBORN FIRE INSURANCE MAP – 1906



(SOURCE: <http://www.cbpl.lib.ia.us/>)

The footprint of the present house (indicated) first appears on the 1906 fire insurance map.

Iowa Department of Cultural Affairs
State Historical Society of Iowa
Iowa Site Inventory Form
Continuation Sheet

Site Number **50-01699**
Related District Number 50-01703

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Address	City

9. Reference Resources

Assessor's Record. <http://www.beacon.schneidercorp.com>.

Jasper County Genealogical Society.

Newton Public Library

Jasper County Assessor Office

Newton City Office

Sanborn Fire Insurance Maps. <http://www.cbpl.lib.ia.us>.

State Historic Preservation Office of Iowa.

Resource database. Berry Bennett, Resource Coordinator.