

Old Town Historic District  
Name of Property

Story County, Iowa  
County and State

## 8. Statement of Significance

### Applicable National Register Criteria

(Mark "x" on one or more lines for the criteria qualifying the property for National Register listing)

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

### Criteria Considerations

(Mark "x" on all the lines that apply)

Property is:

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

### Areas of Significance

(Enter categories from instructions)

COMMUNITY PLANNING AND DEVELOPMENT  
TRANSPORTATION  
EDUCATION  
ARCHITECTURE  
LANDSCAPE ARCHITECTURE

### Period of Significance

1874 – 1941

### Significant Dates

1874  
1885  
1938

### Significant Person

(Complete if Criterion B is marked above)

### Cultural Affiliation

N/A

### Architect/Builder

Duntz, Charles A.  
Hansen, Hans J.

**Narrative Statement of Significance** - (Explain the significance of the property on one or more continuation sheets)

## 9. Major Bibliography References

### Bibliography

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

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

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

#### Primary location of additional data:

- ☒ State Historical Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other

Name of repository

**United States Department of the Interior**  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 38

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Kimball, Alan H.  
Thompson, Thomas

**SUMMARY OF SIGNIFICANCE**

The Old Town Historic District is historically significant, locally under National Register Criterion A, because it calls attention to patterns of town building in Ames. The historic district shows how conspicuous consumption, so fashionable among Victorians throughout the United States, affected real estate development locally during the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. Douglas and Duff Avenues became corridors of preference to display showplace residences. Corner sites throughout the historic district became choice locations for the same reason. The historic district shows how its convenient location to downtown Ames and its reputation as a choice neighborhood stimulated further residential settlement. By the early 20<sup>th</sup> century, the Old Town neighborhood had become so popular in Ames that most of the lots along 9<sup>th</sup> Street were subdivided and in-filled with housing for the many people who wished to live in the neighborhood.

The Old Town Historic District is historically significant, locally under National Register Criterion A, because of its associations with education. The Old Town neighborhood became the residential section of choice for many Iowa State College (later University) faculty, staff, and students during the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. Social hybridization occurred between these collegians and the townspeople already living there, and this cross-fertilization broadened the economic, cultural, and political life of Ames.

The Old Town Historic District is significant, locally under National Register Criterion C. The district calls attention to the succession of architectural styles popular in Ames during the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. Numerous Victorian-influenced buildings illustrate the earlier years of this era, including many Italianate and Queen Anne examples. Craftsman styling predominated during the first quarter of the 20<sup>th</sup> century. Residential construction slackened in the later 1920s and 1930s, but examples of Period Revival and Neo-Colonial Revival found some expression in the neighborhood. Other stylistic influences are also present but to lesser extents.

The Old Town Historic District is significant, locally under National Register Criterion C, as a designed historic landscape. Laid out on a grid of streets, alleys, blocks, and lots oriented to the cardinal points of the compass, the historic district provides an outstanding, representative example of this traditional American town plan. This success is largely due to the profuse plantings of street trees, to the adherent reliance on the alley system to provide vehicular articulation to residential property, and possibly to the innate orderliness of Ames residents, historically so deeply imbued with the Scientific Method. The latter point cannot be proven. The street trees, planted to edge the vehicular corridors, strongly define spatial transitions from public to private spaces. The alley system preserves front yards from curb cuts, driveways, and other visual distractions and allows lawns to take on a park like appearance.

The period of significance for the Old Town Historic District, under Criteria A and C, is 1874 to 1941, the time of its improvement as a residential neighborhood. Significant dates include 1874, the year the

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 39

CFN-259-1116

Old Town Historic District, Story County, Iowa.

W. D. and Flora C. Lucas House at 829 Douglas Avenue was built; 1885, when Prof. J. L. Budd relocated to 804 Kellogg Avenue from the college campus; and 1938, the year the First Church of Christ Scientist was built and numbered 226 9<sup>th</sup> Street, a signal of that street's increased importance as a corridor of preference in the historic district. The building the church replaced was numbered 826 Kellogg Avenue.

The Old Town Historic District satisfies the Registration Requirements as presented in Section F of the MPD "A Home for Science and Technology: Ames, Iowa, 1874-1941." The district meets the requirements set forth for Criterion A and Criterion C and the document's historic contexts "Town Building," "Transportation and the Development of Ames," "Housing the Town and Gown, The Variety of Architecture," and "Dream of Arcadia, Designed Historic Landscapes in Ames" and the outline of "Ames, Iowa, A Laboratory for Education." The historic district also satisfies the integrity considerations of the MPD.

### **TOWN BUILDING**

The Old Town Historic District shows how the Victorian predilection for conspicuous consumption influenced town building in Ames during the late 19<sup>th</sup> century. Douglas Avenue and Duff Avenue emerged as corridors of preference for affluent residents to build and display showcase homes. Sites located on the corners of street intersections especially attracted trophy houses. Other property owners purchased multiple lots along the interior reaches of city blocks for the same reason.

During the first quarter of the 20<sup>th</sup> century, the Old Town neighborhood had become so attractive as a residential neighborhood that extensive in-fill construction occurred, particularly along 9<sup>th</sup> Street, to accommodate the city's growing population and its persistent desire to reside near the center of town.

### Corridors of Residential Preference

Victorians throughout the United States sought to show their financial capabilities through conspicuous consumption. Frequently they built their homes along highly traveled transportation corridors to this end. In Ames, Douglas Avenue attracted some of the town's most notable early residences for this reason. During the 1890s, this phenomenon reappeared along Duff Avenue, as some of Ames' most architecturally ambitious single-family dwellings arose along this street. Transportation corridors continued in popularity among local residents. Following World War I, 9<sup>th</sup> Street emerged as another corridor of residential preference for this reason.

### *Douglas Avenue*

During the early settlement period in Ames, Douglas Avenue emerged as a street of residential choice in the community. According to one historical account:

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 40

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Noah Webster erected the first dwelling house in Ames on Douglas Street, where Capt. Greeley's elegant home now stands. H. N. Tupper helped in the work of building the first residence. The next building erected was the home of Dr. Carr, the first physician to hang out his shingle in Ames. Deacon H. F. Kingsbury, of happy memory, was the first station agent. He resided for a time in the depot building, later he erected a house on the site now occupied by the Davis hotel [on the southwest corner of Douglas and 5<sup>th</sup>]. Mr. Kingsbury had also the honor of being first express agent, the first postmaster and the first merchant. ("Souvenir Edition")

Several reasons accounted for residents' preference to live on Douglas Avenue. The depot—the most important piece of real estate in the new community—was located near the head of Douglas Avenue on the south. Its intersection with Onondaga (now Main) Street quickly became the hub of the new community's commercial district. The convenience of Douglas Avenue to this hub bestowed upon it the benefits of "location, location, location," real estate's enduring and cardinal principle. As a result and from the earliest times, Douglas Avenue figured prominently in the community's development. The Webster House, reputedly the oldest house in Ames, stood at 502 Douglas Avenue.

Prestige accounted for another reason for the street's popularity. In the 1860s, the Tilden and the Brown families arrived in Ames. Their mercantile success, strengthened by subsequent intermarriage, exerted great influence on commerce and society in Ames. George C. Tilden (1842-1892) and Lydia C. Tilden, his wife, purchased multiple lots on the west side of Douglas Avenue in the 900 block. The Kendrick W. and Lydia Gates Brown family purchased multiple lots on the west side of Douglas Avenue in the 1000 block. Each of these families proceeded to erect showplace residences. The Tilden House stood at 915 Douglas Avenue. Built in 1869, it featured frame construction and expansive grounds. (This building was divided into two sections circa 1905 and relocated to new sites directly to the west facing Kellogg Avenue.) The Brown House, built in 1879 at 1011 Douglas Avenue and now nonextant, was particularly notable because it was brick. The prominence of this extended family and their new homes along the northern reaches of Douglas Avenue conferred prestige to this residential corridor. (The construction of Terrace Hill along Grand Avenue in Des Moines by B. F. Allen in 1869 provides a contemporaneous, comparable, and more widely recognized example of this phenomenon.) Other residents in Ames followed the Tilden-Brown lead and sought to locate on Douglas Avenue.

Already by 1875, as shown by a bird's eye view of the town, Douglas Avenue had taken on the look of a residential corridor of preference. Subsequent improvements reinforced this impression. By 1875, one of the largest buildings in Ames, the West Hotel, stood on the southwest corner of Douglas and 5<sup>th</sup>. The Noah Webster House, reputedly the first house built in Ames, stood on the northeast corner. (Capt. Wallace M. and Mary V. Greeley subsequently relocated this house to a site on Duff Avenue when they purchased that property in 1882 to erect a new showplace residence. The Webster House was relocated once again to its present site on Crawford Avenue.) The Dr. H. M. Templeton House (nonextant) stood at 6<sup>th</sup> and Douglas. Although the subsequent expansion of Ames' central business district has obliterated most of the early buildings along Douglas Avenue between Main and 7<sup>th</sup> Streets, Douglas Avenue retains its historic integrity above 7<sup>th</sup> Street.

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 41

CFN-259-1116

Old Town Historic District, Story County, Iowa.

The later construction of public buildings along Douglas Avenue further reinforced its importance as a corridor of preference. The Ames Public Library constructed a new facility in 1902-1904 on the west side of Douglas Avenue between 5<sup>th</sup> and 6<sup>th</sup> Streets. The new Mary Greeley Hospital, completed in 1915 and located on Douglas Avenue between 11<sup>th</sup> and 12<sup>th</sup> Streets, faced Douglas.

*Duff Avenue*

By the 1880s, Douglas Avenue had largely filled with improvements (except a few building lots affected by poor drainage, such as 817 Douglas Avenue). Precluded from this showplace corridor, affluent residents now turned to nearby Duff Avenue to display their financial capability. By 1897, Duff had equaled if not surpassed Douglas in architectural display. Showplace residences lined Duff Avenue from 5<sup>th</sup> and 6<sup>th</sup> Streets all the way north to 11<sup>th</sup> Street.

In 1897, the *Ames Intelligencer* newspaper published a "Souvenir Edition," calling attention to Ames as a progressive community. This newspaper supplement graphically illustrates Duff Avenue's architectural achievement. The publication features an historical sketch of Ames, photographs of prominent residences and biographical sketches of their occupants, as well as sketches of other leading residents. The pictured houses were selected for their architectural pretension. The following table lists them.

<u>Name</u>	<u>Address</u>
Charles & Alma Hamilton	703 Duff Ave.
B. F. Sies	unknown
C. R. Quade	610 Main S.
Frank N. Fowler	303 Duff Ave.
Congregational Church Parsonage	
Jerry Sexton	College Addition
Mrs. S. E. Bigelow	1100 block Duff Ave.
Prof. C. F. Curtiss	712 Duff Ave.
Methodist Church Parsonage	
Prof. J. L. Budd	804 Kellogg Ave.
H. L. Munn	726 Duff Ave.
Geo. W. Rogers	804 Douglas
Robert Cairns	1006 Douglas Ave.
W. M. Greeley	502 Douglas Ave.
Capt. K. W. Brown	1011 Kellogg Ave.
F. T. McLain	726 Duff Ave.
S. G. & Margaret Hamilton	1003 Duff Ave.

Source: *Ames Intelligencer*, Ames City Directory, 1899,  
and Farwell T. Brown Photographic Archive Index Cards.

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 42

CFN-259-1116

Old Town Historic District, Story County, Iowa.

This list indicates that most of the featured homes were located in the Old Town Historic District and illustrates its status as a choice neighborhood in Ames.

An analysis of these names, addresses, and dates of arrival casts a telling light on Ames society. Long-time Ames residents—Bigelow, Budd, Rogers, Greeley, and Brown—resided west of Duff. Newer residents in the community—Hamilton, Quade, Fowler, Curtiss, Munn, Cairns, and McLain—tended to reside on Duff Avenue.

Although most of the residential properties in the 500 and 600 blocks along Duff Avenue have been redeveloped into commercial use as downtown Ames expanded to the north, the northern blocks of the street retain their residential character.

Duff Avenue residents sought to preserve the quality of their street. In 1915, the City of Ames proposed to pave Duff as a 40-foot width between 5<sup>th</sup> and 9<sup>th</sup> Streets. In response, Duff residents petitioned the city to pave the street as a 30-foot width instead. (City Council minutes)

A Corner on Status

As already discussed above, the Victorian indulgence for conspicuous consumption found tangible expression among affluent residents in Ames, who selected choice locations in the Old Town Historic District to erect trophy houses. Lots situated on the corners of intersections offered another means to stage such display, and local residents seized this opportunity. Corner lots offered passersby two views of a building and increased the dramatic quality of its setting. These locations also provided the house occupants with two sight lines.

The following examples call attention to this phenomenon:

SHOWCASE CORNERS (SELECTED)

Name	Address	Notes
Charles & Alma Hamilton House	703 Duff Avenue	Rear of property later developed
House	720 Douglas Avenue	
House	807 Douglas Avenue	Rear of property later developed
House	902 Douglas Avenue	Rear of property later developed
Tilden House	905 Douglas Avenue	
Budd House	804 Kellogg Avenue	Rear & side of property later developed
House	803 Kellogg Avenue	Rear of property later developed
House	827 Kellogg Avenue	Rear of property later developed
House	803 Burnett Avenue	Rear of property later developed
House	720 Duff Avenue	

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 43

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Preferences existed within these showcase corners. Those situated on the northeast and on the northwest of intersections ranked higher in preference than others because these corners faced downtown Ames. As such, they offered homeowners and passersby the greatest opportunity to see and be seen. It was not accidentally that George C. and Lydia C. Tilden chose the northwest corner of Douglas Avenue and 9<sup>th</sup> Street to locate their new home in 1869. Prof. J. L. Budd seized a similar opportunity in 1885 to locate his new home on the northeast corner of Kellogg Avenue and 8<sup>th</sup> Street. (True, Budd redeveloped this site previously occupied by the Ames School, but the school itself had been sited there for the same reason.) These prominent examples stand as benchmarks of the showcase corner in the Old Town Historic District and likely did much to further its appeal.

Although many of these showcase corners were subsequently subdivided for redevelopment (as the list also shows), this realignment usually occurred at the rear of the property, so that the showcase quality of most of these houses remained intact and their dramatic quality was preserved. When Etta Budd sold off one entire lot from her property at 804 Kellogg Avenue, for example, it did not adversely impact visually the primary views of the house.

The house at 114 8<sup>th</sup> Street might also be added to this list. It originally stood at 721 (a.k.a. 723) Duff Avenue on a super-sized site, consisting of lots 9 and 10, and faced Duff. (See Sanborn Map of Ames, 1911.) Sometime between 1911 and 1920, this house was relocated to its present site. The present house at 723 Duff Avenue was constructed in 1923. This realignment of the 114 house explains its truncated site, its cramped appearance, and its lack of a corner showcase.

Super-Sites

The Victorian indulgence for conspicuous consumption found expression in yet another way. Many affluent residents in the Old Town Historic District purchased multiple lots to showcase their homes. Often those property owners who purchased showcase corners (as discussed above) also purchased multiple lots, but even residents who lacked corner locations purchased multiple lots to add a dramatic setting to their house. The following examples call attention to this phenomenon:

SUPER-SITES (SELECTED)

<u>Name</u>	<u>Address</u>	<u>Size of Site</u>
House	720 Douglas Avenue	Lot 7 & 8
House*	807 Douglas Avenue	Lot 5 & 6
House	720 Duff Avenue	Lot 11 & 12
Prof. J. L. Budd House*	804 Kellogg Avenue	Lot 7, 8 & 9
Tilden House	905 Douglas Avenue	Lot 4 & 5
Charles & Alma Hamilton House*	703 Duff Avenue	Lot 2 & 3
House*	803 Duff Avenue	Lot 5 & 6

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 44

CFN-259-1116

Old Town Historic District, Story County, Iowa.

SUPER-SITES (CONTINUED)

Name	Address	Size of Site
House	803 Clark Avenue	Lot 5 & 6
House	824 Clark Avenue	Lot 11 & 12
House*	721 Clark Avenue	Lot 1 & 2

\* Site later subdivided.

Each of the examples listed above possessed a super-sized site. Often the footprint of these houses straddled lot lines so that expanses of yard and lawn framed the building and increased its visual impact.

As with showcase corners, it was not unusual for property owners subsequently to subdivide their super-sites for new development, as the above list makes abundantly clear. Properties along the inland stretches of streets suffered greater visual diminution as a result of this practice than those on the showcase corners. The inland properties more often appeared cramped on their truncated sites than the corner sites, which possessed greater visibility for passersby along two streets.

Redevelopment of 9<sup>th</sup> Street

During the early 20<sup>th</sup> century, 9<sup>th</sup> Street emerged as a corridor of preference for new construction. As laid out in the 1860s, none of the plats abutting 9<sup>th</sup> Street featured lots facing that street. During the 1910s and 1920s, almost every back yard facing 9<sup>th</sup> Street was subdivided to create new building sites to accommodate citizen desire to live in the Old Town neighborhood. By the 1930s, this in-fill construction had changed 9<sup>th</sup> Street into a densely built-up corridor of residential land use. A similar phenomenon occurred along 7<sup>th</sup> Street and 8<sup>th</sup> Street but to a much less extent.

*Background*

Early on in Ames history, 9<sup>th</sup> Street gained significance as a vehicular thoroughfare. It was a well-traveled collector for the Grand and Duff arterials and the primary access to the municipal cemetery. As the number of automobiles in Ames increased during the early 20<sup>th</sup> century, 9<sup>th</sup> Street assumed new importance for motor traffic. Many people at this time considered a residence on such a collector or arterial street as a quick and easy convenience the same way that many people today find it convenient to live adjacent to a freeway or interstate highway.

In March 1926, the city council designated it as a stop street "because of frequent automobile collisions." (Meads) "Stop streets" were traffic corridors, which vehicles could enter only after coming to a stop. Traffic flowed unimpeded on stop streets. The designation of 9<sup>th</sup> Street as a stop street illustrates its importance as a thoroughfare within the network of streets in Ames. Other stop streets also existed at this

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 45

CFN-259-1116

Old Town Historic District, Story County, Iowa.

time. By 1940, they included Grand Avenue, Lincoln Way, South Duff Avenue, 9<sup>th</sup> Street, 13<sup>th</sup> Street, and West Street. (*Ibid.*)

Ninth Street served as a boundary marker in the Old Town neighborhood, and this fact calls attention to its position of significance within the community. In September 1915, for example, local residents petitioned the city council to refashion Burnett Avenue as a boulevard by constructing a median strip in the right-of-way between 5<sup>th</sup> and 9<sup>th</sup> Streets. Although this proposal failed to muster support, the public agitation shows that residents at the time viewed 9<sup>th</sup> Street as a defining neighborhood boundary and of significance within the network of Ames streets. As explained below, 9<sup>th</sup> Street also became the traditional parade route for many public celebrations in Ames.

Other development along 9<sup>th</sup> Street acknowledged its status as an important corridor in the community. About 1904, the Ames school board located Beardshear School, a new 2-story, brick elementary facility, on the corner of 9<sup>th</sup> and Carroll. The building faced 9<sup>th</sup>. The school provided four classrooms for grades one through six and served children in the northeast section of the city. The school board reaffirmed the importance of 9<sup>th</sup> Street in 1924, when the new Roosevelt School arose on the same street two blocks west of Grand Avenue.

All this public attention elevated the status of 9<sup>th</sup> Street as a corridor of residential preference and encouraged property owners along the route to subdivide their lots that abutted the street for in-fill residential construction.

*In-Fill Construction*

As 9<sup>th</sup> Street emerged as a corridor of importance, property owners whose land abutted the street subdivided their lots to facilitate in-fill construction. The following table lists dwellings constructed as in-fill on subdivided lots within the Old Town Historic District.

9<sup>TH</sup> STREET IN-FILL

Site #	Address	Historic Name	Date of Construction@
85-01175	105 9 <sup>th</sup> St.	Abraham & Fannie Mezvinsky House & Garage	1939 (1939)
85-01176	109 9 <sup>th</sup> St.	House & Garage	1920 (1920)
85-00563	111 9 <sup>th</sup> St.	House* & Garage	Before 1926
85-01179	119 9 <sup>th</sup> St.	House & Garage	1934 (1934)
85-01180	215 9 <sup>th</sup> St.	House	1929 (1954)
85-01183	317 9 <sup>th</sup> St.	House & Garage	1910 (1920)
85-01186	321 9 <sup>th</sup> St.	House & Garage	1925 (1930)
85-00570	411 9 <sup>th</sup> St.	House & Garage	1923
85-01190	419 9 <sup>th</sup> St.	House	1915
85-01191	509 9 <sup>th</sup> St.	House & Garage	1946 (1947)
85-01192	512 9 <sup>th</sup> St.	House & Garage	1920 (1920)
85-01189	416 9 <sup>th</sup> St.	House & Garage	1952 (c. 1952)

United States Department of the Interior  
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEETSection number 8 Page 46

CFN-259-1116

Old Town Historic District, Story County, Iowa.

9<sup>TH</sup> STREET IN-FILL (CONTINUED)

Site #	Address	Historic Name	Date of Construction@
85-01188	412 9 <sup>th</sup> St.	House & Garage	1920 (1920)
85-01185	320 9 <sup>th</sup> St.	House & Garage	1910 (1915)
85-01184	318 9 <sup>th</sup> St.	House & Garage	1912 (1912)
85-03182	226 9 <sup>th</sup> St.	First Church of Christ Scientist#	1938
85-01181	216 9 <sup>th</sup> St.	House	1890
85-01178	112 9 <sup>th</sup> St.	House & Garage	1920 (1920)
85-01193	103 E. 9 <sup>th</sup> St.	House & Garage	1935
85-01194	111 E. 9 <sup>th</sup> St.	House & Garage	1920 (1986)

@ Garage date in parentheses.

\* Date building relocated from another site.

# Site redeveloped from house facing Kellogg Avenue to church facing 9<sup>th</sup> Street.

In the four-and-one-half blocks between Duff and Clark Avenues, no fewer than 16 lots were subdivided to provide sites for new residential construction. Virtually every backyard along 9<sup>th</sup> Street in this stretch was redeveloped in this fashion. This incidence should be compared with 12 lots within the same stretch along 8<sup>th</sup> Street and even fewer along 7<sup>th</sup> Street. In addition to residences, other land use also emerged and added to the architectural complexity. In 1938, a church was built at 226 9<sup>th</sup> Street.

Anomalies occurred as this development took place. While most in-fill housing was new construction, the house at 111 9<sup>th</sup> Street was moved onto its present site from another location. The George and Martha Bacon House at 217 9<sup>th</sup> Street (nonextant) is another example of relocation. This modest, frame house originally stood behind the Tilden House at 905 Douglas Avenue. It was later relocated to a new site at 217 9<sup>th</sup> Street. Still later, the Bacon House was razed to make way for the construction in 1929 of a new and much larger dwelling at 215 9<sup>th</sup> Street. (Brown Photographic Archive: 37.186.1) The house number was likely changed to differentiate the new from the old house. Other anomalies also occurred on this site. The city vacated the alley to the west of the Tilden House, and the backyard of the 215 9<sup>th</sup> Street house was reconfigured, resulting in a highly irregular-shaped subdivided lot.

Another anomaly occurred, when in-fill construction arose on lots that actually faced other streets, but whose primary façade orientations now shifted to face 9<sup>th</sup> Street. The Abraham and Fannie Mezvinsky House at 105 9<sup>th</sup> Street, the house at 103 East 9<sup>th</sup> Street, and the First Church of Christ Scientist at 226 9<sup>th</sup> Street call attention to this phenomenon and the powerful attraction of 9<sup>th</sup> Street. The house at 205 7<sup>th</sup> Street exemplifies a similar phenomenon on 7<sup>th</sup> Street. An earlier house, which stood on the same site, faced to the east and bore the address of 703 Douglas Avenue.

Site redevelopment also took place. The First Church of Christ Scientist constructed a new church in 1938 at 226 9<sup>th</sup> Street. A single-family dwelling had previously stood on the site. (Sanborn 1920) The congregation selected 9<sup>th</sup> Street for the address of the building. It could equally well have borne a Kellogg Avenue address, and the selection of 9<sup>th</sup> Street is another indication of the growing importance of 9<sup>th</sup> Street within the neighborhood.

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 47

CFN-259-1116

Old Town Historic District, Story County, Iowa.

The transformation of 9<sup>th</sup> Street continued following World War II, although by this time most property facing the street had already been redeveloped. The house and garage at 509 9<sup>th</sup> Street (built in 1946 and 1947) call attention to the continued force of this phenomenon.

Similar subdivision of property and in-fill construction also occurred along 7<sup>th</sup> Street and 8<sup>th</sup> Street in the Old Town neighborhood during the same era. The same reasons prompted this new construction as on 9<sup>th</sup> Street, but it was less intense. Six in-fill houses arose along 7<sup>th</sup> Street, and 14 arose along 8<sup>th</sup> Street. In contrast, 20 in-fill properties arose along 9<sup>th</sup> Street, calling attention to its special attraction.

The new construction along these corridors took a different character from the Victorian period. By now, the big houses so popular with the Victorians had fallen from favor. Many new homeowners no longer sought large lots for new construction. Still, new homeowners sought out the Old Town neighborhood for new residential construction. The population of Ames had grown, and in-fill housing, like that along 9<sup>th</sup> Street, emerged as one method to increase the city's density. The subdivision of existing lots provided an easy method to increase a neighborhood's residential density.

It should be said that in-fill construction like this occurred throughout many of the older sections of Ames during the first half of the 20<sup>th</sup> century, but that it was particularly pronounced in the Old Town neighborhood. The neighborhood's choice location in the community accounts for this concentration.

Nearby Public Grounds

The proximity of amenities to the Old Town Historic District lent further appeal to it. These amenities included the Ames City Cemetery, Ames Chautauqua Grounds, and Bandshell Park (NRHP). The Ames City Cemetery stands four blocks to the east of Old Town. The Chautauqua Grounds stood directly north of the cemetery and now form part of it. Bandshell Park stands at the southeastern edge of Old Town. Each of these green spaces was established after Ames was initially laid out. The location of these amenities near the Old Town Historic District calls attention to the pivotal position that neighborhood played in the development of Ames.

Parade!

Parades to mark public occasions like Memorial Day usually marched along Duff Avenue and sometimes 9<sup>th</sup> Street. The use of these corridors for important events like these added luster to the homes along their routes.

During the earliest years of the 20<sup>th</sup> century, Memorial Day parades gathered at the corner of Onondaga (Main Street) to the west of Grand Avenue. The parade then marched along Main Street, turned north at Duff Avenue, east at 9<sup>th</sup>, and on to the city cemetery. Following the completion of the Ames Municipal Building at 420 Kellogg Avenue in 1915, parades often originated there and then marched to Main Street and then along the same route to the cemetery. Sometimes, Memorial Day parades marched up Kellogg to 9<sup>th</sup> and then to the cemetery. In 1913, a service was held at First Methodist Church, then the parade formed

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 48

CFN-259-1116

Old Town Historic District, Story County, Iowa.

on Kellogg and headed south to Main, north on Duff to 9th and to the cemetery. On Memorial Day, the tradition in the Ames cemetery was for G.A.R. veterans of the Civil War to line up on the side of the ceremonial site in the cemetery after the parade. They raised the flag and fired a 21-gun salute. On the first Memorial Day following the end of World War I—May 20, 1919—Ames held a particularly elaborate parade and cemetery exercises to mark the return of peace. Events like these raised the status of parade route properties by association in the public's mind.

Other public events to mark important occasions in the life of the nation and of Ames also used these routes for parades. When the Ames Chautauqua Association relocated its grounds east of Maxwell Avenue in 1909, 9<sup>th</sup> Street provided the route for most of the participants. When William Jennings Bryan visited Ames, a parade in his honor used a route along Kellogg Avenue and 9<sup>th</sup> Street to reach the Chautauqua Park grounds (located north of the cemetery), where he gave a public address.

In more modern times, these streets retained this traditional role, and today parades still follow this time-honored route.

### **HOME FOR COLLEGIANS**

During the late 19<sup>th</sup> and early 20<sup>th</sup> centuries, the Old Town Historic District became home for many of the faculty and staff at Iowa State College and the residence for many of its students. These collegians previously had resided in and around the school's campus. This change in residential patterns of living, coupled with a burgeoning increase in student population, brought new dynamics to community life in Ames

#### Early Years

Before the 1890s, the college campus and environs remained isolated from Ames proper. As an unincorporated area, it lacked municipal infrastructure, such as running water, sanitary sewers, and hard-surfaced roads. While it is true that the Marston Water Tower, erected in 1897 (NRHP), did provide running water to the campus and some of its surroundings, its service was limited.

During the early years of the agricultural college, most of the faculty and students lived on campus. Downtown Ames offered a destination point for shopping, entertainment, recreation, and railroad transportation; but these forays into town were exceptional to the daily routine.

From the townsfolk's perspective, the presence of the college nearby added color to town life. On more than one occasion, Downtown Ames offered a safe-haven for college students. When President Leigh S. H. Hunt expelled certain college students in 1885, for example, they retreated to Ames. As related by college historian Earle D. Ross:

Following the expulsion of two members [of the senior class] for an infraction of rules, which to student opinion seemed not that serious, the class went on strike, setting up their

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 49

CFN-259-1116

Old Town Historic District, Story County, Iowa.

headquarters in the town opera house. When the president of the board came down from Hampton to offer his friendly mediation, he was informed curtly that the accredited head would handle the situation in his own way or retire. After a week's "urbanization" the class accepted the expulsion as a lost cause and were allowed to return without prejudice to round out their course for graduation. (Ross 1958: 61-62)

The town environment of Ames also provided the social opportunity to see and to be seen. President Hunt sometimes flattered the status of his position, his "aloofness of manner and 'aristocratic airs'" by

riding to town in a trap drawn by a high stepping cob and attended by a footman on the back seat. . . (*Ibid.*: 62)

As the population of the college increased, housing near the campus grew more difficult to find. The inauguration of a steam-driven motor line between the Iowa State campus and downtown Ames in 1891 added a new and vital link between Ames and reaches west of Squaw Creek. Until this time, public transportation had consisted of a horse-drawn hack. Now, the "Dinky," as the line was called, provided cheap, frequent, and reliable transportation between the two, separated as they were by two miles, Squaw Creek, and marshlands. Although the Dinky's steam service was discontinued in 1907, it was replaced with a more modern electrically powered trolley line. This service in turn provided public transportation to the community until 1929.

Faculty and Staff

Even before the establishment of the Dinky, a few of the college faculty located their residences in Old Town. In 1885, Prof. J. L. Budd (1835-1904) completed a showplace, brick residence at 804 Kellogg Avenue (NRHP). As a nationally recognized botanist and professor of horticulture at Iowa State, Budd was a pre-eminent faculty member at the college. To lure him to Ames, the college provided an on-campus residence as part of his compensation package. Budd's decision to relocate to the Old Town Historic District and to build a showplace residence there set a precedent for other faculty to follow and to emulate.

Subsequent decisions by other faculty members to relocate to Ames added fuel to the trend. By 1899, a number of ISC faculty members resided in the Old Town Historic District and environs. They included those listed on the following page:

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 50

CFN-259-1116

Old Town Historic District, Story County, Iowa.

ISC FACULTY RESIDING IN OLD TOWN ENVIRONS

Prof. John Craig	906 Duff Ave.
Prof. John Dodds	318 7 <sup>th</sup> St.
Prof. C. H. Eckles	812 Clark Ave.
Prof. E. R. Hodson	1201 Clark Ave.
Prof. G. J. R. Lincoln	815 Duff Ave.
Prof. (later Dean) Charles F. Curtiss	712 Duff Ave.
Prof. J. L. Budd	804 Kellogg Ave.

Source: Ames City Directory, 1899, and other sources.

The residence of these senior faculty members in the Old Town Historic District conferred status upon it. John Dodds was a professor of chemical engineering. General James Rush Lincoln was professor of military science. Charles F. Curtiss was professor of animal husbandry and later became Dean of the Agricultural Experiment Station at Iowa State. Agriculture Hall (completed in 1909) on its campus was renamed "Curtiss Hall" in 1947 in his honor. Other Duff Avenue residents included F. T. McLain, a prosperous farmer, who retired to Ames and was so well regarded that Ames residents elected him mayor, a position which he declined to serve. H. L. Munn established the Munn Lumber Company in Ames in 1891, a business that remained in the family for a century. Undoubtedly members of Iowa State College's staff also resided in the Old Town Historic District. They warrant further research to identify and document.

On rare occasions, the presence of faculty became the subject of controversy. Circa 1890, Prof. William B. Niles completed a large, showplace home at 223 East 6<sup>th</sup> Street. As a professor of veterinary medicine at Iowa State, Dr. Niles later achieved national fame for his contributions in the discovery of a serum to combat hog cholera. Niles selected a site somewhat outside the Old Town Historic district and for good reason. Niles used his property to house animals for testing experiments. Ames residents subsequently lodged numerous complaints with the city because of Niles' laboratory hogs. The city cited Niles for keeping a drove of hogs there, and the matter ended up in court. In June 1902, Niles was notified that he must comply with a Grand Jury judgment not to keep hogs within the city. (Meads)

Greek Societies

During the final years of the 19<sup>th</sup> and early 20<sup>th</sup> centuries, the Old Town Historic District became a magnet for Greek letter societies affiliated with Iowa State. As with the college's faculty and staff, the steam-driven motor line between the campus and downtown Ames motivated this shift in living patterns from West Ames to the downtown area. Prior to this time, Greek societies in Ames had suffered from discrimination and met somewhat clandestinely. (See MPD: Chapter VII, Section 8, "Addresses for Greek Letters: Fraternity and Sorority Architecture, circa 1910-1941.")

Many factors attracted fraternities and sororities to Old Town. Its many Victorian homes offered a more economical means to obtain housing than through new construction. The neighborhood's proximity to downtown Ames was convenient for shopping, personal services, and entertainment. Prior to 1916, almost

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 51

CFN-259-1116

Old Town Historic District, Story County, Iowa.

all houses of worship in Ames were located downtown, the Friends meeting house near the campus being the exception that proved the rule. Many sections of the Fourth Ward, as West Ames was called at the time, lacked paved streets, water mains, and sanitary sewers. True, downtown was distanced from the Iowa State campus by some two miles, but for some this added to its attraction.

Farwell T. Brown has identified a number of fraternity and sorority houses located in and around the Old Town neighborhood prior to 1923. They include the following:

**EARLY FRATERNITY & SORORITY HOUSES IN AND AROUND OLD TOWN**

Phi Kappa Psi	503 Grand Ave.
Sigma Chi	502 Douglas Ave.
Tau Kappa Epsilon	233 Lincoln Way
Lambda Chi Alpha	604 Grand Ave.
Phi Gamma Delta	602 Grand Ave.
Sigma Nu	905 Douglas Ave.
Beta Phi	829 Douglas Ave.
Alpha Tau Omega	803 Burnett Ave.
Phi Sigma Kappa	804 Duff Ave.
Kappa Delta (previously Alpha Tau Omega's house)	803 Burnett Ave.

Source: Brown 1993: 223.

The site of Alpha Tau Omega's founding in 1907 was 603 Burnett Avenue.

Although not all of these group homes were actually located in the Old Town Historic District, they clustered around its axis, as this list shows.

Up until this time, Greek organizations at ISU had been content to convert single-family dwellings into student group homes. Immediately prior to and following World War I, this changed. As Greek societies increased in membership, their need for larger facilities grew. (See MPD: Chapter VII, "Addresses for Greek Letters: Fraternity and Sorority Architecture, circa 1910-1941.") Their financial capability also increased. West Ames became increasingly more attractive because of its proximity to the university. The fraternity house and the sorority house subsequently arose as a new architectural form in Ames, significant because of their size and architectural pretension. This new era effectively decreased the incidence of fraternity and sorority houses in the Old Town Historic District.

Other Student Accommodations

Although the trend among Iowa State students to reside in and around the Old Town Historic District is most readily documented among Greek societies, other types of housing arrangements between private property owners and students also existed. Here too, the advent of the "Dinky's" service between campus

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 52

CFN-259-1116

Old Town Historic District, Story County, Iowa.

and downtown Ames provided the motive force behind the trend. The story of this context deserves further research. Oral history is likely to provide much of this information, as these private arrangements infrequently found their way into newspapers.

Off-Campus College Facilities

Iowa State College recognized the strategic role the Old Town neighborhood played in its educational program. In 1916, the college established its first practice house for its Home Economics Department in a house at 1203 Kellogg Avenue. (Brown 1993:140) The college's selection of this site shows that it appreciated the convenience this Old Town location offered its many student residents in the neighborhood. The college opened a second practice house at 1505 Kellogg Avenue circa 1918.

In 1926, Iowa State built a model home for education purposes at 320 8<sup>th</sup> Street in the Old Town Historic District. This project aimed to demonstrate, as a service to the public, modern domestic equipment and layout. (*Ames Daily Tribune*, May 19, 1926, p. 1) The home's location in the Old Town Historic District provided a convenient site for community viewing.

The college's selection of the Old Town neighborhood to locate these practice and model homes shows the significance of that area to Iowa State's educational mission. The practice homes at 1203 Kellogg and 1505 Kellogg were strictly utilitarian in design. The model home on 8<sup>th</sup> Street featured more architectural detail and was conceived on a larger scale. Iowa State also constructed other model homes in Ames. One, located near Lincoln Way, is no longer extant, and there were probably others, which remain unidentified today.

West Ames Develops

As Iowa State continued to grow, the need to improve the infrastructure surrounding the campus became obvious. As a start to that process, West Ames was incorporated in 1893 as a part of the Town of Ames. The establishment of municipal services to West Ames followed, including hard-surfaced streets, curbs and gutters, sidewalks, water mains, sewer hook-ups, street lighting, and other improvements. West Ames residents often complained that these improvements came slowly, and members of Iowa State's faculty were often among the most vociferous. As late as 1922, sewer service in West Ames continued to rely on processing by the college's water treatment plant.

Still, these improvements gradually transformed West Ames, and substantial residential development subsequently occurred. By the late 1920s, the tide had turned, and faculty, staff, and students were now as likely to live near the campus as in Ames proper. A number of faculty, staff, and college students nonetheless continued to make their home in the Old Town Historic District, as they do to the present day, attracted by its charming residential architecture, its urban quality of life, and its convenience to downtown shopping, entertainment, public institutions, and houses of worship.

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 53

CFN-259-1116

Old Town Historic District, Story County, Iowa.

**TOWN + GOWN = PROGRESS**

The Old Town Historic District calls attention to the gradual blending of the Ames commercial community and ISC collegiate community to the mutual benefit of Ames. This social hybridization pre-eminently occurred in the Old Town Historic District and benefited both the town and the gown.

Prior to the early 20<sup>th</sup> century, the merchant elite of Ames dominated the life of the community. Prolific, dynastic, and influential, the closely related Tilden and Brown families provided much of the social glue that cemented the community together.

With the growth of Iowa State in the first decades of the 20<sup>th</sup> century, the academic, administrative, and staff personnel of this institution began to emerge as an economic and social force. By the mid-20<sup>th</sup> century, it was ubiquitous. Although hardly ever tightly knit, the faculty and collegiate staff exerted powerful influences over the community and broadened Ames' vision of itself.

"Science and Industry with Practice"

The pervasive quality of academic life in Ames infused the broader community with a particular culture. In 1897, one local newspaper described it this way:

In intellectual culture, social refinement, moral worth and religious zeal the good people of this flourishing young city have no need to stand uncovered before any community in the great state of Iowa, the paradise of earth. We may add that on but one of the claims made above can any shadow rest. (*Souvenir Edition*)

Indeed, the chosen name for the local newspaper—*The Ames Intelligencer*—calls attention to this very culture. Nowhere is Ames' fascination with science and industry more evident than in an advertisement for the Ames Public Library, which appeared in the Ames City Directory in 1919. It reads:

Dogs, flowers, fruit trees, etc.  
Do you want to raise?  
If so consult the books at the Public Library,  
which contain the latest scientific information on the raising of everything from germs to giraffes.

Source: Ames City Directory 1919.

Even the presence of this advertisement in the city directory (let alone its content) is indicative of the pervasiveness of the emphasis on science and study at the college. Visitors to Ames today continue to notice and comment on its respect for education, good government, the cleanliness of the community, concern for social issues, and other qualities already recognized in 1897.

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 54

CFN-259-1116

Old Town Historic District, Story County, Iowa.

While the university grew and changed and many of its employees came and went, the old commercial elite in Ames maintained the city's established social traditions. As a result, a mix of economic, educational, and social ingredients emerged. The chemistry of this mix forms an important part of the community's history and its dynamics to the present day.

Hiram and Ann Munn provide a good example of this phenomenon. "Hiram represented business," Ann recounted. "I represented the academic community." While the town and the gown married into each other's families, "the traditions were not necessarily the same." The Munn House at 726 Duff Avenue became a meeting ground for both. "You could not serve liquor at The Knoll" [the college president's house], she recalled. "Our home became the unofficial place for university entertaining." (Ann Munn interview with author)

This interaction between the Ames commercial community and the Iowa State academic community resulted in benefits to both. In the 1920s, for example, Ames' businessmen actively sought to locate the permanent headquarters of the State Highway Commission in Ames. These business interests recognized the economic opportunities this office offered to the community. The Engineering Department at Iowa State had initially lured the commission to Ames in 1904, mindful of the employment opportunities it offered associates of the college. During the 1920s, both of these constituencies worked together to make Ames the commission's permanent home. To this end, on August 1, 1923, the City of Ames through Parley Sheldon deeded five acres of land in Ames to the State of Iowa as the site of a new highway commission headquarters. Located at 800 Lincoln Way, this property remains the headquarters of the Iowa Department of Transportation to the present day.

This conveyance is made with the distinct understanding and agreement that there shall be erected there a building or set of buildings for the State Highway Commission for their headquarters and general offices, and if said property should at any future time cease to be used for such purpose, it shall revert to the donors or the State of Iowa, at its option may reimburse the donors for the amount contributed by each for the purpose of buying said property to be donated to the State of Iowa, not exceeding sixteen thousand dollars (\$16,000.00) the names of the donors and the amount donated by each is hereto attached, and made a part of this instrument. (Brown 1993: 217)

Employees of the Iowa State Highway Commission headed this list of donors. These 81 individuals provided \$3,000 for the project. The Chicago & North Western Railway Company contributed \$2,000. Parley Sheldon, the Fort Dodge, Des Moines & Southern Railway, and the Ames National Bank contributed \$1,000 each. (*Ibid.*) An additional 45 individuals and businesses contributed \$100 or more to this effort. (Brown 1993: 217-218) These individuals and firms recognized that the state highway commission would bring additional economic development to Ames and willingly contributed their private money to a public enterprise to this end.

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 55

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Home for Professions

Members of the professions in Ames preferred to live in or near Old Town during the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. This signal of the neighborhood's position as a premier residential section of the community remained in effect throughout much of the first half of the 20<sup>th</sup> century. While it cannot be said that careers in medicine resulted in great wealth at this time, Americans have always respected professionals like doctors, and this sense of respect cast further luster on Old Town as a neighborhood of choice.

In addition to living in the Old Town neighborhood, many medical doctors practiced from their residences there. As a result, patients from throughout the Ames community visited the neighborhood and became aware of its qualities.

In 1919, Ames doctors resided and practiced at the following addresses:

AMES DOCTORS IN 1919

<u>Name</u>	<u>Office Address (few listed)</u>	<u>Residence</u>
James E. Adamson,	-	603 Burnett
Earl Blaine Bush	214-1/2 Main	706 Clark
Benjamin G. Dyer	-	213 6th (213 7th in 1922 cd)
E. R. Lyon	-	902 Northwestern Ave.
Earl Rice	-	614 Hodge
G. Puffett	2716 West St.	2716 West St.
D. M. Ghrist	-	622 Douglas
Jennie G. Ghrist	-	622 Douglas

Source: Ames 1919 City Directory, 148.

While not all these doctors lived in the Old Town Historic District, addresses on Burnett, Clark, and Douglas Avenues figure highly in this list.

As medical specialization increased, so too did the need for many types of new medical equipment and offices to house it. Already by 1919, some doctors, like Dr. Bush, maintained downtown offices. These were typically located on the upper floors of commercial buildings. As time passed, more and more medical doctors separated their offices from their residences, and downtown offices became common, as shown by the table on the following page:

United States Department of the Interior  
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEETSection number 8 Page 56

CFN-259-1116

Old Town Historic District, Story County, Iowa.

## AMES PHYSICIANS AND SURGEONS IN 1922

<u>Name</u>	<u>Office Address</u>	<u>Residence</u>
James E. Adamson,	Ames National Bank Bldg.	603 Burnett
Clarence A. Aplin	405 Douglas	515 Douglas
Ben G. Budge	405 Douglas	911 Burnett
E. B. Bush	Commercial Bank Bldg.	706 Clark
Benjamin G. Dyer	Specialist, Masonic Temple	213 7th
J. F. Edwards	-	2813 Leek
C. F. Hatcher	214-1/2 Main	710 Kellogg
Wm. C. Henske	-	215 Hyland
Chas. N. McBryde	-	623 Burnett
Earl Rice	I.O.O.F. Bldg.	614 Hodge
D. M. Ghrist	-	230-1/2 Main
Jennie G. Ghrist	234-1/2 Main	230-1/2 Main

Source: Ames 1922 City Directory.

This table indicates that the shift from residence to downtown had accelerated. Still, home addresses on Burnett, Clark, and Douglas Avenues remained popular for these professionals. Actually, the tradition of physicians practicing from out of a residence continued into the mid-20<sup>th</sup> century. In 1952, Dr. Armstrong moved a Dutch Colonial-styled house to a new location at 600 5<sup>th</sup> Street to use as his office. The vacated site was then redeveloped by the construction of the new Telephone Building. (Meads) At this time, 5<sup>th</sup> Street remained quasi-residential.

Like the members of the Ames medical profession, local attorneys preferred to live in the Old Town neighborhood. Although their number remained smaller than that of their colleagues in Nevada (the county seat of Story County), the presence of these professionals in Old Town signaled the neighborhood's status as a choice residential area.

## AMES ATTORNEYS IN 1919

<u>Name</u>	<u>Office Address (only a few listed)</u>	<u>Residence</u>
Arthur Buck	-	214 E. 7th
C. G. Lee	-	1008 Burnett Ave.
T. G. Garfield	-	118 7th
C. C. Coyle	-	703 Kellogg
J. Y. Luke, city attorney	-	608 Douglas
R. E. Nichol	-	1017 Burnet
G. A. Underwood	214-1/2 Main	214-1/2 Main

Source: Ames 1919 City Directory.

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 57

CFN-259-1116

Old Town Historic District, Story County, Iowa.

The residency in Old Town of J. Y. Luke, the Ames city attorney, further underlined its reputation as a respectable neighborhood.

As with the city's medical profession, Ames attorneys preferred to list their residential addresses in the city directory and not their office addresses. Some attorneys likely practiced from their homes. Several years later, this pattern shifted, as indicated in the following table:

AMES ATTORNEYS IN 1922

<u>Name</u>	<u>Office Address#</u>	<u>Residence</u>
Arthur Buck	28 National Bank Bldg. (room)	214 E. 7th
Lee & Garfield	129-1/2 Main/125 Main	1009 Burnett
Roscoe E. Nichol	Ames National Bank Bldg.	1017 Burnett
Harold Nichol	-	925 Burnett
C. H. Pasley	236-1/2 Main	620 Crawford
Ira J. Scott	Stevens Bldg.	622 Kellogg
A. O. Wydell	Ames National Bank Bldg.	Not listed

Source: Ames City Directory, 1922.

While no doubt some of these 1919-listed attorneys maintained separate offices, the propensity in the 1922 city directory for attorneys to list their offices separately from their residences indicates a growing sense of the need for a business-like environment. The fact remained that Old Town remained a popular area for attorney residency and added to its reputation as a choice neighborhood.

Home for Building Trades

Many members of the Ames building trades lived in or around the Old Town neighborhood in the late 19<sup>th</sup> century. This fact calls attention to a quality of egalitarianism, which pervaded the neighborhood.

By the 1890s, Ames was booming. Between 1890 and 1900, the city's population nearly doubled in size. Between 1900 and 1920, it nearly doubled again. Within this environment of growth and prosperity, the building trades flourished. These workers included carpenters, contractors, masons, and other specialized trades. They constituted one of the biggest occupational groups in the city at the time. The table on the following page lists those individuals as identified as building tradesmen in the 1899 Ames city directory.

United States Department of the Interior  
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEETSection number 8 Page 58

CFN-259-1116

Old Town Historic District, Story County, Iowa.

## BUILDING TRADES RESIDENCES IN 1899

Name	Occupation	Address
Adams, Ed. T.	carpenter	N. Lincoln
Alderman, J. P.	carpenter	411 Duff Ave.
Allen Robert C.	(retired?) carpenter	506 State (8 <sup>th</sup> St.)
Allen, F. E.	carpenter	1001 Clark
Arrasmith, J. A.	carpenter	912 Carroll
Bisbee, M. Brooks	carpenter	502 Fayette (11 <sup>th</sup> St.)
Bittan, G. C.	carpenter	900 Boone (Lincoln Way)
Burton, E. F.	carpenter	802 Duff
Burton, W. S.	carpenter	802 Duff
Butler, J. J.	carpenter	307 Boone (Lincoln Way)
Cameron Frank	mason	707 Duff
Cameron J. K.,	brick maker	714 Sycamore (9 <sup>th</sup> St.)
Clark, Albert O.	carpenter	1107 Clark
Cole, B. J.	mason	1010 Lincoln
Cole, John	contractor	North (13 <sup>th</sup> St.)
Duthie, J. P.	contractor	1308 Clark
French, Scott,	bridge carpenter	818 State (8 <sup>th</sup> St.)
Gilbert, E. P.	carpenter	915 Kellogg
Gilbert, Geo.,	carpenter	Kingsbury
Griffith, E. L.	carpenter	200 Sherman
Griffith, U. S.	carpenter	121 Duff
Hiestand, S. E.	carpenter	1402 Kellogg
Hullenberger, Michael	carpenter	Stevens
Hunter, Frank	mason	1000 Carroll
Kistler, M. H.	contractor	Story (5 <sup>th</sup> St.)
Kaynor, E. D.	carpenter	909 Douglas
Kooser, G. T.	carpenter	Burnett
Little, C. D.	carpenter	304 Duff

Source: Ames City Directory, 1899.

While certainly not all these individuals lived in the Old Town Historic District, an appreciable number of them did. Indeed, the Burtons at 802 Duff Avenue and E. D. Kaynor at 909 Douglas Avenue enjoyed the status of a fashionable address. As a result, building tradesmen, professionals, collegians, mercantile elite, and other residents in the Old Town neighborhood rubbed elbows with one another every day. This contributed to an egalitarian spirit in the neighborhood, and this spirit continues to the present day.

United States Department of the Interior  
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEETSection number 8 Page 59

CFN-259-1116

Old Town Historic District, Story County, Iowa.

## ARCHITECTURE

The Old Town Historic District calls attention to the architectural styles popular in Ames during the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. Italianate-influenced and Queen Anne examples stand out from the early period. Craftsman styling predominates during the first quarter of the 20<sup>th</sup> century. Some Period Revival and Neo-Colonial Revival examples can also be found, but by the time of their popularity the neighborhood was almost entirely filled with improvements, and so their incident is limited. Other stylistic influences are also present but to lesser extents.

## BACKGROUND

A variety of building materials have contributed to the architectural history of the Old Town Historic District. (See Chapter VII of the MPD for a fuller discussion of historic building materials in Ames.) Although wood was likely the earliest building material used in the historic district, its earliest extant structures are constructed of brick. Stucco became popular at the turn of the 20<sup>th</sup> century. Concrete block also made an appearance at that time but gained only limited appeal in the community, as did hollow tile a little later. The presence of stone is very restricted, limited to the foundations of a few 19<sup>th</sup> century houses. The presence of these different building materials in the historic district lends a variety of texture to the streetscape.

The properties noted on the following page employed brick as their primary building material:

## BRICK IN OLD TOWN (MODERN BUILDINGS EXCLUDED)

Site #	Address	Historic Name	Date of Construction	Notes
85-00765	829 Douglas Ave.	Lucas House-Beta Phi House	1874	Brick veneer
85-01274	710 Kellogg Ave.	House	c. 1880	All brick now stucco clad
85-00918	804 Kellogg Ave.	Prof. J. L., Sarah, & Etta Budd House	1885	Brick veneer
85-01175	105 9 <sup>th</sup> St.	Abraham & Fannie Mezvinsky House	1939	Brick veneer
85-01175	105 9 <sup>th</sup> St.	Abraham & Fannie Mezvinsky Garage	1939	Brick veneer
85-01148	703 Burnett Ave.	House	1920	All brick

Source: Sanborn Fire Insurance Map, 1926, and 2002 field inspection.

Completed in 1885, the Prof. J. L., Sarah M., and Etta Budd House at 804 Kellogg Avenue is constructed of frame with its exterior walls veneered in brick. Joseph Lancaster Budd (1835-1904) was one of Iowa State University's most notable faculty members during its early years. His work at the

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 60

CFN-259-1116

Old Town Historic District, Story County, Iowa.

institution helped establish its national prominence in horticulture. Budd was appointed professor of horticulture at Iowa Agriculture College in 1877, and he served in that position until his retirement in 1899. Budd was largely responsible for founding Arbor Day in Iowa. (Page 2001)

Budd and his family relocated to Ames in 1877 to take up residency and his new position at the college in Ames. Born in Peekskill, New York, Budd had previously served as principal of Rockford Academy in Rockford, Illinois, and later operated a nursery in Shellsburg, Iowa. Throughout his life Prof. Budd actively pursued the accumulation of capital through real estate investment. The construction of the Budds' new brick home at 804 Kellogg Avenue in 1885 and its siting on three city lots evinced financial capability and integrity. Budd undoubtedly intended the house to enhance his stature in the community, and it did so through his life and that of Etta Budd, his daughter, who resided there for many years after his death.

The design of the Budd House--a late example of Italianate-influenced styling--was conservative. Its use of brick was also conservative. By 1885, wood-clad houses were successfully competing with brick houses in the local eye for architectural pretension. (See below.) Within this context, Budd's choice of brick for his new home calls attention to its continued status, albeit conservative and infrequent, as a quality building material for residential construction in Ames.

Many years passed until brick returned as an exterior cladding material in Old Town and then only to a limited extent. The Abraham and Fannie Mezvinsky House and their detached garage at 105 9<sup>th</sup> Street featured red brick as veneer, when they were built in 1939. The house at 723 also extensively employs brick.

A number of dwellings employ brick at entryways, as porch columns, porch bulkheads, porch step bulkheads, and/or outside wall chimneys. These houses include the following examples:

**BRICK: SECONDARY USE**

411 8<sup>th</sup> Street (porch, chimney)  
113 8<sup>th</sup> Street (porch)  
624 Duff Avenue (porch)  
709 Duff Avenue (porch)  
412 8<sup>th</sup> Street (chimney)  
319 8<sup>th</sup> Street (door surround)  
111 8<sup>th</sup> Street (steps bulkhead)  
317 7<sup>th</sup> Street (porch)  
908 Duff Avenue (chimney)  
802 Clark Avenue (chimney)  
703 Kellogg Avenue (steps bulkhead, later improvement)  
411 9<sup>th</sup> Street (chimney, steps bulkhead)  
419 9<sup>th</sup> Street (steps bulkhead)  
119 9<sup>th</sup> Street (steps and steps bulkhead)  
215 9<sup>th</sup> Street (outside chimney)  
715 Clark Avenue (outside chimney)

United States Department of the Interior  
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEETSection number 8 Page 61

CFN-259-1116

Old Town Historic District, Story County, Iowa.

## BRICK: SECONDARY USE (CONTINUED)

103 East 9<sup>th</sup> Street (outside chimney, steps bulkhead)  
704 Burnett Avenue (outside chimney)  
802 Burnett Avenue (porch piers, likely later improvement)

A number of other houses employ brick as a foundation material. Generally speaking, these houses reflect the influence of Craftsman styling on their design and date from the first quarter of the 20<sup>th</sup> century.

With the popularity of the Craftsman style, brick came into its own as the material of choice in the Old Town Historic District for decorative effect.

## BRICK FOR PORCH OR DECORATIVE EFFECT (SELECTED)

Site #	Address	Historic Name	Notes
85-001170	411 8 <sup>th</sup> St.	House	Craftsman-styled porch w/ brick columns & bulkhead
85-01160	317 7 <sup>th</sup> St.	House	Brick piers on Craftsman- styled porch
85-01259	723 Duff Ave.	House	First floor brick veneer
85-01255	709 Duff Ave.	House	Brick for porch bulkheads
85-01252	624 Duff Ave.	House	Brick for porch bulkheads
85-01162	113 8 <sup>th</sup> St.	House	Brick for porch piers
85-00556	320 8 <sup>th</sup> St.	ISC Model Home	Brick for porch piers
85-01168	319 8 <sup>th</sup> St.	House	Brick trim for front door

Also during this period, some property owners in Ames updated their front porches by enclosing them. Brick was sometimes used for the bulkheads of these porches. The following table lists some of these remodeling jobs:

## BRICK BULKHEADS FOR REMODELED PORCHES (SELECTED)

Site #	Address	Historic Name	Notes
85-01255	709 Duff Ave.	House	Brick for porch bulkheads
85-01252	624 Duff Ave.	House	Brick for porch bulkheads

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 62

CFN-259-1116

Old Town Historic District, Story County, Iowa.

In addition to these uses, brick was frequently employed in Ames for chimneys and to face foundations from grade to the sill plate.

Wood

Wood is the dominant exterior cladding material in the Old Town Historic District historically, and clapboard is the most frequently employed type.

During the Victorian period, decorative treatments of wood gained popularity. The fishscale siding appeared, frequently in the gable ends of buildings, to enrich the surface texture of exterior walls. The George W. Rogers House at 804 Douglas Avenue, built circa 1880, illustrates how fishscale siding could add visual interest to a plain and simple building. When cover-up siding has later masked this decorative detailing, a building loses much of its charm.

As Prairie School and Craftsman styling gained popularity in Ames, different types of decorative wood siding and combinations of these types appeared as decorative treatments. The house at 419 9<sup>th</sup> Street features clapboards on the first floor and wood shingles in coursed patterns on the second floor. This treatment lends a horizontal feeling to this building and compliments other Prairie School details, like its first floor ribbon windows. The Craftsman-influenced house at 908 Duff Avenue, built in 1925, uses two types of wood shingles for its cladding. The shingles in its gable ends are narrow, while those, which clad the building's exterior walls are wider. Stucco further enriches the garage associated with this property. It employs both stucco and wood shingles for its cladding material.

Stucco

Stucco began to appear in the Old Town Historic District during the first decade of the 20<sup>th</sup> century. The following table lists some of them and notes how stucco is used:

STUCCO IN OLD TOWN ENVIRONS (SELECTED)

Site #	Address	Historic Name	Notes
85-0765	829 Douglas Ave.	W. D. & Flora c. Lucas House- Beta Phi House	Built in 1874, remodeled w/stucco cladding c. 1905
85-00798	803 Duff Ave.	House	Built in 1889, remodeled w/stucco cladding c. 1905
85001194	111 E. 9 <sup>th</sup> St.	House	Craftsman design w/original stucco cladding
85-01192	512 9 <sup>th</sup> St	House	Craftsman design w/original stucco cladding

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 63

CFN-259-1116

Old Town Historic District, Story County, Iowa.

STUCCO IN OLD TOWN ENVIRONS (CONTINUED)

85-01168	319 8 <sup>th</sup> St.	House	Tudor Revival design w/half-timbered stucco
85-0766	905 Douglas Ave.	George G. & Lydia C. Tilden House	Built in 1892, remodeled w/ stucco cladding c. 1915
85-00570	411 9 <sup>th</sup> St.	House	Prairie School influ. w/stucco cladding 2 <sup>nd</sup> fl.
85-01274	710 Kellogg Ave.	House	Brick house clad w/stucco in 1913
85-01259	723 Duff Ave.	House	Stucco w/ half-timbered gable-ends

The house at 512 9<sup>th</sup> Street illustrates how stucco complimented Craftsman styling. Its smoothly finish stucco emphasizes the mass of the building and gives it visual strength. The front porch columns are also clad in smoothly finished stucco. Their battered design suggests they bear great weight and further adds strength to the composition. Architectural historians sometimes refer to stucco in modern American, English cottage, Italian marble, and spatter dash finishes. (MacAlester: 41) The stucco finish on this house could be classified as modern American. The houses at 111 East 9<sup>th</sup> Street and 319 8<sup>th</sup> Street also illustrate stucco as an original cladding material. In the East 9<sup>th</sup> Street example, the stucco is worked both as a cladding material and in decorative geometric designs across the bulkheads of the front porch. Both show the influence of Craftsman styling.

By the late 1920s, the use of stucco had become more sophisticated. Stucco lent itself to Period Revival styling, particularly Tudor Revival, which used it along with false half-timbering. The house at 319 8<sup>th</sup> Street nicely illustrates this decorative and attractive combination of materials. Because stucco could be troweled in many different textures and designs, stucco could be fashioned into a variety of finishes. The house at 319 8<sup>th</sup> Street features heavily stippled stucco sometimes referred to as the "English cottage finish." This rough texture complimented the building's half-timbered and brick-worked front entryway. An "Olde World" look resulted. The half-timbered house at 822 Duff Avenue finished the stucco in another design. Here, large, circular daubs of stucco are centered on smooth-finished panels within the panels framed by half-timbering. This lends rhythm to the walls, as the circular patterns repeat across them.

The George G. and Lydia C. Tilden House illustrates a massive remodeling effort featuring stucco as a chief element. Originally built in 1892, its extensive modernization transformed it into a Prairie School-influenced building in 1915. Alan H. Kimball likely provided the design for this remodeling. (See "Face Lift" below.)

**United States Department of the Interior**  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 64

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Other Building Materials

Other building materials historically have been employed in the Old Town Historic District, but their use has been restricted. Concrete block made an appearance in the early 20<sup>th</sup> century. The following buildings in the historic district employ this building material as a foundation material:

CONCRETE BLOCK FOUNDATION (SELECTED)

318 9<sup>th</sup> Street  
309 7<sup>th</sup> Street  
704 Kellogg Avenue  
708 Burnett Avenue  
318 9<sup>th</sup> Street  
721 Clark Avenue  
904 Clark Avenue

An automobile garage at 803 Burnett Avenue also employs concrete block for its walls.

As with concrete block, the fire-retarding qualities of hollow tile recommended it as a building material for garages. Several of them remain extant in the historic district. Their rough construction suggests that they were built by their owners rather than by masons.

Stone is infrequently encountered in the historic district. It was expensive and difficult to work. The house at 719 Douglas Avenue and the Budd House at 804 Kellogg Avenue possesses stone foundations, but these are rare exceptions in the neighborhood.

**STYLE**

Architecture within the Old Town Historic District reflects the popular styles during the late 19<sup>th</sup> and early 20<sup>th</sup> century in the nation and in Iowa. Numerous Victorian-influenced buildings call attention to the earlier years of this period, while Craftsman styling predominates during the first quarter of the 20<sup>th</sup> century. Residential construction slackened in the 1920s and 1930s, but examples of Period Revivals occurred. By 1940, virtually all the town lots in the historic district had been filled.

This report uses vocabulary, typology, and periodization as developed in Virginia and Lee McAlester's *A Field Guide to American Houses* (1984).

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 65

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Italianate

Italianate was the first architectural style to influence residential architecture in Ames. It introduced new architectural forms and new decorative details to the community. During the late 1870s and early 1880s, several Ames citizens erected Italianate-influenced, showplace residences. These, coupled with the 1881 construction of the first brick schoolhouse in Ames, which was probably the largest building in the community at the time and also influenced by Italianate styling, stimulated emulation by other residents.

Italianate styling introduced the cube shape to residential architecture in Ames. Its diagnostic characteristics included an asymmetrically conceived front façade, a box-like footprint, and a hip roof and deck. This format allowed considerable flexibility. The façade could be styled with a 2-bay or a 3-bay configuration. The F. T. McLain House at 720 Duff Avenue provides good examples of the 3-bay configuration. The house at 700 Douglas Avenue provides a more modest and probably earlier example.

The Kendrick W. & Lydia Gates Brown House represented Italianate styling in Ames at its most exuberant. This nonextant 2-story, brick dwelling featured a wide cornice, deep frieze with brackets, low-pitched hip roof and deck surrounded by decorative cast iron railing, a 2-story bay window on the south elevation, and a 2-story wing at the southwest corner. Its windows featured brick and cast stone hold molds. Leaving nothing to chance, Kendrick personally selected "knot-free lumber for this house." (Brown Photographic Archive, 92.497.4) This residence was extensively remodeled in 1918. Still later, it developed brick failure and was razed to the regret of many Ames residents, who had come to view it as a local landmark.

The McLain House shows how Italianate styling could be fashioned in wood. Its 3-bay, asymmetrical façade, cornice, frieze with brackets, hip roof and deck, 2-story bay window, and delicate iron cresting around its deck (now missing) call attention to the hallmarks of the style. F. T. McLain built this house in 1885 for his retirement in Ames, when he moved from his farm.

Queen Anne

Queen Anne styling affected Ames in several ways. A number of local residents selected this style to build showplace residences along Douglas and Duff Avenues during the 1890s. Some of these buildings are undoubtedly pattern-book or architect-designs, but the sources of these designs remain elusive. (See below.) These edifices provide the purest examples of the Queen Anne influence in Ames and no doubt stimulated emulation by other property owners. Diluted versions of the style appeared in many other houses as architectural enrichments, like fishscale siding, or architectural elements, like complex roof systems, but in lesser degrees.

Houses influenced by Queen Anne styling in Ames cluster in the Old Town Historic District. They include those listed on the following page:

United States Department of the Interior  
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEETSection number 8 Page 66

CFN-259-1116

Old Town Historic District, Story County, Iowa.

## EXAMPLES OF QUEEN ANNE

Site #	Address	Historic Name	Date of Construction
85-01256	712 Duff Ave.	Dean Chas. F. Curtiss House	1893
85-00797	726 Duff Ave.	Munn House*	1891
85-00756	804 Duff Ave.	Prof. & Mrs. L. H. Pammel House	1892
85-01242	811 Duff Ave.	House	1880
85-00753	714 Douglas Ave.	House	1890
85-00755	720 Douglas Ave.	House	1897
85-01241	808 Douglas Ave.	House	1906
85-00757	812 Douglas Ave.	E. P. Stuckslager House	1892
85-00680	802 Burnett Ave.	House	1910
85-00724	702 Clark Ave.	House	1900
85-01144	722 Clark Ave.	House	1900
85-00555	114 8 <sup>th</sup> St.	House	c. 1890

\* Radically remodeled in 1920s.

These residences strive to convey a picturesque look by breaking up planar wall surfaces with architectural elements and details that lend texture to the design. The turret provided a highly visible architectural device to enrich surface texture. The house at 114 8<sup>th</sup> Street calls attention to this conceit. This example features a turret conceived as a second floor porch. Situated at the northeast corner of the building, this semi-circular porch is covered with a steeply pitched, conical-shaped roof. (This house was likely built c. 1890.) It was originally located around the corner at 723 Duff Avenue but moved to its present location. Probably at this time, a side porch and a front porch replaced a wrap-around porch. The turret porch remained substantially intact and illustrates another architectural device to add complexity to a Queen Anne residence.) Other turrets embellish houses in the Old Town Historic District at 817 Kellogg Avenue and 812 Douglas Avenue.

Architectural features inset into the body of a house became another popular way to break up planar surfaces. The Dean and Mrs. Charles F. Curtiss House at 712 Duff Avenue exemplifies this device. Here, a second floor open porch is set under the main roof of the house with an open front porch set under this balcony. The Dr. and Mrs. L. H. Pammel House at 804 Duff Avenue exhibits a similarly designed second floor open porch.

Canted bay windows and canted porch detailing provided one method to achieve this end. Although outside the historic district, the Robert Cairns House at 1006 Douglas Avenue is designed with canted

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 67

CFN-259-1116

Old Town Historic District, Story County, Iowa.

corners on its bay window. Cairns arrived in Ames in 1883 and traveled as a dry goods wholesaler. (Brown Photographic Archive, 34.175.3; 92.497.1-2) The S. G. & Margaret Hamilton House at 1003 Duff Avenue features a 2-story canted bay window on its façade. Although the house has been remodeled, the outline of the bay window remains intact.

The canted porch entrance provided another architectural device to break up planar surfaces. The Munn House at 726 Duff Avenue (original design) provided one example. A flight of steps set at a 45-degree angle to the main block of the house accessed a wrap-around porch across its west and south façades. A pedimented roof set at the same angle stood over this flight of steps and called further attention to it. Heavy, turned-wood pendants hung below the spindle work across the top of the porch and further accent the canted design of its entry. Like the Hamilton House described above, the Munn House also features a canted bay window on its south elevation, accented by spindle-worked brackets.

Decorative siding treatments provided the simplest way to convey complex wall surfaces. The Curtiss House provides an outstanding example with its array of fish-scale siding and sunburst motifs in its gable ends. Other houses likely feature similar, if more restrained, wall-cladding designs now secreted behind cover-up siding, waiting for property owners to strip off these latter-day slipcovers to reveal them.

The Queen Anne taste in Ames, as elsewhere across the nation, evolved into "Free Classic" styling, a subtype of the style. Classically influenced porch columns and railings replaced the earlier spindle-worked columns and railings, surface textures became simpler, and a more tailored look emerged. The porch at 722 Clark Avenue illustrates this new treatment. The house at 704 Duff Avenue illustrates Free Classic characteristics as applied to fenestration. Its west and south gable ends feature Palladian-inspired windows. The house at 702 Clark Avenue possesses similar Palladian-inspired windows in its façade gable.

A big house was not a desideratum for successful Queen Anne styling. Delightful results could emerge from small residences. *A Field Guide to American Houses* by Virginia and Lee McAlester--the Bible for many architectural historians--features such a house on its cover. The 811 Duff House (some would say "cottage") provides an outstanding, local example. Cubic in form, this 1.5-story frame design is a riot of surface textures, pointed angles, and solid and void spaces. Fishscale siding in the gable ends and above a 1-story bay break up the massing of its exterior walls. The steeply pitched main and dormer roofs jut out at sharp angles. The front and rear porches' spindle-worked frieze and the spindle-worked trusses in the gable ends create visual voids in front of the solid spaces behind them. A further layer of visual interest results. This building is likely a carpenter's rendition of a popular design, rather than a pattern book or architect design. If so, it illustrates how clever builders could combine readily available building materials to great effect. Many of the architectural details on this house are fragile and easily broken, removed, or covered-up. Because the success of its design relies so much on these details, property owners should make great effort to preserve them. A comparison of this house with the remodeled example at 818 Clark Avenue shows how the preserved design achieves a light and airy feeling, while the altered example conveys a heavy and somewhat foreboding look.

United States Department of the Interior  
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEETSection number 8 Page 68

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Other resources influenced by Queen Anne styling in Ames generally exhibit less exuberant characteristics. The houses at 721, 824 and 831 Clark Avenue illustrate a restrained use of fish-scale siding to embellish wall surfaces.

Colonial Revival

Colonial Revival designs emerged from the closely related Free Classic substyle of Queen Anne styling. Colonial Revival roofs continued steeply pitched and often featured hipped configurations. Asymmetrical roofs also continued in force, but a more tailored look emerged as architectural elements, like porches, became more organically integrated into the main block than previously.

## EXAMPLES OF COLONIAL REVIVAL (SELECTED)

Site #	Address	Historic Name	Date of Construction
85-01141	903 Clark Ave.	House	1900
85-01252	624 Duff Ave.	House*	1915
85-01229	904 Clark Ave.	House*	1900
85-01255	709 Duff Ave.	House	1910
85-01282	811 Kellogg Ave.	House	1910
85-00917	700 Kellogg Ave.	House	c. 1900
85-01215	831 Burnett Ave.	House	1905
85-01143	821 Clark Ave.	House	1890
85-01199	712 Burnett Ave.	House	1913

\* Flared roof.

The example at 700 Kellogg stands at the entrance to the historic district from the south and illustrates the restraint, which characterized Colonial Revival. Steeply pitched roofs and intersecting gables remain part-and-parcel of the architectural palette as in Queen Anne styling, but much less emphasis is placed on wall textures. The pedimented entry of the front porch relates in shape directly to the roof angles, so that all these elements act in rhythmic harmony rather than as a picturesque chocolate box.

Occasionally, a side-gable roof appears. The house at 903 Clark Avenue provides an example, although cover-up siding masks some of its architectural features. Built in 1900, this house features a front gable and wing configuration. Highly popular in some other communities in Iowa during this era, such examples are not common in Ames. The placement of an inset dormer above the first story of the wing shows the little concern for symmetry within Colonial Revival styling.

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section number 8 Page 69

CFN-259-1116

Old Town Historic District, Story County, Iowa.

American Four Square

American Four Square design in Ames, like elsewhere across the nation, is a two-story, cubic shape, which lends itself to a variety of architectural styling. As constructed in the Old Town Historic District, American Four Square designs show influences of Colonial Revival and Prairie School styling.

EXAMPLES OF AMERICAN FOUR SQUARE (SELECTED)

Site #	Address	Historic Name	<u>Stylistic Influence,</u>
			<u>Date of Construction</u>
85-01274	710 Kellogg Ave.	House	
85-01267	816 Duff Ave.	House	Colonial Revival, 1910
85-01229	904 Clark Avenue	House	Colonial Revival, 1900
85-01267	816 Duff Ave.	House	Prairie School, 1922
85-01221	718 Clark St.	House	Detailing removed, 1920

Colonial Revival styling embellishes the American Four Square house at 816 Duff Avenue. The flared main, dormer, and north bay roofs, the oculus façade window, and the simple columns and railing on the front porch soften the building's mass without a lot of fuss. The result is a design of tailored simplicity. The house at 718 Clark Avenue also features a flared roof, but the removal of its front porch and its window and front entry alterations spoils its purity.

The house at 817 Douglas Avenue provides an example of Prairie School styling applied to an American Four Square shape. Although watered-down, this influence is evident in the moderate slope of the main roof and the rather low-pitched dormer roof. Compare the pitch of these roofs with those at 816 Duff Avenue to see the difference. These moderately pitched roofs, coupled with the paired windows on the second floor and dormer, lend a broader, more horizontal look to the building, in keeping with the Prairie School's aesthetic.

Prairie School

Prairie School styling makes a subtle appearance in the Old Town Historic District. Examples stand at 419 9<sup>th</sup> Street, and 718 Duff Avenue. Of cubic shape, the Duff property features a low-pitched, hip roof with very wide eaves with heavy braces. It was built in 1920. Although the ribbon windows so often encountered in Prairie School styling are lacking, the four windows on the second floor of the façade lend a horizontal feeling to the building. This, coupled with the low-pitched roof and the wide eaves, firmly anchors the building to its site. This characteristic is particularly pronounced because late Victorian dwellings with steeply pitched roofs flank the building. The 9<sup>th</sup> Street property shows how Prairie School styling could be applied to an American Four Square shape. Constructed in 1915, the

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 70

CFN-259-1116

Old Town Historic District, Story County, Iowa.

design of this house conveys an horizontal feeling through ribbon windows on the first floor, paired windows on the second floor, and a combination of cladding materials. This first floor is clad with narrow clapboard siding. The second floor is clad with banded wood shingles, which form stripe patterns that encircling the building. These architectural features lighten the massing of the building and contribute to its horizontal feeling.

Craftsman

Craftsman styling appears on the numbered streets in the Old Town Historic District as infill housing and at other locations where property redevelopment occurred. Popular from the 1910s through the 1920s, Craftsman styling employed wide eaves, heavy braces, exposed rafters, prominent porches, and low-pitched roofs, at least for 1-story buildings. By this time, most of the lots in the historic district had filled with improvements, limiting the number of Craftsman houses constructed.

The Henry and Sonovia Ness House at 821 provides an outstanding example of the style. It blends stucco with clapboard siding and all the features mentioned above. Its eaves are exceptionally wide, and the present owners deserve praise for their recent restoration of the building. The houses at 825 Duff Avenue and 112 9<sup>th</sup> Street (both built in 1920 probably by the same builder and for the same owner) illustrate the "airplane bungalow." This essentially 1-story design features a second-story section, usually to house only one room. These two houses are practically identical and likely stem from the same as yet-unidentified source.

Period Revivals

Period Revival styling is limited in the Old Town environs. By the 1920s and 1930s, when Tudor Revival, Mediterranean Revival, and other period revivals became popular nationally, the building lots in the Old Town neighborhood had filled to an even greater extent than in the 1910s. Still, when some land became available for development, Tudor Revival styling offered a popular option.

The house at 319 8<sup>th</sup> Street is a case in point. Situated on a 90' x 60' parcelized lot and built in 1930, this house features half-timbering, stucco, brick entry surrounds, and a steep roof system. Its façade is dominated by a prominent cross gable. Modest in size, this house sits comfortably on its site. Its Tudor Revival features lend a charming and characteristic look to the building. (See "Stucco" above.) The design of this building likely stems from an as-yet unidentified house plan catalog. Numerous publishers across the nation provided these catalogs, which lumber yards subsequently disseminated across the nation and through the Munn Lumber Yard Company in Ames.

Watered-down versions of Tudor Revival styling also exist. The house at 830 Clark Avenue hints at Tudor Revival styling in its asymmetrical front façade and its three, steeply-pitched front facing gables. The house around the corner from it at 416 9<sup>th</sup> Street is simpler in design, yet possesses a

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 71

CFN-259-1116

Old Town Historic District, Story County, Iowa.

whiff of Tudor Revival styling in its steeply pitched roof and front-gable entryway. The same building contractor might have constructed both of these houses.

Mediterranean and other Period Revival styles failed to gain currency in the Old Town neighborhood. Sites for new construction were limited, and when homeowners sought picturesque architecture in the 1920s and 1930s, Tudor Revival styling with its English references ranked at the top of popularity among them.

Neo-Colonial Revival

Neo-Colonial Revival styling became popular in Ames during the late 1910s and early 1920s and has continued in various guises to the present day. During the 1930s, it held full force in the community. (See MPD: Chapter VII.) As with Craftsman and Period Revival styles, however, Neo-Colonial Revival designs are limited in the Old Town Historic District because the neighborhood was largely filled with improvements when the styling became current. Still, some examples exist and act as accents to the earlier designs.

Symmetry forms an important element in Neo-Colonial Revival houses, and the side gable roof became exceedingly popular as a convenient way to express this. Built in 1916, the house at 704 Burnett Avenue calls attention to these characteristics. It also features a flared overhang between the first and second floors, somewhat suggestive of the later "Garrison Colonial subtype" style (see below) and an exterior wall chimney, another popular motif with Neo-Colonial Revival styling. The designs at 802 Clark Avenue, 827 Burnett, and 411 9<sup>th</sup> Street feature chimneys located on the sidewall of the building. This placement contrasts with designs for Craftsman houses, where, as noted above, chimneys are often placed on the facade. The Abraham and Fannie Mezvinsky House at 105 9<sup>th</sup> Street provides another example of a symmetrically conceived façade and illustrates how Neo-Colonial styling could be fabricated in brick.

The Dutch Colonial house became a popular design of the 1920s and 1930s. Covered with a side-gabled gambrel roof, these houses often featured a full-width, shed dormer across the façade. The house at 412 8<sup>th</sup> Street exemplifies such a design. The house at 802 Clark Avenue illustrates a somewhat larger example and how the design lent itself to side wings, a solarium in this instance. Both houses feature wood-burning fireplaces serviced by exterior wall, brick chimneys in the gable end. The modest size of both these residences required that the front entry be offset.

The second-story overhang became a defining feature of another subtype of the Colonial Revival dwelling. Dubbed the "Garrison Colonial subtype" by the MacAlesters, an example of such a house is found at 509 9<sup>th</sup> Street. (MacAlester: 338) The turned pendants suspended below overhang accent this feature.

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 72

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Design Sources

Although local history has been carefully mined in Ames, research to date has identified few design sources for properties within the Old Town Historic District to date. This suggests that the professional architect had a limited effect in the neighborhood. (See MPD: Chapter VII.) Exceptions exist. Alan H. Kimball is thought to have designed the remodeling of the Tilden House at 905 Douglas Avenue. He likely also had a hand in the design of the Iowa State College Model Home at 320 8<sup>th</sup> Street. Documented examples of architect-designs in the surrounding neighborhood include the Greeley House-Adams Funeral Home at Douglas Avenue (Liebbe, Nourse & Rasmussen) and the Harry F. and Mary T. Brown House at 1004 Kellogg Avenue (Proudfoot & Bird). One example of a Sears Roebuck kit house has been identified. It is instructive that notable residents of the neighborhood—the Greeleys, the Tildens, and the Browns—employed architects for their homes, leading in architecture as in the business affairs of the community.

**“LET’S REMODEL”**

The Old Town Historic District calls attention to a propensity among property owners to remodel their homes. When this quest to obtain a modern residence led to radical remodeling—as it did when property owners “face-lifted” their homes by stripping the exterior of dated architectural features and adding those in the latest fashion—such remodeling efforts can possess architectural significance, if they have achieved 50-years of age and possess architectural distinction. Some of the most pretentious houses in the historic district are the result of face-lifting. The “Face-Lift” section below discusses this phenomenon in more detail.

Other remodeling efforts—like the construction of sleeping porches and sunrooms and the enclosing of front porches—are also discussed below. Although they did not change a home’s overall design to the same extent as face-lifting, they provide insight into the architectural history of the Old Town Historic District and, as such, possess architectural interest.

Face-Lift

The George G. and Lydia C. Tilden House at 905 Douglas Avenue is an outstanding example of this phenomenon. Completed and first occupied by the Tildens in 1892, this 2.5-story frame, single-family dwelling was notable for its large size and prominent site at the intersection of two well-traveled streets in Ames. The Tilden’s subsequently radically remodeled the building circa 1915. Alan H. Kimball, first head of the Department of Architectural Engineering at Iowa State College, was likely the architect for this redesign. (Kimball came to Iowa State in 1914.) The transformation of the Tilden House changed its appearance from one influenced by Late Victorian design to one influenced by Mission styling. The new design features stucco cladding for the exterior walls, ribbon windows, and a carriage house in a compatible style.

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 73

CFN-259-1116

Old Town Historic District, Story County, Iowa.

The W. D. and Flora C. Lucas House at 823 Douglas Avenue received a face-lift a few years later. Originally built and first occupied in 1874 as a showplace brick residence, this house was substantially remodeled by Judge L. H. Luke in 1919-1920 to update its appearance. Stucco was applied to the exterior walls of the building and the interior was also remodeled, including the construction of a ballroom on the top floor and the installation of apartments in the back of the house. L. H. Luke, who had purchased the property in 1919, was the first district court judge in the area. He actively worked to keep Iowa State College in Ames during a time of agitation to relocate it to Fort Dodge, Iowa. Judge and Mrs. Luke lived in this house until 1937. Dr. B. Haugen then purchased the property and conducted his medical practice from rooms at the rear of the building. Still later, after the house had been converted into apartments, Nick Nolte lived in one of its units. (John Lott)

The Munn House at 726 Duff Avenue is architecturally significant as a fine example of a home radically remodeled. Originally constructed in 1894 by Alfred H. ("Fred") and Grace Axtell Munn, this house was radically remodeled in the 1920s. The earlier building showed a vernacular interpretation of the Queen Anne style, while the remodeled building shows strong influences of Craftsman styling. Most notable in this regard is the front porch with its trellised porch, exposed roof beams, and exterior wall surfaces of clapboard and stucco. Hiram A. and Ann Lechlitter Munn, their son and daughter-in-law, added a sizeable wing at the rear of the house.

Face-lifts affected interiors as well as exteriors in the Old Town Historic District. The Henry and Sonovia Ness House at 821 Kellogg Avenue calls attention to this fact. A typewritten manuscript prepared by Alice Lillie for a survey of the Old Town area in 1986, relates of the Ness House that:

It has been extensively changed under their [Henry and Sonovia Ness] ownership. Only the kitchen and bathroom on the first floor remain of the original house, according to her [their niece]. Mrs. Ness designed the present structure. She taught House Planning as a part of her course work in Applied Art at I.S.U. (Old Town Survey)

Sonovia Ness (d. 1963) taught home economics and applied art at Iowa State University. Ness had a wide range of professional interests. She taught house planning as a part of her course work in applied art. She combined with Etta Budd, also of Ames and resident at 804 Kellogg Avenue (NRHP), to establish the Iowa Art Salon, an annual feature for many years at the Iowa State Fair, which provided Iowa artists a forum to exhibit their work. Ness had a kiln on the third floor of this house, which she used for her own ceramic works. Ness also started the Ladies' Home Hour on WOI-AM radio. This program continued for a number of years. While teaching at Simpson College in Indianola, Iowa, Etta Budd taught George Washington Carver to watercolor. She urged him to attend Iowa State and learn something to make his living. He later transferred to Iowa State and Budd introduced him to Ness, who also gave him art instruction.

It remains likely that other face-lifts await discovery in the Old Town neighborhood as people become more aware of this historic phenomenon.

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 74

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Sleeping Porches and Sunrooms

The Old Town Historic District is of architectural interest because of other remodeling efforts, which property owners undertook to increase the utility of their homes. Sleeping porches and sunroom additions stand at the top of this list. Remodeling satisfied the urge of property owners to live in a more comfortable or fashionable dwelling. It also provided a way for homeowners to "put their own stamp" on a previously owned home. No doubt many of these projects were "do-it-yourself" in planning or implementation or both. This method of home-improvement remains highly popular in Ames to the present day. The end results often demonstrate ingenious solutions, as befit a community dedicated to "Science and Technology with Practice."

Sleeping porch additions and sunroom additions captured the popular imagination in Ames during the early 20<sup>th</sup> century. As the Spanish Influenza pandemic swept the world following World War I, medical doctors recommended sleeping in the open air to reduce contagion. Sleeping porches became popular as a result. Even before this time, the Progressive Movement had agitated to improve public health by simplifying domestic furnishings and opening home interiors to fresh air and light. The solarium ("place of the sun") emerged in response to this. Also called sunrooms, these spaces were often designed as a house wing open on three sides for maximum exposure to the sun and air. Actually, little architectural distinction is discernable between sunrooms and sleeping porches except for their motivation, because they both functioned virtually in the same way.

While some newer houses included these features (the dwelling at 213 8<sup>th</sup> Street, for example), other homeowners built sleeping porches or sunrooms as additions. They might be 1-story in design, or they might be stacked in a 2-story design. Most were situated at the side or at the rear of a house, but the example at 109 7<sup>th</sup> Street shows that builders explored other options as well. This sunroom was constructed on the façade. The house at 723 Duff Avenue shows how an enclosed entrance porch could also function as a sunroom.

The nonextant Lucian and Ruth Tilden House (northwest corner of 6<sup>th</sup> and Kellogg) provided an excellent example of this phenomenon. One historic photograph of the building pictures it without a sunroom in 1906. Another historic photograph pictures it sometime later with a sunroom. (Brown Photographic Archive 19.94.1) This remodeling project essentially removed a side porch and replaced it with the sunroom.

Houses at 702 Clark Avenue, 721 Clark Avenue, and at 722 Clark Avenue also show how sunrooms might be added. This series of improvements within the space of a single city block suggests how one home-improvement could stimulate emulation among the neighbors.

Building contractors often exercised considerable care to match wood siding, footing materials, and window designs to existing structures, so that detection of later additions can be challenging.

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 75

CFN-259-1116

Old Town Historic District, Story County, Iowa.

**LANDSCAPE ARCHITECTURE**

The Old Town Historic District is significant as a designed historic landscape. Laid out in accordance with a grid system of streets, alleys, blocks, and lots, the historic district calls attention to the importance of street trees to soft this rigid layout for human living. The historic district possesses profuse plantings of street trees, planted to edge the vehicular corridors. These trees strongly define spatial transitions from public to private spaces and provide an over-street canopy.

The historic district has maintained strict reliance on the alley system to provide vehicular articulation to residential property. The alley system preserves front yards from curb cuts, driveways, and other visual distractions and allows lawns to take on a park like appearance, unencumbered by expanses of hard concrete.

**Municipal Leadership**

The quest to achieve orderly neighborhood, as described above, led local government in Ames to action from its earliest period. (See MPD Chapter VIII.) Stimulated in the 1870s by scientists at Iowa State and prompted by a town site nearly devoid of trees, a consensus quickly emerged among Ames residents that plantings were integral to the quality of community life. A municipal ordinance, passed by the Ames Town Council in the 1870s, required property owners to set out shade trees. Subsequent ordinances restricted private property owners from trimming street trees, so that inappropriate management might not occur.

The concept behind this plan envisioned residential neighborhoods with spatial transitions from the most public of places to the most private of places. Street trees played an important role in this scheme. In addition to their shade and beauty, they provided a visual boundary line between public spaces and private spaces and so accented the intent of the plan. At the same time, the street-level transparency of these trees allowed for visual integration between all these elements.

Succeeding generations of plant scientists in the community continued to educate the public about plant material through lectures and publications and through the example of their own properties. Ames nurserymen showed interest and willingness to stock new kinds of plant material. Townsfolk shared the vision of Ames as an idyllic Arcadia and beautified their private grounds.

As first-generation trees succumbed to disease, weather, and old age, urban reforestation replaced them. By the mid-20<sup>th</sup> century, every street in the Old Town Historic District ran through a green tunnel of mature trees, a fulfillment of the Victorian concept, which originally stimulated the planting program.

The American Elm, which had become popular nationally at the turn of the 20<sup>th</sup> century, constituted a big number of these second-generation trees. Dutch Elm disease decimated these elms in the 1960s. A third-generation of planting followed. Today, the green tunnels have returned to all of the streets in the Old Town Historic District. Although many of these plantings post-date the 1953 National Register

**United States Department of the Interior**  
**National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 76

CFN-259-1116

Old Town Historic District, Story County, Iowa.

cut-off date, their scale, massing, and character conform to the community's original vision of landscaping.

Other landscape architecture amenities add to the ambience of the Old Town neighborhood. These included the burial of utility lines and the removal of power poles along neighborhood streets. Today, street lights are the only public utilities erected on poles. They are powered from underground lines. Street trees now can be maintained with respect to their needs rather than that of the utilities.

Academic Leadership

Prof. J. H. Budd (1835-1904) exemplifies the first generation of botanists at Iowa State, who helped establish the school's national reputation for plant science. Budd's contributions included the introduction to the United States of non-indigenous plant material, as well as service to higher and public education. In 1885, Budd constructed a house at 804 Kellogg Avenue and landscaped his property with plantings. Today, a mature Catalpa tree dominates the site. Rising some 100 feet, this tree looks in the Spring with its prolific flowers in blossom as if blanketed with new fallen snow. Budd likely planted this specimen. Other trees on the site include a mature Walnut, Spruce, and Sycamore, and a row of Maples along 8<sup>th</sup> Street.

Prof. Louis Herman Pammel provides an example of an early botanist at Iowa State, whose work profoundly influenced the state and local scene. (See cover MPD, Chapter VIII.) Pammel's championship of the natural environment helped establish the conservation movement in Iowa during the 1920s. Dr. and Mrs. Pammel lived at 804 Duff Avenue, a residence they built in 1892. This showplace house and its grounds provided a highly visible venue for botanical display. Today, a block-long stand of mature maple trees, planted in double rows with a pedestrian walk running between them, edges the public right-of-way along Duff Avenue near the Pammel property.

Henry Ness exemplifies a later generation of botanists, who carried on the Ames tradition of dedication to the plant world. Ness devoted his career to nursery inspection for the State of Iowa. The Henry and Sonovia Ness House at 821 Kellogg Avenue calls attention to this career. Many of Ness' field notebooks and other recorded information remained at this house following his death. The plantings at 821 Kellogg obtain interest because of Henry's associations with nursery operations. Yews front the façade of the house. A Black, Sugar, or Norway Maple stands in the front yard and a Hemlock stands to the southeast. A small grove of mixed evergreen trees stands at the south of the building. The choice of this plant material is significant because it represents standard planting material from the interwar years. Ness's occupation suggests that he would chose plant material with disease resistance and a proven track record, such as would be available from a state nursery. In this regard, Ness's choices can be contrasted with those of Professor J. L. Budd, who might have chosen species for exotic or experimental appeal. The Ness property is also significant because it emphasizes masses of material rather than individual specimens. This also suggests the state nursery approach as a public supplier for quantities of trees to be used for rural windbreaks rather than for ornamental purposes. As the home of Sonovia Ness, Henry's wife, this house obtains architectural significance for the reasons discussed above.

**United States Department of the Interior**  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 77

CFN-259-1116

Old Town Historic District, Story County, Iowa.

Amateur Contributions

Since at least the early 20<sup>th</sup> century, property owners in Ames have shown interest in gardening as an avocation, and the improvement of their property with plantings followed as a natural outcome. The Old Town Historic District calls attention to this interest through its many private gardens.

One story of a boy's enterprise in the 1920s illustrates this local interest: According to Farwell T. Brown:

My Dad [Harry F. Brown] allegedly was one of the founders of the Ames Garden Club. He was the first president. I can talk about that as a boy, of about 12. *Better Homes and Gardens* was founded about that time. It was a thin sheet magazine, not very thick. It had a lot of interesting, homespun gardening stories. Mr. Hottis [of the publication] talked to the garden club. One way or another, he gave my Dad the idea for me to sell subscriptions. I sold between 50 and 100. I can remember going up and down the street with sacks of iris rhizomes for people. People paid me for the subscriptions, and they got a sack of iris. People bought into that! Everyone got a sack of maybe half-a-dozen iris.  
(Farwell T. Brown: Oral interview)

While it is true that private gardens, like those undoubtedly cultivated by Brown's subscribers, lack permanency, amateur interest in landscape gardening has remained at a high and constant level in Ames for many decades. In this sense, the new gardens, which emerge as generation succeeds generation, continue to bear testimony to this passion.

**United States Department of the Interior**  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8 Page 78

CFN-259-1116

Old Town Historic District, Story County, Iowa.

**ACKNOWLEDGMENTS**

The author acknowledges with thanks and gratitude those who made the preparation of this nomination possible:

MAYOR  
Frank "Ted" Tedesco

**MEMBERS OF THE AMES CITY COUNCIL**

Judie Hoffman  
Russ Cross  
Sharon Wirth  
Steve Goodhue  
Daryle Vegge  
Riad Mahayni

**MEMBERS OF THE AMES HISTORIC PRESERVATION COMMISSION**

Hamilton Cravens  
Sara Converse  
Richard Haws  
Shellie Orngard  
Joan Van Norman  
Warren Frahm  
Gloria Betcher  
Daniel DeGeest  
Mark Holm  
Dorothy Tschopp

**OLD TOWN PRESERVATION PLANNING ADVISORY COMMITTEE**

David Carter  
Richard Haws  
Penny Rice  
Kathy Svec

**United States Department of the Interior**  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES**  
**CONTINUATION SHEET**

Section number 8

Page 79

CFN-259-1116

---

Old Town Historic District, Story County, Iowa.

**CITY STAFF**

Ray D. Anderson, Planner, Department of Planning and Housing  
Farwell T. Brown, City Historiographer  
Brian P. O'Connell, Director, Department of Planning  
Janet Klaas, Reference Librarian, Ames Public Library

**STATE HISTORICAL SOCIETY OF IOWA**

Ralph J. Christian, Historian  
Barbara Mitchell, Architectural Historian  
Elizabeth Foster Hill, National Register Coordinator