

# **HISTORICAL & ARCHITECTURAL RESOURCES SURVEY 2014-2015**

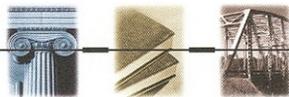
*City of River Falls, Pierce and St. Croix Counties, Wisconsin*



Prepared for:

**The River Falls Historic Preservation Commission**  
River Falls, Wisconsin

Prepared by:



HERITAGE RESEARCH, LTD.

July 2015

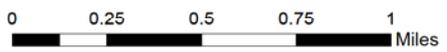
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# City Information



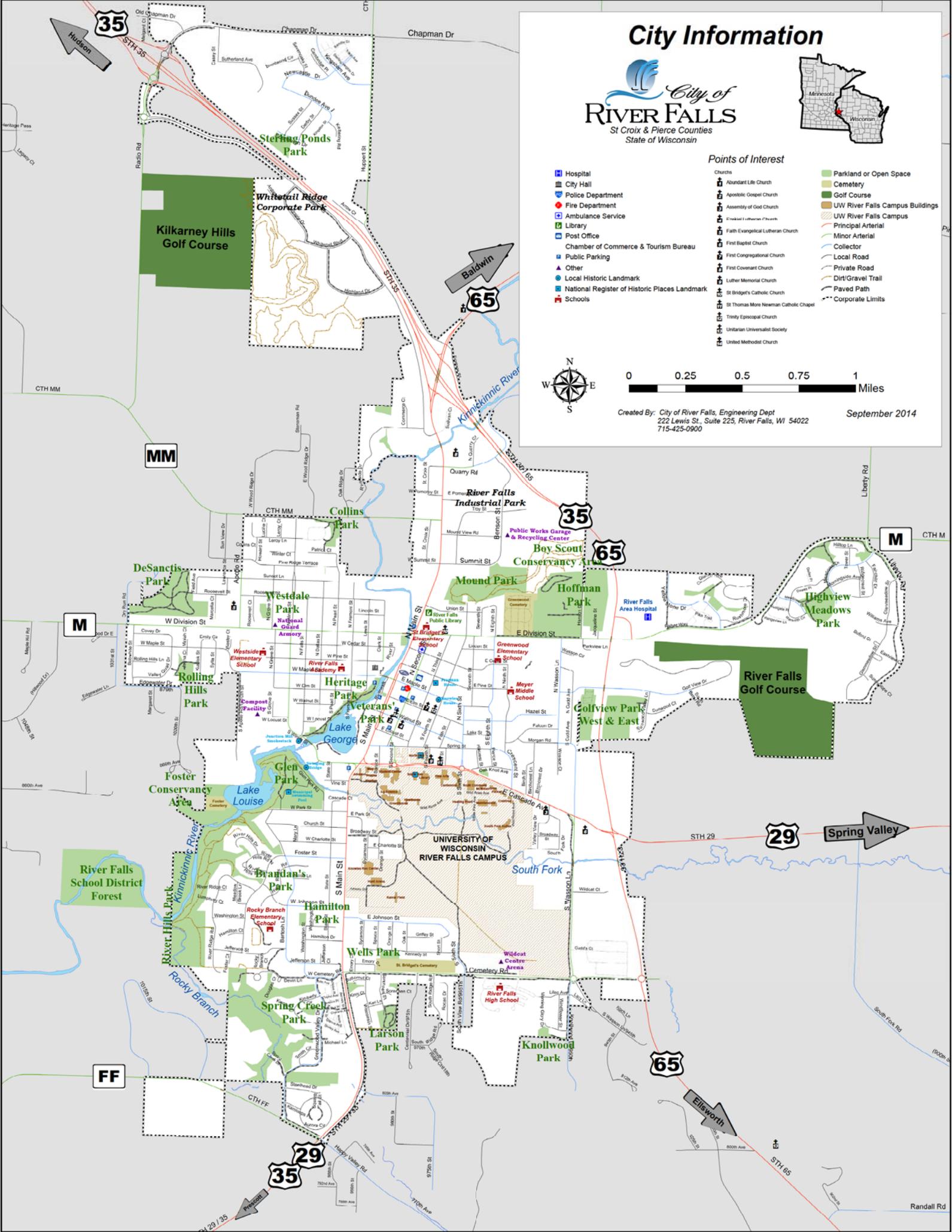
## Points of Interest

- |   |   |  |
|---|---|--|
| <ul style="list-style-type: none"> <li> Hospital</li> <li> City Hall</li> <li> Police Department</li> <li> Fire Department</li> <li> Ambulance Service</li> <li> Library</li> <li> Post Office</li> <li> Chamber of Commerce &amp; Tourism Bureau</li> <li> Public Parking</li> <li> Local Historic Landmark</li> <li> National Register of Historic Places Landmark</li> <li> Schools</li> </ul> | <ul style="list-style-type: none"> <li> Churches                     <ul style="list-style-type: none"> <li>Abundant Life Church</li> <li>Apostolic Gospel Church</li> <li>Assembly of God Church</li> <li>Evangelical Lutheran Church</li> <li>Faith Evangelical Lutheran Church</li> <li>First Baptist Church</li> <li>First Congregational Church</li> <li>First Covenant Church</li> <li>Luther Memorial Church</li> <li>St Bridget's Catholic Church</li> <li>St Thomas More Newman Catholic Chapel</li> <li>Trinity Episcopal Church</li> <li>United Universalist Society</li> <li>United Methodist Church</li> </ul> </li> </ul> | <ul style="list-style-type: none"> <li> Parkland or Open Space</li> <li> Cemetery</li> <li> Golf Course</li> <li> UW River Falls Campus Buildings</li> <li> UW River Falls Campus</li> <li> Principal Arterial</li> <li> Minor Arterial</li> <li> Collector</li> <li> Local Road</li> <li> Private Road</li> <li> Dirt/Gravel Trail</li> <li> Paved Path</li> <li> Corporate Limits</li> </ul> |
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September 2014



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## **ACKNOWLEDGMENTS**

Heritage Research, Ltd., would like to thank the City of River Falls and the Historic Preservation Commission (member names are listed on the following page) for their assistance throughout the project. We would also like to thank local resident Genevieve Rugo for the driving tour of the city, along with historical tidbits, all of which helped us to orient to the community. Thanks to local historian Dan Geister, who has done extensive research on a significant number of River Falls structures and was gracious enough to share his research materials. Additional thanks to Art Tobin of the River Falls School District for arranging interior tours of both the old high school building, as well as the elementary school, and also to Mayor and Lodge Brother Dan Toland for the tour of the Masonic Lodge. Finally, thanks to the staff of the Area Research Center at the UW-River Falls for all of their assistance in pulling the numerous research materials requested—most specifically the many (heavy) tax rolls books needed for review—which they always did with a smile on their faces.

This program receives Federal financial assistance for identification and protection of historic properties. Under Title VI of the Civil Rights Act of 1964, Section 504 of the Rehabilitation Act of 1973, and the Age Discrimination Act of 1975, as amended, the U.S. Department of the Interior prohibits discrimination on the basis of race, color, national origin, or handicap (mental and/or physical impairment) in its federally assisted programs. If you believe that you have been discriminated against in any program, activity, or facility described above, or if you desire further information, please write to: Office of Equal Opportunity, National Park Service, 1849 C Street NW, Washington, D.C., 20240.

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

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Mike Huth, staff liaison (as of January 2015)  
Nathan Schilling, planning intern (as of January 2015)  
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## **ABSTRACT**

The purpose of this project is to provide an updated survey (to one previously completed by Michael H. Koop in 1990-91 for the Main Street Project 2000) of the architectural and historical resources located within the City of River Falls. This material may be useful in the development of local preservation plans; to identify buildings, structures, sites and historic districts that meet the criteria for listing in the National Register of Historic Places; and to increase public and private sector awareness of the community's historical and architectural heritage.

Funded in part through a National Park Service grant-in-aid administered by the Wisconsin Historical Society, the City of River Falls contracted with Heritage Research, Ltd., to conduct a resurvey of the city within a specific Scope of Work (found in the Introduction and Survey Methodology). One of the two primary goals of the resurvey effort was to identify and inventory properties built between 1940 and 1975. The second goal was to reevaluate previously surveyed properties (not already listed in the National Register) and to determine whether or not they were, at this time, potentially eligible for the National Register.

As a result of this survey, a total of 54 new properties (36 in Pierce County and 18 in St. Croix County) offered enough visual and/or historical interest to warrant a photograph and information entry into the Wisconsin Historic Preservation Database (WHPD; known and accessible to the public as WAHI). Of the total 587 properties (in both counties) that were surveyed prior to this effort, 224 continue to meet survey standards and were resurveyed for this project.

Regarding the second component, all previously surveyed properties not listed in the National Register of Historic Places either individually or within a historic district were reviewed for potential eligibility. As a result of that review, two residential historic districts were found to be potentially eligible, while eleven individual properties were recommended as potentially eligible, six properties require additional research before a final determination can be made, and two did not meet National Register requirements and were determined ineligible and one final property has not yet achieved 50 years of age and should be re-evaluated in 2024.

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## **INTRODUCTION AND SURVEY METHODOLOGY**

In 2013-2014, the City of River Falls applied for, and received, a historic preservation grant-in-aid from the National Park Service—a grant administered by the Wisconsin Historical Society (WHS). The objective was to provide an updated survey (a previous survey was completed in 1990-91 by Michael H. Koop for the Main Street Project 2000) of the architectural and historical resources located within the City of River Falls. The ultimate purpose of such a survey is to identify those historic districts and/or individual properties that are potentially eligible for the National Register of Historic Places.

Consequently, Heritage Research, Ltd., a historical/environmental consulting firm in Menomonee Falls, Wisconsin, was contracted to conduct a resurvey of the city within a specific Scope of Work. The primary goal of the project was to survey properties that have “come of age” since the last survey (i.e., were built between circa 1940 and 1975); however, the following additional items were included in the Scope of Work:

- (1) All previously surveyed properties will be re-photographed to update the inventory with color photos (even if no change has occurred to the property since its last survey date). Those properties will be re-reviewed for potential National Register eligibility and recommendations provided. It is also possible that while doing this work that other properties may have been missed or not reviewed because they were not yet 50 years of age. According to WHPD, there are only 15 previously surveyed properties in the city that date to between 1940 and 1975 (admittedly, not all WHPD records include a date of construction).
- (2) A context update will be written if the surveyable resources merit such an update. Potential updates for this would include context regarding more recent architects/builders and architectural styles (beyond who/what was identified in 1990-1991), the Federal Housing Administration, Veterans Housing and Pre-Fabricated Housing, among others.
- (3) Photos will be taken of those properties that are currently missing a photo in the WHPD (less than 10 photos appear to be missing at this time).

Ms. Traci E. Schnell, M.A., Senior Architectural Historian, served as the Project Manager and Principal Investigator, as well as the author of the subject final report. Tony Steiner, City Planner and Historic Preservation Commission liaison (through December 2014), represented the city and its interests as director for the survey subgrant through July 2015.

A public meeting was held in September 2014 to launch the project. Press releases were issued to the local newspaper seeking historical and/or resource-related input from area residents. In addition, HRL staff reviewed the Wisconsin Historic Preservation Database (WHPD/known as WAHI to the public and accessible online at <http://www.wisconsinhistory.org/>

[Content.aspx?dsNav=N:1189](#)) to determine how many properties in River Falls had already been surveyed. At the project start, surveyed properties numbered a total of 587 in both counties, with 558 in Pierce County and 29 in St. Croix County. All of this preliminary work helped to facilitate fieldwork in the Fall and Winter of 2014, during which time all areas of the city were reviewed (See map of the city at the front of this document). Much of the fieldwork was completed on foot, while some areas were covered by car.

## **SURVEY, RESEARCH AND EVALUATION PROCESS**

As identified in the Scope of Work, all previously surveyed properties (excluding National Register-listed properties) were re-photographed to update the WHPD; at the same time, “new” properties were photographed and photos were taken of those properties with photos “missing” from the inventory/database. Following field review of previously surveyed properties (and a review of the earlier 1990 photos), it became apparent that a number of properties surveyed in 1990 already had integrity issues at the time. With consideration to current survey standards, it was determined through a discussion with Wisconsin Historical Society staff that those properties with no little to no initial integrity (new siding, window and/or porch replacement, or displaying little or no distinctive architectural characteristics—or some combination thereof) should be deleted from the WHPD. As a result, approximately 120 properties were permanently removed from the inventory.

The next step was to compare the current appearance of the remaining re-surveyed properties with their 1990 photos. If significant alterations had occurred (to siding, windows, porches, etc.), and those properties no longer meet today’s survey standards, they are considered to be “not resurveyed.” While the previously discussed properties with integrity issues were entirely deleted from the WHS inventory/database, these properties remain in the inventory with both their 1990 and 2014 photographs available. As a result of that effort, approximately 150 properties were not resurveyed.

Those properties that maintain a good degree of integrity and/or offer some level of historical significance are considered to be “Resurveyed” and appear in Appendix B of this report. Addresses in the “Resurveyed” list include all properties discussed in the Recommendations Section. This list amounts to 224 properties.

The number of newly surveyed properties amounts to 54, and records were created and entered into the WHS inventory/database. That number was much less than anticipated and about 25% of those new properties were located on the UW-River Falls (UWRF) campus. Construction date information for those university buildings was largely gleaned from information available online through the UWRF website (campus map) at [www.uwrf.edu](http://www.uwrf.edu) and/or the Centennial History of the campus written by Walker D. Wyman and published in 1976. Dates of construction for the remaining new properties were gleaned from city building records (which do not pre-date 1960), newspaper citations and assessor’s records or, in some cases, they were determined simply by exterior appearance.

Finally, in regard to the WHPD/WAHI, a final “clean-up” of records was completed, as a number of properties had multiple entries (with duplicate information) and a small number of properties previously identified as located in River Falls were actually not located in River Falls. As well, architectural styles were corrected, incorrect historical information was revised as much

as time permitted and dates of construction (either exact or circa dates) were added when possible. Furthermore, all properties that have been demolished since 1990 have been updated in the database as such—either with the exact date of demolition (if known) or that line simply reads “Unknown.” It is not beyond the realm of possibility that some of the properties that we have identified as demolished (based on the fact that, following fieldwork, they are no longer located where their address would indicate) could have been moved instead.

To that end, regarding incorrect historical information, efforts of correction were made first to all properties discussed in the Recommendations Section, including both individual and historic district properties. For those properties that were determined to no longer meet survey standards (and were previously surveyed in 1990), no historical information updates were made. And, as time permitted and confirmation of historical material could be obtained, changes were made to those properties that are identified in Appendix B as “Resurveyed.” Updating of that information was completed online, so please review the inventory/database for the most up-to-date information. The “historic name” information provided in 1990 remains (in most cases), in the electronic record, and is cited as dating to 1990. In some cases, those names were from the 1920s-1940s era and, therefore, not always the original owner.

Please also note that efforts to correct historical names and dates, specifically for the recommendations, were largely through the review of tax rolls (which verified the actual property owner but not necessarily its occupant), some of which were combined with newspaper citations and/or historic maps, including the Sanborn Fire Insurance maps. Some properties, which are now legally classified as “outlots,” were a bit more problematic and it is suggested that deeds ultimately be reviewed to fully confirm ownership, after which tax rolls can again be re-reviewed. River Falls resident and local historian Dan Geister had reviewed *The River Falls Journal* from 1856 through 1947 and recorded mention of home and/or building construction, as well as local moves/transfers of property. That 102-page document, which also outlined all known occupants of Main Street buildings, was useful; however, as a result of a number of misspellings (through either inaccuracies printed in the newspaper or transcription errors) it was not 100% searchable. Newspaper dates provided in that document were also, on occasion, in error. Furthermore, it was very clear from newspaper citations that a number of River Falls residents moved around a lot, while others had real estate holdings beyond the homes in which they lived. Additionally, homes were often referred to their “historic” names, when moves and/or property transactions/transfers occurred. Although “historic,” they did not always refer to the original owner but instead referred to a former/previous owner to which current residents would best relate/remember. River Falls did not produce any city directories (which generally included a “reverse directory,” that is, a list of addresses, arranged alphabetically and/or numerically, which would then indicate who resided at that address). Instead, River Falls had phone books, the earliest of which--available at the Area Research Center at UWRF--dated to 1924. That allowed for some cross referencing but there were also some address changes that needed to be taken into account.

Also utilized for this survey was a spreadsheet created by Geister, which inventories standing structures in the city that were built before 1960. Noted as a “work in progress,” this spreadsheet recorded such information as ownership per the 1855 and 1900 tax rolls, occupants of the home as of the 1924 and 1959 phone books, as well as information from the 1990-91 survey (historic names and dates), as well as his “take” on the original owner and dates of construction if

different from the 1990-91 information. Review of that spreadsheet provided for a more efficient review of the tax rolls. Notably, however, the date of construction for some buildings was found to be neither the 1990-91 survey date, nor the date that Geister offered.

Regarding Item #2 in the Scope of Work, it was proposed that context updates or new contextual material would be written, providing that the newly surveyed properties merit such efforts. Based on the limited number of new resources inventoried--none of which were significantly unique, no contextual updates were determined necessary.

Although no full contextual chapters were warranted, it is worth mentioning that a couple of homes in the city may have been the product of national or local catalog or plan books. Since River Falls was, in fact, home to a lumber yard, and a few homes are confirmed to have been built by the local lumber company, some designs may have originated from published plans. One such property suspected to have been built from published plans, that which is located at 106 N. 6<sup>th</sup> Street, is discussed in the Recommendations Section. A few others that include features that suggest plan book origination or derivation include the following: 303 N. Dallas Street; 315 S. Falls Street and 202 S. 4<sup>th</sup> Street. Additionally, there are a number of bungalows that share the same exterior appearance (i.e., 409 N. 2<sup>nd</sup> Street and 324 N. 4<sup>th</sup> Street); those homes may have been produced from a single, locally produced plan. Indeed, a 1921 newspaper ad in *The River Falls Journal* includes an image of a bungalow (but not resembling the aforementioned two bungalows), cited as Design No. 11637, as available from The Consolidated Lumber Company. Later issues of the local paper also include advertisements for the Radford Architectural Company, a popular mail-order plan firm from the first quarter of the twentieth century.<sup>1</sup>

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<sup>1</sup> Advertisement for Design No. 11637, available from the Consolidated Lumber Company, in *The River Falls Journal*, 3 March 1921, 1/2.

## INTENSIVE SURVEY RECOMMENDATIONS

Of the approximately 280 total structures inventoried and photographed for this survey, 20 individual properties were thought to offer a sufficient degree of historical intrigue and/or architectural integrity to suggest potential for listing in the National Register of Historic Places. Those 20 resources, as well as three districts, are listed below, along with their evaluation. Expanded discussions of each district and individual property follow the list.

### DISTRICTS

<u>Name</u>	<u>Evaluation</u>
East Side Residential Historic District	Potentially Eligible
West Side Residential Historic District	Potentially Eligible
S. Main Street Commercial Historic District	Not Eligible

### INDIVIDUAL PROPERTIES

<u>Address</u>	<u>Name</u>	<u>Evaluation</u>
From W. Cascade Avenue Over the South Fork of the Kinnickinnic River	Glen Park Suspension Footbridge	Potentially Eligible
521 W. Cedar Street	Ole H. Ostness-Built House/Consolidated Lumber Company-Owned House	Further Research Needed
722 W. Cedar Street	George W. and Marion Farnsworth House/ City Hospital	Further Research Needed
982 E. Division Street	Greenwood Elementary School	Not Eligible
121 Fremont Street	Rasmus and Gurine Jenson House/ Dr. Ray and Dorothy Pennington House/ Dr. Pennington's Office	Potentially Eligible
211 Fremont Street	River Falls High School	Potentially Eligible
104 E. Locust Street	First National Bank of River Falls	Not Yet 50 Years Old
640 N. Main Street	Skycrest Motel/Skycrest Residential Care Center	Further Research Needed
105 S. Main Street	The Falls Theater	Potentially Eligible
121-123 S. Main Street	Hotel Gladstone	Not Eligible
403 E. Maple Street	Oliver S. and Elmira Powell House	Potentially Eligible
206 E. Vine Street	Boy Scouts of America Scout House	Potentially Eligible
122 E. Walnut Street	River Falls Lodge No. 109, F. & A.M.	Potentially Eligible
431 N. 2 <sup>nd</sup> Street	Putnam-Chinnock House	Further Research Needed

**INDIVIDUAL RECOMMENDATIONS** continued...

<u>Address</u>	<u>Name</u>	<u>Evaluation</u>
127 N. 3 <sup>rd</sup> Street	Christian and Inga Wiger House	Potentially Eligible
309 N. 3 <sup>rd</sup> Street	Silas and Elizabeth Symes House	Potentially Eligible
213 S. 3 <sup>rd</sup> Street	Jacob H. Lord House/ City Hospital	Further Research Needed
220 S. 4 <sup>th</sup> Street	Roscus W. and Ingebor Freeman House	Potentially Eligible
106 N. 6 <sup>th</sup> Street	Ole B. and Ruth Gilbertson House	Further Research Needed
108 S. 6 <sup>th</sup> Street	Jay H. and Bernice Grimm House	Potentially Eligible

## INTENSIVE SURVEY RECOMMENDATION DISCUSSIONS

### \*Historic Districts\*

Name	AHI#	NRHP Evaluation
N. 4 <sup>th</sup> Street Residential Historic District/ East Side Residential Historic District	See pages 12-13	Potentially Eligible
Description and Statement of Significance		



View of 212-228 N. 4<sup>th</sup> Street in East Side Residential District.

As of 1990-91, this historic district--then identified as the N. 4<sup>th</sup> Street Residential Historic District--included a total of sixteen structures and was recommended as potentially eligible under Criterion C: Architecture, as a distinctive and highly intact concentration of architecturally significant homes. Upon 2015 review, it was determined that the proposed district continues to offer potential eligibility for the National Register and the historic boundary could be expanded to include a total of thirty-four<sup>2</sup> structures, two of which are

churches (Please see pages 12-13 for a complete list of those structures, dates of construction, as well as a map of the proposed district). It is also suggested that a renaming take place for the district--perhaps the East Side Residential Historic District--as it now encompasses more than just N. 4<sup>th</sup> Street. The Period of Significance for the district spans from 1869 to 1933. Located within the district are two individually eligible properties: the Oliver & Elmira Powell House at 403 E. Maple Street and the Christian and Olga Wiger House at 127 N. 3<sup>rd</sup> Street (discussions of each of these individually eligible homes appear later in these Recommendations).

Styles and/or forms represented in the district include the following: Italianate, Queen Anne, Colonial Revival, Dutch Colonial Revival, Gothic Revival, Americian Foursquare, Craftsman, Bungalow and Tudor Revival, along with a few largely vernacular examples—covering the majority of the popular styles between 1869 and 1933. While some homes have been re-sheathed with modern materials, the vast majority of the homes do retain original sidings.

<sup>2</sup> Please note that garages or other outbuildings do not count in the official resource count for the district.

**EAST SIDE RESIDENTIAL HISTORIC DISTRICT**

Period of Significance: 1869-1933

Area of Significance: Architecture

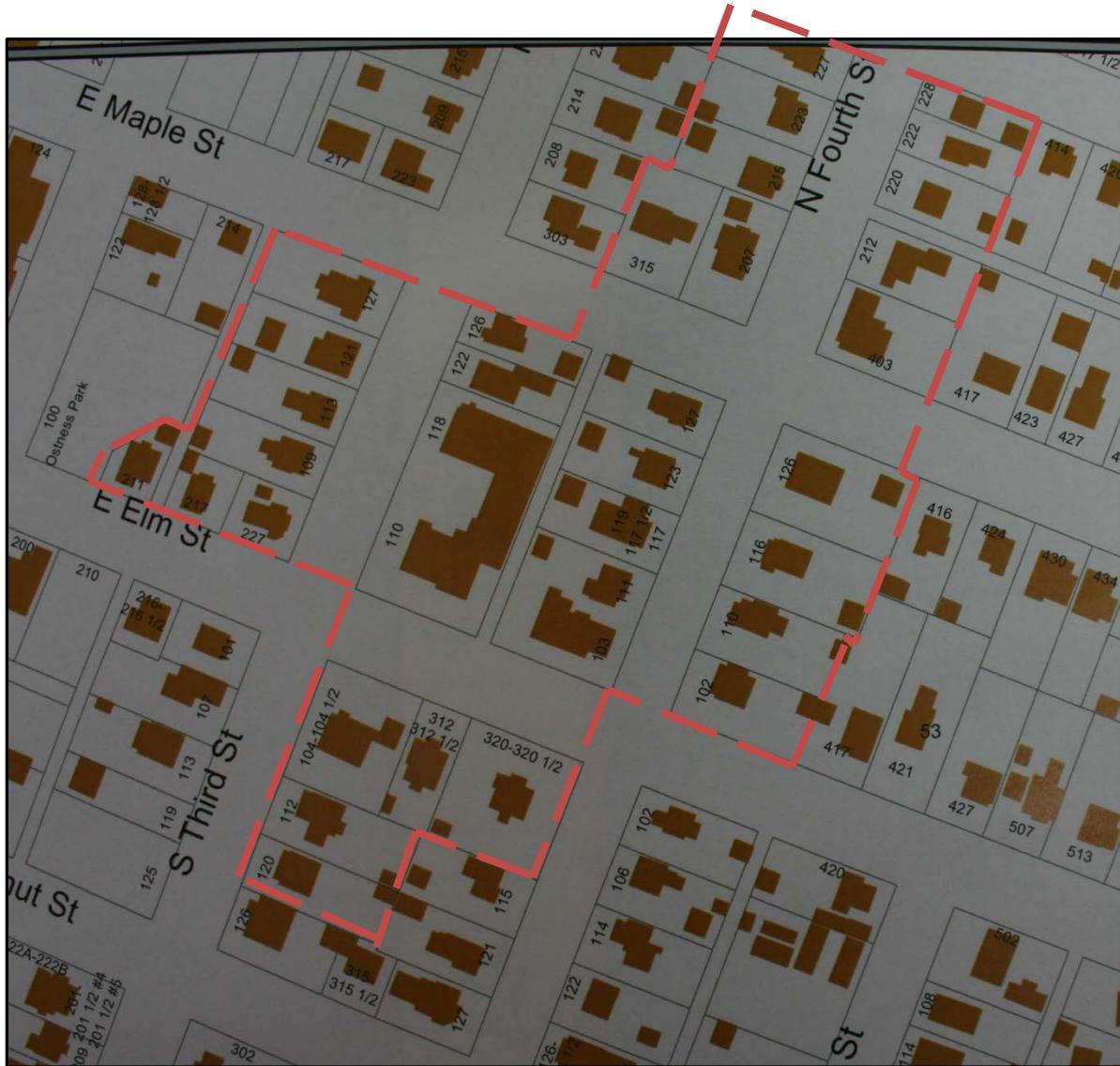
C = Contributing

NC = Non-contributing

<u>Address</u>	<u>Name of Property (Date<sup>3</sup>)</u>	<u>AHI#</u>	<u>Status</u>
109 N. 3 <sup>rd</sup> Street	Willard P. & Carrie Carr House (1894)	45193	C
110-118 N. 3 <sup>rd</sup> Street	Congregational Church (1933; 1961; 1983)	45194	C
113 N. 3 <sup>rd</sup> Street	Edwin H. & Elizabeth Daniels (1888)	45195	C
121 “ “	Colton & Belle Whitcomb House (1920)	45196	C
122 “ “	One-Story Cube (Ca. 1910)	45197	NC
126 “ “	Dr. James B. & Mary Righter House (1907)	45198	
127 “ “	Christian & Inga Wiger House (Ca. 1921)	25397	C
104-104 ½ S. 3 <sup>rd</sup> Street	Anton P. & Aline Forsyth House (1903)	25401	C
112 S. 3 <sup>rd</sup> Street	Joseph S. & Anna Wadsworth House (1904)	45222	C
120 S. 3 <sup>rd</sup> Street	Howard L. & Orianna Wilson House (1907)	25403	C
102 N. 4 <sup>th</sup> Street	Dr. Thomas W. & Harriet Ashley House (1892)	25351	C
103 N. 4 <sup>th</sup> Street	Trinity Episcopal Church (1924)	25357	C
110 N. 4 <sup>th</sup> Street	Theodore & Martha Daniels House (1892)	25352	C
111 N. 4 <sup>th</sup> Street	Lance & Kathryn Plummer House (Ca. 1925)	43012	C
116 N. 4 <sup>th</sup> Street	Lewis H. & Cora Clark House (1895)	43013	C
117 N. 4 <sup>th</sup> Street	Fred & Ada Bliss House (1909)	43015	C
123 N. 4 <sup>th</sup> Street	Isaac & Grace Lusk House (1909)	43020	C
126 N. 4 <sup>th</sup> Street	Charlotte Flint House (1915)	43022	C
127 N. 4 <sup>th</sup> Street	Frost-Knowles House (1908)	43025	C
207 N. 4 <sup>th</sup> Street	Carl W. & Maud Jenson House (1912)	43028	C
212 N. 4 <sup>th</sup> Street	Jeff & Joyce Smith House (1933)	25354	C
215 N. 4 <sup>th</sup> Street	Sarah Tozer House (1902)	25355	C
220 N. 4 <sup>th</sup> Street	Dr. Charles & Helen Phillips House (1930)	43029	C
222 N. 4 <sup>th</sup> Street	Charles E. & Margaret Burnett House (1886)	43144	C
223 N. 4 <sup>th</sup> Street	Lillian Currier House (1903)	43153	C
227 N. 4 <sup>th</sup> Street	Kate Blaurock House (1900)	43156	C
228 N. 4 <sup>th</sup> Street	Fred X. & Bertha Knobel House (1916)	25356	C
211 E. Elm Street	Mrs. Clara Ensign House (1910)	43077	C
217 E. Elm Street	William P. Marshall House (1901)	43079	C

<sup>3</sup> See electronic WHPD/WAHI records for substantiation of all dates of construction.

227 E. Elm Street	William T. Burnett House (1872; 1900)	43080	C
312-312 ½ E. Elm Street	Warren D. & Justine Parker House (1903)	25344	C
320-320 ½ E. Elm Street	Warren D. & Justine Parker House (1894)	25345	C
315 E. Maple Street	Burhyte Brothers House/Charles D. & Angeline Parker House (Ca. 1877)	25386	C
403 E. Maple Street	Oliver & Elmira Powell House (1869)	25353	C



Name	AHI#	NRHP Evaluation
West Side Residential Historic District/ West Side Brick Homes Historic District	See Page 16	Potentially Eligible
<b>Description and Statement of Significance</b>		

This district, as delineated in 1990, remains the same and continues to offer significance under Criterion C: Architecture (Method of Construction). The small residential district includes four brick structures at the following addresses: 210 and 214 Fremont Street and 315 and 323 W. Maple Street (See page 16 for historic names, dates of construction and map of the proposed district). The two homes on Fremont are somewhat similar in styling and offer a modest Queen Anne influence, while the homes on Maple Street include a Dutch Colonial Revival example, as well as a largely vernacular home. The Period of Significance spans from 1898 to Ca. 1904.

As presented in the 1990-91 report, the homes were built of red brick from the brickyard of George Theodore Smith. The following three paragraphs are excerpted, in part, from that earlier report<sup>4</sup>:

Despite suitable clay deposits, few people produced brick on a long-term basis in River Falls until the mid-1880s, when a more substantial (than those before) and permanent brickyard was established largely through the efforts of the Board of Trade and their Committee on Manufacturers. Charles Knowles told the Board in April 1885 that useful clay deposits for making brick existed around the community and, by the end of May, there were reports of beds along the South Fork from fifteen to thirty feet in depth.

By the end of 1877, Frank Till, a St. Paul brick manufacturer, had agreed to build a brickyard just south of town. Production began on 17 May 1888 and within one week, ten full-time employees were turning out 6,000 bricks each day by hand. After buying the plant from Till, D.H. Tandy upgraded the brickyard with a machine-powered molder, and laid a spur track from the yard to the main railroad line. Later he built a structure to protect the clay pits and installed an electrical generator for the plant. By 1889, the plant was producing 300,000 bricks per week, but a disastrous fire in the summer destroyed the plant.

George Theodore Smith announced in early 1897 his intentions to purchase and reconstruct the brickyard. With the assistance of a cousin, Smith rebuilt the plant using new machinery, and by March 1898, his company employed twenty workers and he had agreed to provide 35,000 bricks for the new Normal School. During the summer of 1899, a tornado destroyed the brickyard but Smith rebuilt the plant one more time. By the turn of the century, Smith had stockpiled about 2

<sup>4</sup> “River Falls, Wisconsin: Intensive Survey Report,” Prepared by Michael H. Koop for the Main Street Project 2000 (September 1991), 189; *The River Falls (WI) Journal* (hereafter cited as *RFJ*) citations for the following three paragraphs include: 30 April and 28 May 1885; 10 November and 22 December 1887; 17, 24, 31 May and 26 July 1888, 30 March and 6 April 1893; 25 March and 14 October 1897; 20 January and 21 April 1898; George Theodore Smith, “The Making of Several Americans,” (SC-127), 126-128, Available at the ARC--UWRF. There is brief mention of Smith’s brickyard and his buying of lots and putting up brick buildings and homes, although nothing specific, in George T. Smith, *A Young Dane Finds His Promised Land* (New York: Vantage Press, 1970), 80-81.

million bricks, although a building recession decreased the demand for his product. Smith's response was to purchase residential and commercial lots where he constructed numerous "strictly modern and up to date" buildings using his brick.

George Theodore Smith was born in Denmark in January 1864 and, after brief study at a veterinary school in Copenhagen, came to the United States in 1883 at the age of nineteen. After working first in a sawmill, he was employed at a meat market which he would later buy and run for about twenty years. In 1886, he married Maggie Rosenberg with whom he had twelve children. As noted above, he owned a brickyard--first with his cousin Walter Gram, a brick maker; he later bought out Gram's interest. Smith was responsible for the construction of a number of brick homes in the area (including the four homes mentioned above), as well as a few commercial buildings on Main Street. In 1905, just one year after the First National Bank of River Falls was established, Smith was elected president; a position he retained until retiring in 1927. In addition to his business pursuits, he was also active in the community, serving for twenty-five years on the fire department (at one time serving as chief) and two terms as mayor of River Falls. During his tenure as mayor (1918-1922) four blocks of Main Street were paved and the first sewers were put in.<sup>5</sup>



**View of the West Side Brick Homes Historic District; W. Maple and Fremont streets.**

Because Smith was in real estate and had significant holdings, as well as seemingly moved around a bit, it is unclear as to whether Smith actually resided in the house at 323 W. Maple Street. He did, however, retain ownership of the parcel through 1912, when Smith is identified as having traded Chris Fable for his farm in Troy Township for Smith's own house on the west side (tax rolls confirm Smith's ownership and, later, Fable's). By 1920, the Smith family is identified as residing in the house located at 450 N. 3<sup>rd</sup> Street. While the subject brick homes district is, in fact, eligible under Criterion C, additional research is also suggested as to whether Smith actually resided in the house which could suggest potential eligibility under Criterion B: Significant Persons. In any case, the district as a whole is clearly associated with Smith, his brickyard and his "building program."<sup>6</sup>

<sup>5</sup> Smith, *A Young Dane Finds His Promised Land*, 45, 71, 80-81; Augustus B. Easton, *History of the St. Croix Valley*, 2 vols. (Chicago: H.C. Cooper Jr. & Co., 1909), 1:624; "Geo. Theodore Smith, Pioneer Resident, Died Wednesday," *RFJ*, 1 June 1939, 1/7.

<sup>6</sup> Newsbrief (re: property trade between Smith and Fable), *RFJ*, 2 May 1912; George T. Smith was associated with a number of structures throughout the city of River Falls and an evaluation would need to be made to determine which

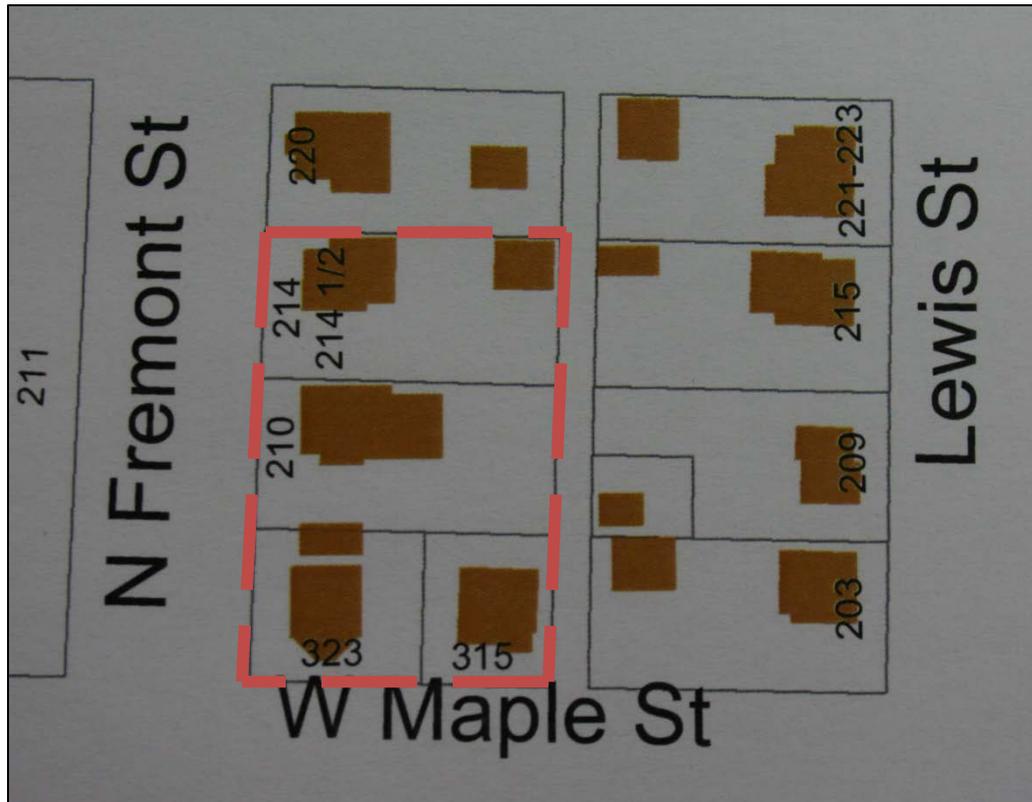
**WEST SIDE RESIDENTIAL HISTORIC DISTRICT**

Period of Significance: 1899-Ca. 1904

Area of Significance: Architecture

All four<sup>7</sup> homes are considered to be contributing (C) elements to the significance of the district.

<u>Address</u>	<u>Name of Property (Date<sup>8</sup>)</u>	<u>AHI#</u>	<u>Status</u>
210 Fremont Street	Smith-Olson House (1899)	25361	C
214 Fremont Street	Jens Larson House (1901)	43308	C
315 W. Maple Street	Smith-Davis House (Ca. 1904)	44772	C
323 W. Maple Street	George T. Smith House (1903)	44769	C



structure (which would also need to retain some degree of integrity) is most closely associated with Smith, during his lifetime.

<sup>7</sup> Garages or other outbuildings are not included in the official resource count for the district.

<sup>8</sup> See electronic WHPD/WAHI records for substantiation of dates of construction.

Name	AHI#	NRHP Evaluation
S. Main Street Commercial Historic District	See Page 18	Not Eligible
<b>Description and Statement of Significance</b>		

This district, as delineated in 1990-91, included six commercial buildings: 116-118, 120, 122, 124, 126 and 128 S. Main Street (See Page 18 for map and full list of addresses). Information provided in 1990 cited that the brick buildings--identified as erected between 1870 and 1898--are all examples of commercial vernacular styling. Their eligibility was, at that time, qualified as a result of their good degree of integrity, while flanking buildings had been significantly altered.



**S. Main Street Commercial Historic District.**

Following a review of those six buildings—including both 112 and 114 S. Main Street--it is apparent that little has changed since 1990-91 and they do, upon initial review, feature a relatively good degree of integrity when compared to the surrounding structures. When previously reviewed, the Period of Significance was identified as 1870 to 1898, which represented the range of original construction dates for the six structures. What was not taken into consideration at that time were the storefront alterations that had been done

to no less than 116-118, 120 and 122 S. Main Street. When compared to a number of historic photos and postcard views ranging in date from circa 1922 to 1937, it is very apparent that storefront alterations to those buildings occurred no earlier than 1922 and, in some cases, may have occurred into the 1930s or as late as the early 1940s. As a result, the Period of Significance would more appropriately be 1870 to circa 1940, which is a rather large range considering the district's small size, even with considering two additional buildings (112 and 114 S. Main Street). As a result, the S. Main Historic District is not recommended as potentially eligible for the Register under either Criterion C: Architecture or Criterion A: Commerce.

Despite the ineligibility of the subject district, the greater downtown commercial district was also reviewed for potential eligibility. The area with the most promise--providing that a few buildings restore their storefronts--would be the east and west blocks of 100 S. Main, which includes the Hotel Gladstone, a building that was evaluated individually in the recommendations that follow.

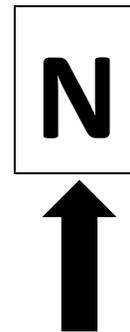
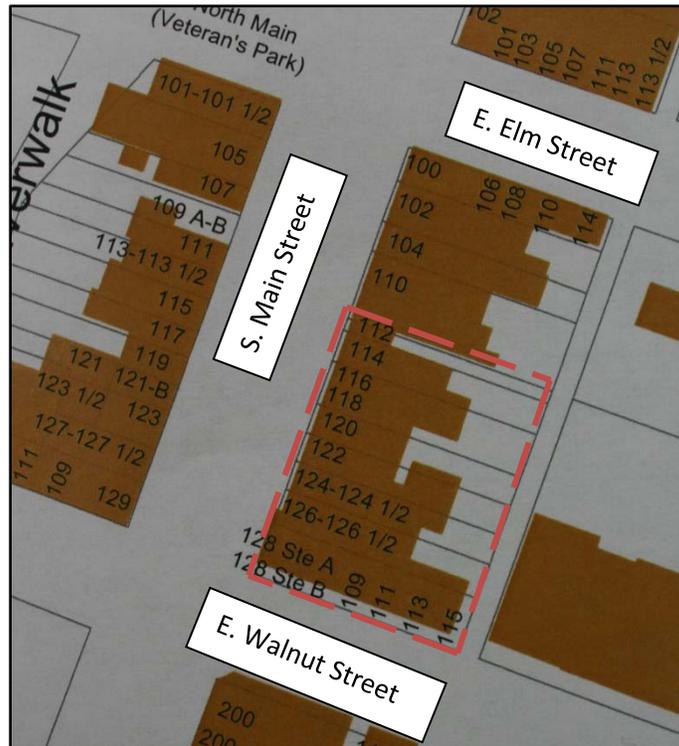
**SOUTH MAIN STREET HISTORIC DISTRICT**

Period of Significance: Ca. 1870-Ca. 1940<sup>9</sup>

Area of Significance Considered: Architecture and Commerce

All properties are considered to be non-contributing (NC) elements to the proposed historic district; hence the district is not considered to be potentially eligible for the National Register.

<u>Address</u>	<u>Name of Property (Date)<sup>10</sup></u>	<u>AHI#</u>	<u>Status</u>
112 S. Main Street	Dodge Building (1926)	44639	NC
114 S. Main Street	Sumner Dodge Building (1876; Ca. 1930s)	44641	NC
116-118 S. Main Street	Holmes/Bradshaw Building (1876; Ca. 1930s)	44646	NC
120 S. Main Street	Joseph Smith Building (1876; Ca. 1920s)	44651	NC
122 S. Main Street	Charles Krauth Building (1877; Ca. 1940s)	44654	NC
124 S. Main Street	White Front Bakery Building (1898)	25379	NC
126 S. Main Street	Johnson & Ellertson Hardware Building (1898)	25378	NC
128 S. Main Street/ 109-115 E. Walnut Street	Brackett Building (1870; 1874; 1896)	25377	NC



<sup>9</sup> Original dates of construction are included in the list below; the circa 1940 date refers to the apparent alterations to some of the buildings.

<sup>10</sup> See electronic WHPD/WAHI record for substantiation of dates of construction.

**\*Individual Properties\***

Address	AHI#	NRHP Evaluation
From W. Cascade Avenue over the South Fork of the Kinnickinnic River	25336	Potentially Eligible
Description and Statement of Significance		



Glen Park Suspension Footbridge to Glen Park.

This cable suspension footbridge is comprised of concrete abutments that continue beyond the height of the bridge, terminating in arched portals through which the bridge runs. The span is 190 feet and the walkway is 8 feet wide. Side members are comprised of regularly spaced wooden uprights connected by three horizontal wooden members, the upper one is topped with a handrail. Metal mesh covers the lower third of each side. The structure was rehabilitated in 1986, following the original plans. A stone tablet is located on the ground at the structure's north end and is inscribed with "GLEN PARK/CONSTRUCTED 1925."

The Glen Park Suspension Footbridge was built in 1925 in order to connect pedestrian traffic north of Cascade Avenue to Glen Park, which was established as a city park in 1898. The bridge was designed and

built by the Minneapolis Bridge Company who had just completed the Junction (or Falls Road) Bridge (no longer extant). Financing for the construction of the bridge, which cost a reported \$4,800, was raised by the Women's Improvement League, who had a long history with improvements made to Glen Park. Work on the bridge began in July 1925. Upon its completion in October, the local paper reported that the bridge "...is universally declared as one of the best improvements the city has made in a long time." In 1986, the bridge was rehabilitated and it continues to serve pedestrian access to Glen Park.<sup>11</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. In regard to Criterion C: Architecture (Method of Construction), Wisconsin is home to a nominal number of suspension bridges for several reasons. First, suspension bridges are best suited to crossing gorges or areas with steep, rocky embankments. Few places in Wisconsin possess such terrain. Also, suspension bridges are expensive to build and essentially are cost-effective only for spans in excess of 200 feet; however, Wisconsin rivers generally are slow moving and are able to have piers constructed within them in order to break the bridge into a number of smaller spans. There are no vehicular examples of suspension bridges within the state, although there used to be

<sup>11</sup> "River Falls, Wisconsin: Intensive Survey Report," 91, 93; "Work Started on Glen Park Bridge," *RFJ*, 9 July 1925, 1/2; "New Bridge Completed; Is Great Convenience," *RFJ*, 15 October 1925, 1/2. See "Glen Park Municipal Swimming Pool," National Register nomination, Prepared by Marlys Svendsen of Svendsen Tyler, Inc., August 2006, Listed in the National Register of Historic Places, June 2007.

a sizeable span where STH 82 crosses the Mississippi River in Crawford County. As of 2002 and aside from this pedestrian example, there were two known suspension bridges in the state—one located in Boyd Park in Eau Claire and another in Copper Falls State Park in Ashland County. The Eau Claire example, which was classified as “folk” construction, was reviewed for potential National Register eligibility in 2002 and determined ineligible.<sup>12</sup> Indeed, compared to the Eau Claire example (which has since been torn down), the River Falls footbridge was built by a notable bridge construction company rather than local contractors. As a result of that comparison, the Glen Park Suspension Footbridge, a rare resource type in the state, is recommended as potentially eligible under Criterion C. Furthermore, the bridge is recommended as potentially eligible under Criterion A: History, for its association with the Planning and Development history of River Falls in general and with Glen Park, specifically. The bridge was rehabilitated as opposed to reconstructed in 1986, therefore Criteria Consideration E (regarding reconstructed buildings/structures) is not necessary to substantiate.

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Address	AHI#	NRHP Evaluation
521 W. Cedar Street	42979	Further Research Needed

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Description and Statement of Significance



**Ole H. Ostness-built house, 521 W. Cedar Street.**

This one-story, rectangular house has a central section that rises an additional quarter-to-half-story; a flat roof tops all levels of the home. A one-story porch projects from the front of the home and is enclosed with large expanses of vertically set, four-light windows. The main block of the house is sheathed with a stucco-like finish, while the porch and the exterior chimney to the west is covered with a stone veneer. A large picture window comprised of a single central pane and flanking four-light units is located left (west) of the porch, while a pair of tall-and-narrow, three-over-one-light sash is located to the right (east). Windows in the central upper story are small, two-light openings, while fenestration along the basement level consists of three-light fixed examples. Aside from the front door (located along the east side of the front porch), an additional door is located along the home’s east elevation and is sheltered by an open porch (porte cochere-like) extension.

Tax rolls indicate that this house was built circa 1924 by Ole Ostness.<sup>13</sup> By no later than 1928, the property was owned by the Consolidated Lumber Company. Although it is not known who resided in the home initially, renting the home by no later than 1929 was Daniel Moss, proprietor of a local produce station. Daniel, his wife Jessie and their three children remained in the house until 1930, when they purchased the Rasmus and Gurine Jenson House at 121 Fremont Street.

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<sup>12</sup> “Eau Claire River Suspension Footbridge,” Determination of Eligibility Form, Prepared by Brian Faltinson for S.E.H., Inc. (October 2002), 7. DOE on file at Heritage Research, Ltd., Menomonee Falls, WI.

<sup>13</sup> Ole and his wife Emma did not live in the house; they appear to have lived continuously at 415 N. Pearl Street, U.S. Federal Census, Population, 1920, 1930; River Falls phone book, 1925.

The next known owner was Harry Lang, who established H. Lang & Co., Inc., and manufactured overalls in River Falls. Lang remained in the home until selling to Einar and Florence Bouvin in 1937; the Bouvins remained in the home through at least the early 1950s.<sup>14</sup>

No information was found to suggest potential eligibility under Criterion A: History or Criterion B: Significant Persons. Regarding Criterion C: Architecture, the house is, in fact, a curious design, which is post-Prairie Style but precedes the more modern Moderne style. What is known is that Ole Ostness, as of 1921, had the agency for a new, concrete board construction process and, that year, he built a home of such construction on one of his lots on the west side.<sup>15</sup> Tax rolls, however, would seem to indicate that this is not the house identified as such, despite the mention that construction of that home was, in fact, located on W. Cedar Street (the same street along which the subject house is located). Based on that information, combined with the appearance of the subject house, this house is perhaps another, albeit later, example of that type of concrete board construction. The stone veneer of the enclosed porch wing that extends from the front (to the south), as well as the exterior chimney to the west, is, no doubt, a later alteration. In fact, the enclosed front porch covers a portion of one of the windows along the primary (south) elevation, suggesting that the porch was, perhaps, a later addition. As well, discoloration in a wide, straight line above the enclosed porch suggests some sort of roofline alteration. Because of those outstanding questions, further research is suggested at this time before a final recommendation can be made.

Address	AHI#	NRHP Evaluation
722 W. Cedar Street	25340	Further Research Needed
<b>Description and Statement of Significance</b>		

Oriented to the north, this two-story, Italianate-style house is comprised of two primary blocks of construction, with an additional wing located at the rear, all of which is sheathed with vinyl siding. The northernmost, two-story block of the house is topped with a truncated hipped roof, the overhanging eave of which is accented with both bracket and modillion trim. A two-story bay extends to the east, while a one-story bay is located along the west side. Small, round-arched, blind dormers rise from three sides of the roofline. The home's primary entrance is located along the north elevation and is sheltered by a flat-roofed porch with replacement posts. The double-door entry with an overhead transom is located at the right, while a pair of floor-to-ceiling, multiple-light windows completes the elevation. A series of three, regularly placed, one-over-one-light sash line the second floor, each one with a wooden surround and faux keystone at center. The tall-and-narrow windows throughout the remainder of this block feature the wooden

<sup>14</sup> Tax Rolls (River Falls, Pierce County), 1924, owner, O.H. Ostness (\$200/land + \$0/buildings), 1925 tax roll not available, 1926 (\$200 + \$2,200), 1928 (owner, Consolidated Lumber), 1930, 1932 (owner, Harry Lang), 1936, assessor's records cite a 1935 date of construction; however, there is no available evidence that the house was built at that time; River Falls phone book, 1929, 1952; Newsbrief (re: Dan Moss purchases RW Jenson House), *RFJ*, 23 October 1930; U.S. Federal Census, Population, 1930, 1940; Newsbrief (re: Bouvin purchased Lang house), *RFJ*, 16 September 1937.

<sup>15</sup> Advertisement for Ole Ostness and the concrete board construction, as well as a mention in the "Local News" section, *RFJ*, 19 May 1921, 4/3-6 and 5/2, respectively; Newsbrief (re: Ostness putting up house on West Cedar), *RFJ*, 25 August 1921, 5/3. An additional cite in April of the following year indicates that Ostness will be building an office and shop for his contracting business, as well as a factory for the manufacture of cement boards and blocks, *RFJ*, 27 April 1922.

surrounds and are arranged singly or in pairs. The second or middle block is slightly shorter than the first but is also topped with a truncated hipped roofline and the eaves are trimmed with modillions. A one-and-one-half-story, shed-roof wing extends to the east, while a porch is located along its Winter Street elevation. Windows are mostly arranged singly and do not have the surrounds found on the main block. The rearmost, one-story block is also topped with a hipped roof.



**George & Marion Farnsworth House, 722 W. Cedar Street.**

George W. Farnsworth, the home's original owner, was born in 1836 in Corning, New York. As of the 1870 census, he and his Canadian-born wife Marion Wing, lived in St. Paul, Minnesota, where George worked as a salesman. The Farnsworth family moved to River Falls after 1875 and the subject home, according to citations in the local newspaper, was built between 1878 and 1880 by William Carlton. As of 1880, the paper reported that "the house is doubtlessly the

most complete and finest throughout our village," and went on to note cemented floors in the basement, plastered walls, as well as a cupola.

George and Marion had five children, three of whom survived to adulthood. In 1890, Marion died and, four years later, George married Mamie Holmes of Rochester, Minnesota. They had one daughter Margaret. George's 1915 obituary indicated that he had retired in 1899, after working as a traveling salesman for twenty-seven years for the St. Paul firm of Finch, Van Slyke & McConville. Following George's death, the home remained in possession of the Farnsworth family through at least 1918. A newspaper citation indicates that the Paynters moved into the home in November of 1919 and, by 1920, the house was occupied by blacksmith Arthur Van Marter and his wife Florence.<sup>16</sup>

Secondary sources indicate that this house was utilized for a short period as a hospital beginning in 1916 or 1917, which makes it the first known location of a hospital in River Falls. It was begun by Margaret Melander and her sister Hilma, shortly after their graduation from nursing classes at Northwestern Hospital<sup>17</sup> in Minneapolis. According to Melander's husband, as published in 1977, the hospital consisted of sixteen beds, an operating room and a kitchen. Room

<sup>16</sup> U.S. Federal Census, Population, 1870, 1900, 1910, 1920; Newsbrief (re: Finishing off new house), *RFJ*, 22 August 1878; Newsbrief (carpenter work completion), *RFJ*, 26 February 1880; "George W. Farnsworth," obituary, *RFJ*, 23 December 1915, 1/3; The 1918 tax roll cites the property as the Farnsworth estate, with taxes paid by Mamie Farnsworth; Newsbrief (re: Paynters move into Mamie Farnsworth's house on the west side), *RFJ*, 5/1.

<sup>17</sup> The 1955 obituary for Margaret Melander Amundson cites that after she graduated from River Falls Normal School she taught in North Dakota for two years and then studied to be a nurse at the Rest Hospital in Minneapolis and at the University of Minnesota. An account by her husband, Emil Amundson, cites that the sisters attended nursing classes at Northwestern Hospital, Joan Kremer Bennett, "Many Old River Falls Homes Served as Temporary Hospitals in the Past," in *River Falls: A Frontier Community Grows Up: A Collection of River Falls Area Historical Articles Reprinted from the River Falls Journal* (River Falls, WI: *The River Falls Journal*, 1977), 44. This may have been a name change; however a quick search of the history of Northwestern Hospital does not identify the name "Rest Hospital." Additionally, the River Falls hospital was cited in the 1970s-era account as starting in 1917, the obituary notes that it was 1916, Margaret Melander Amundson, Obituary, *RFJ*, 8 September 1955, 4/1-3.

rates varied from \$6 to \$8 per day, dependent upon whether it was a private or double room. Baby delivery cost, on average, was said to have ranged between \$25 and \$35. The hospital was noted as dissolved in 1918.<sup>18</sup>

Returning to the history of the subject house, the Van Marters are verified as residing (and believed to be renting) in the home from 1920 through about October 1926, when the house was sold to Warren and Zenith Oligney, who remained in the house through at least 1942. During the Oligneys' tenure, the house was divided into at least three apartments; the house continues to carry more than one address.<sup>19</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the house is, indeed, a recognizable example of the Italianate style—one of very few such examples in the city. However, the home's historic integrity had been affected by the replacement porch posts, removal of the widow's walk and the overall application of vinyl siding. As a result of those alterations, the house is not considered potentially eligible in that regard. However, the home's—albeit brief—tenure as what is believed to be the city's first hospital, may offer some potential under Criterion A: History (Health/Medicine). While the newspaper was reviewed continuously from October 1917 through the early 1920s, only one other extant house is fully confirmed to have served as a hospital prior to the establishment of the People's Hospital Organization in 1921—that being the house at 213 S. 3<sup>rd</sup> Street (See discussion later in these Recommendations). A full review of newspapers from 1916 through October 1917 is recommended, as there are no early records for early hospitals in River Falls.<sup>20</sup>

Address	AHI#	NRHP Evaluation
982 E. Division Street	229825	Not Eligible

**Description and Statement of Significance**

This one-story, brick-sheathed school building is comprised of four primary periods of construction: 1955 (main block) and 1958 (Kindergarten room); 1965 (additional classrooms); 1990-1991 (gymnasium) and 2013 (offices). The school is a relatively vernacular interpretation of the Contemporary style, which was not uncommon for public educational facilities built in the 1950s and 1960s. Continuous bands of windows topped with whimsically painted metal trim are the sole embellishments to the building, aside from some modest stepped brickwork. The interior arrangement of the 1950s and 1960s-era portions of the building remains largely intact and includes terrazzo floors and tiled walls; however, the building's original gymnasium/lunch room

<sup>18</sup> Bennett, "Many Old River Falls Homes Served As Temporary Hospitals in the Past," 44. Despite the costs given, which were identified as associated with this structure in 1917-1918, when compared with the costs set by the People's Hospital Corporation (est. in 1921), they seem somewhat high.

<sup>19</sup> U.S. Federal Census, Population, 1920, 1930, 1940; Newsbrief (re: Oligney buys Van Marter House formerly known as the Farnsworth house), *RFJ*, 7 October 1926, 5/1; World War II Draft Registration Card (Oligney), Available online at [www.ancestry.com](http://www.ancestry.com), Accessed June 2015.

<sup>20</sup> While the local paper very often reported hospital news, the facility's exact location was not often mentioned, except when it moved or was planned to be moved. Near the end of this survey effort, it was learned that there is a historical display in the current River Falls Hospital that might shed additional light on the exact history of hospitals in River Falls (beyond which was published in 1977) prior to the 1921 establishment of the People's Hospital Organization and, later, the City Hospital, which would function out of the Coggeshall House (no longer extant) until the 1939 construction of an actual purpose-built hospital building (also no longer extant).

has been converted for use as a library and a new gym was built at the eastern end of the building and the original office space has been converted for classroom use.



**Greenwood Elementary School, 982 E. Division Street.**

The original portion of the Greenwood Elementary School was completed in 1955. Until that time, the elementary grades were located in the high school building at 211 Fremont Street (See discussion to follow). Despite a 1950 addition to the high school, the school district found itself in need of a new facility for elementary-age students because, as of 1954, one section of first grade was located off campus, at the Lutheran church. A referendum for a bond issue to construct a new building was held on 19 January 1954; it was approved by a vote of 579-164. The new facility was designed by Ellerbe & Co. of St. Paul, Minnesota, the same firm that designed the high school on Fremont Street, as well as the 1950 addition to it. The general contract was awarded to the Harold Purtell Construction Company, also of St. Paul, with a bid of \$251,600. Construction began in mid-May and the school was cited to be completed in 365 days at a total cost of \$412,810. The 1955 school included one room for each grade (K-6), a teacher's lounge, office, nurse's office, kitchen and physical education/lunch room. Three years later, an additional Kindergarten room was added at a cost of \$28,500.<sup>21</sup>

Even with the subject new building in service, there was still one elementary grade each located at the Fremont Street school building. In September 1964, with a vote of 402-103, the citizens of River Falls approved the construction of a thirteen-room addition to the east side of the elementary school which was completed the following year. Despite the construction of a west side elementary school building in 1970, another addition was required at Greenwood between 1990 and 1991, with the most recent addition completed two years ago. The school currently accommodates grades K-5.<sup>22</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the school building, while a relatively common Contemporary design, is notable for its whimsically painted metal trim, which was clearly added at some point after the 1965 addition. Despite that feature, the school is not considered

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<sup>21</sup> "Elementary School Inc. Explained by Supt. Dawson," *RFJ*, 14 January 1954, 1/3-7; "Referendum Vote on School Bond Issue Gets Approval," *RFJ*, 21 January 1954, 1/8; "Board of Education, Supt. Dawson Express Gratification on Vote," *RFJ*, 28 January 1954, 1/1-2; "New Elementary School Thrills Kids as They Start Learning," *RFJ*, 1 September 1955, 1/6; Dan Geister, "A Case for the Academy Pt. 5—River Falls Public Schools—the Lawrence Dawson Years 1938-1968," Available online at <http://piercecounthistorical.areavoices.com>, Posted on 23 February 2011, Accessed May 2015, includes information regarding Greenwood Elementary School, including an image of the original 1955 school building.

<sup>22</sup> Geister, "A Case for the Academy Pt. 5."

potentially eligible in that regard. Finally, regarding Criterion A: History (Education), the original portion of the school has served River Falls elementary students for sixty years; the 1965 addition for fifty and thereby meeting the National Register’s 50-year rule. Although notable when considering the history of education in River Falls, the community is still home to the 1927 Collegiate Gothic school building located at 211 Fremont Street. Therefore, considering both educational facilities, the 1927 building offers a greater degree of integrity (despite the later additions) and a greater period of significance associated with the history of education in River Falls. As a result, the subject Greenwood Elementary School is not considered potentially eligible for the National Register.

Address	AHI#	NRHP Evaluation
121 Fremont Street	25360	Potentially Eligible
Description and Statement of Significance		

Rising from a stone foundation, this two-and-one-half-story, transitional Queen Anne-Colonial Revival-style house is sheathed with clapboard. The main block of the house is a two-story cube with a steeply pitched, pyramidal hipped roof; dominating the home’s primary (east) elevation is a three-story tower with a tent-like roofline. Fronting the tower and wrapping around to the north is an open porch with columnar supports and a gablet over the entryway that consists of decorative, classical wooden trim. A rounded, one-story bay is located along the home’s south elevation, as is a gabled roof dormer. Wooden, modillion-like brackets accent the roof’s eave, as well as the upper edge of the tower. Windows throughout the house consist of largely paired or singularly arranged, double-hung sash; however, some windows exhibit leaded panes, at least one of which includes colored glass. A one-story, concrete block addition extends from the south side of the house, while a garage is connected via a hyphen-like extension to the west.<sup>23</sup>

This house was built in 1898 for Rasmus and Gurine (Rena) Jenson. Rasmus Jenson was born in Norway in 1847 and immigrated to the United States in 1865. After five years of working as a clerk in Dodge County, Wisconsin, he moved to Prescott, after which he settled in River Falls in 1873 where he established his own dry good business. That same year Rasmus wed Gurine “Rena” Ruud, who was also a native of Norway; together they had five children: Ida, Henry, Emma, William and Albert. Rasmus was among the early aldermen of the city, as well as served as a director of the Farmers & Mutual State Bank, the First National Bank of River Falls, as well as the Bank of Ellsworth. Rasmus died on 18 June 1917; Rena died in January 1930.<sup>24</sup>

Later that same year, the home was sold to Georgia native Dan Moss and his wife Jessie, who remained there until at least 1940. Dan, who died in 1942, was the proprietor of a produce station. The next known owners of the home, as evidenced by signage that still remains on the

<sup>23</sup> Although an interior inspection of the property was not completed, images of the first-floor interior indicate that the home retains wooden flooring, a dining room built-in, tile fireplace and a number of leaded glass windows, Current interior images of 121 Fremont Street available online at [www.bolesmanagement.com/propertyDetail.cfm?page=AKVYWOJZ](http://www.bolesmanagement.com/propertyDetail.cfm?page=AKVYWOJZ), Accessed July 2015.

<sup>24</sup> Tax rolls, 121 N. Fremont Street, indicate that the house was built between 1898 (\$100/land + \$100/buildings) and 1899 (\$100 + \$2,500); A citation in the local paper notes that the Jensons expected “to move into their new house next week,” *RFJ*, 12 January 1899; Easton, *History of the St. Croix Valley*, 1:610-11; Rasmus Jenson, Obituary, *River Falls Journal*, 21 June 1917; “Mrs. R.N. Jenson,” Obituary, *RFJ*, 16 January 1930, 5/4; U.S. Federal Census, Population, 1900, 1910, 1920, 1930.

subject property, were Dr. Ray and Dorthey Pennington. Ray and Dorthey were married on 10 February 1933 in Fairmont, Minnesota; they had three children. Ray attended medical school in Chicago, after which they resided in various locations, until moving to River Falls in 1953. Dr. Pennington retired in 1968.<sup>25</sup>



Jenson-Pennington House, 121 Fremont Street.

Despite the fact that Rasmus Jenson was an active in the community in both governmental and business capacities (he is cited in the 1909 Pierce County history as “the oldest merchant in the place), no information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the house is a very good and largely intact example of the transition between the Queen Anne and Colonial Revival styles of architecture. If the

concrete block addition to the south—which does not conform to the home’s original architectural styling—were removed, the house could be considered for eligibility under Criterion C. Conversely, the concrete block wing is understood to have served as an office of Pennington, as the signage for Pennington still remains intact along Fremont Street. With the office wing intact, the house could be considered for eligibility under Criterion A (Health/Medicine), in association with the home’s second owner, Dr. Ray Pennington, as a late example of a physician working out of his home rather than a commercial office. A 1957 city directory does, however, indicate that Pennington had an office downtown River Falls, at 117 S. Main Street. Further research would need to be completed to determine the exact dates during which Pennington operated out of his home office, a practice that had largely disappeared in most communities by the first quarter of the twentieth century.<sup>26</sup>

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Address	AHI#	NRHP Evaluation
211 Fremont Street	25326	Potentially Eligible

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Description and Statement of Significance

Rising three stories, this modest Collegiate Gothic Revival-style school is sheathed with brick and comprised of three primary periods of construction. Oriented to the east, the original 1927 block rises two stories from a raised basement level that is set off by a stone water table. The entrance (east) elevation is delineated into seven bay divisions by patterned brickwork set to appear as pilasters and topped with a stone ornament, the central bay of which rises only slightly higher than the rest of the building. A set of stairs fronts the double-door entry that is set within a stone surround and beneath a round-arched window; a single window is located to either side of the entry and the round-arched window above. The (replacement) words “RIVER FALLS ACADEMY” are located along the stone lintel above the door. A tripartite window arrangement

<sup>25</sup> Newsbrief (re: Dan Moss purchases RW Jenson House), *RFJ*, 23 October 1930; U.S. Federal Census, Population, 1930, 1940; Dorthey Pennington, Obituary, *RFJ*, Available online at <http://files.usgwarchives.net/mn/martin/obits/penninde.txt>, Accessed June 2015.

<sup>26</sup> Easton, *History of the St. Croix Valley*, 1:592. As of the 1957 River Falls phone book, the Dr. Pennington’s office was located at 117 S. Main Street.

separated by brick piers is located at the center along the uppermost story which is flanked by single sash. Each of the remaining bay divisions along the east contains a pair of large window openings with replacement panes. Both the north and south ends of the building feature brickwork pilaster trim to either side of the stone-trimmed entrance on the ground level which rises to frame a round-arched, balcony-like space above. Extending from the north end of the building and to the west is a three-story wing added in 1950, while a two-story, 1990-91 classroom and gymnasium addition extends to the west from the south end of the building. Aside from the aforementioned additions and removal of the original, multiple-light windows, the building has changed little in its exterior appearance. An interior inspection of the building was also completed and the room arrangement of the 1927 block remains largely intact, as do the stairwells, terrazzo flooring, tiled window sills, auditorium (and stage, including the proscenium arch) and gymnasium.



River Falls High School/River Falls Public School, 211 Fremont Street.

River Falls High School was built in 1927 on the same site as the previous school building, which was destroyed in a fire on 28 April 1926. The architectural firm selected was Ellerbe & Co. of St. Paul, Minnesota, while the contractor chosen was J.B.

Nelson of Mankato, Minnesota. Progress on the

school, reported at the end of June 1927, indicated that the masonry work was completed, plastering on the first and third floors was finished, windows were being installed and that between thirty and forty men were on the job. As of early August, it is noted that many rooms are practically finished and laying of the gymnasium floor was underway. Although not entirely completed, the school opened in September 1927. It housed all grades from Kindergarten through 12th, with the elementary grades located on the first floor. The school included an agriculture department, which offered high school classes on animal husbandry, crops and soils, farm mechanics and agricultural economy. In October of that same year, evening agriculture classes were taught by Mr. Campbell (also the daytime agriculture teacher) and offered at no charge for “farm boys” aged fourteen to twenty. In 1950, a three-story addition was added at the northeast corner of the 1927 building. Following the completion of Greenwood Elementary School in 1955, a portion of those elementary students moved to the new location; however, the Fremont Street school building continued to house one class of each grade until the 1965 addition to Greenwood was completed. In 1961, a new high school was built at 230 N. 9<sup>th</sup> Street (south of Greenwood Elementary and which now functions as Meyer Middle School) and the 1927 building largely functioned as the River Falls Junior High School. A new high school was completed in 2001 on Cemetery Road and grades 6 through 8 shifted to the former high school building on N. 9<sup>th</sup> Street.<sup>27</sup>

<sup>27</sup> “High School Bids Range From \$135,946 to \$168, 900,” *RFJ*, 30 September 1926, 1/4; The architectural firm and contractor are both also cited in *The Daily Reporter* (Milwaukee, WI), 26 October 1926; “School Building Work

Since that time, the 1927 high school building has been used by a variety of programs, including the YMCA, Heartstrings, River Falls Community Theatre and Harbor, among others. The Renaissance Charter Academy (alternative high school), currently operates out the building, as does the Montessori Charter Academy, both of which are operated by the River Falls Area School District. Discussions continue to-date about the building's future.<sup>28</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the 1927 block of the school building is a very good and largely intact example of the Collegiate Gothic style of architecture, albeit a modest example. However, window replacement, combined with additions to the west side/rear of the building, made in 1950 and 1990-91, do detract from its historic integrity and, therefore, render the school building as ineligible for the Register under Criterion C. The aforementioned alterations notwithstanding, and in regard to Criterion A: History (Education), the school building--which served all public school grades from its completion in 1927 through 1955 (and technically through 1965) and continued to accommodate students thereafter--stands as a testament to the history of education in River Falls and is recommended eligible for the Register.

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Address	AHI#	NRHP Evaluation
104 E. Locust Street	229813	Not Yet 50 Years of Age

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**Description and Statement of Significance**

This two-story commercial building is topped with a combination of flat and angled rooflines and it is largely sheathed with a stone veneer, while the second level is covered with cedar siding. Large expanses of windows dominate the Main Street elevation of the building on both the first and second levels. A large window well at the building's northwest corner provides light to the lower level. Although the building was, in fact, built with a second level, an addition has since been added.

This banking facility was built between 1973 and 1974. The First National Bank of River Falls was organized with a capital of \$25,000 on 4 January 1904 and was the third financial institution to establish itself in the City of River Falls. The first officers of the bank were F.H. Welcome (of Minneapolis, Minnesota), president; H.L. North, vice president; and P.M. Reagan, cashier. The following year, George T. Smith (See discussion for the West Side Brick Homes Historic District

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Was Started this Week," *RFJ*, 14 October 1926, 1/5; "Local Building Projects Are in Advanced Stages," *RFJ*, 30 June 1927, 1/6; "Plan to Open School In the New Building September 12<sup>th</sup>," *RFJ*, 11 August 1927, 1/2; "New High School Building Rapidly Nearing Completion," *RFJ*, 8 September 1927, 1/3; "School For Farm Boys to be Started Here," *RFJ*, 6 October 1927, 1/4; "Evening School Started at High School Tuesday," *RFJ*, 13 October 1927, 1/6; "Dedication Exercises at High School Tomorrow," *RFJ*, 5 January 1928, 1/6; "More than 500 Attend High School Dedication," *RFJ*, 12 January 1928, 1/3. See Geister, "A Case for the Academy," multiple blog posts in 2011 for additional school history information.

<sup>28</sup> A circa 1991-1992 map of the school building (located in the building itself) identifies the various schools and programs that have utilized the building, Copy of map on file at Heritage Research, Ltd., Menomonee Falls, WI.

for additional information on Smith) was elected president and he held that position until retiring in 1927.<sup>29</sup>

The institution's first quarters were located at 105 N. Main Street, where it remained for seventy years. In 1914, First National Bank was among the first banks to join the Federal Reserve System, which had just established itself on 23 December 1913. Likewise, the bank in 1934 joined the Federal Deposit Insurance Corporation, which was established as part of the Federal Banking Act that was signed by Franklin Delano Roosevelt on 16 June 1933. The First National Bank was just one of two banks in River Falls prior to the Depression and it was the only one to survive it.<sup>30</sup>



**First National Bank of River Falls, 104 E. Locust Street.**

Following Smith's retirement in 1927, the bank president for the next two years was A.W. Lund, after which Smith's grandson Jeff took over. Jeff remained president until his death in 1963, after which his son David led the institution until his death in 1994. During David's tenure, the subject facility was completed in 1974. After clearing two homes and a gas station from the parcel, the bank was built with a three-lane drive-through, as well as an apartment on the second floor. When they moved in, the bank took up only a portion of the building. Since that time, they expanded into all areas, as well as have made an addition to the second level. The bank has two additional branches; one in Prescott and another on the UWRF campus.<sup>31</sup>

No information was found to suggest potential eligibility under Criterion A: History or Criterion B: Significant Persons. Regarding Criterion C: Architecture, the First Bank of River Falls is a very good and intact example of 1970s-era, Contemporary architecture. Completed in 1974, the bank is not yet 50 years of age and, therefore, cannot yet be considered for listing in the National Register. If the structure maintains its current level of integrity and no significant additions are made to the building, the bank should be re-evaluated for significance in 2024.

<sup>29</sup> 1990 Survey; "Mission/History," First National Bank of River Falls website, Available online at [www.fnbrf.com/a\\_mission.htm](http://www.fnbrf.com/a_mission.htm), Accessed June 2015; "First National to Hold Open House Friday to Observe 50 Years of Service," *RFJ*, 2 December 1954, 1/2.

<sup>30</sup> "Mission/History."

<sup>31</sup> *Ibid.*; "First National to Hold Open House Friday to Observe 50 Years of Service," 1/2; "First National Marks New Site," *RFJ*, 12 April 1973, C-2; "Cement Poured for New First National Bank," photo and caption, *RFJ*, 9 August 1973, C-2; Photo of bank and caption, *RFJ*, 29 August 1974, C-8; "First National Bank in New Home," *RFJ*, 26 September 1974, 1/5-7.

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Address	AHI#	NRHP Evaluation
640 N. Main Street	229827-229828	Further Research Needed

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Description and Statement of Significance

Topped with a flat roof with wide, overhanging eaves, this largely two-story, Contemporary-style motel structure is constructed of concrete and faced with limestone. A one-story section fronts N. Main Street, while the remainder to the rear (east) is two stories high. A one-story wing extends to the south from the rear. A modern “porte cochere” topped with a flat-roof and featuring a decorative concrete block support provides shelter for those checking in. Original window and door arrangement appear to remain intact. When compared to a 1960s-era postcard view and a 1965 rendering, the original block has changed little since its construction. Less the two-story addition to the rear and the one-story connection to the three-story building to the south, the only readily noticeable changes include the removal of the vertical element along the south side of the building that once carried the word “MOTEL,” as well as the removal of the “Skycrest” lettering that had been affixed to the front of the building. No interior inspection was completed.



Skycrest Motel/Skycrest Residential Care Center, 640 N. Main Street.

This facility was built as the Skycrest Motel in 1961, which was run by the Gilbert Durand family. Durand and his family moved in circa 1960 to River Falls from Spooner; he also had a construction company and his

firm, who had an office at this address at least for a short time, was responsible for the motel’s construction. Clearing for the approximately \$110,000 building began in March 1961 and included the removal of a house that had previously stood on the parcel. When the motel opened in late October, twenty-two of its total twenty-seven rooms were complete; custom-built desks and tables in the building were produced by Dur-A-Bilt Manufacturing Company of Spooner and windows were made by Andersen. The remaining five rooms were identified to be finished over the winter. The Gilbert’s daughter, Mrs. Joyce Meier, was cited to work the front desk. Selling points for the motel included air conditioning, wall-to-wall carpeting and that each room had a private bath/shower finished in tile. A café opened in the building in early 1962.<sup>32</sup>

The Skycrest changed hands by no later than 1968, when Joe and Lois Walter were identified as hosts. By 1971, along with the motel, the address was identified as the Skycrest Residential Care

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<sup>32</sup> “New 30-Unit Motel Started Here,” *RFJ*, 30 March 1961, 1/1-3, the article cites the parcel as “the old Lee Flint property”; “New Skycrest Motel Nears Completion,” photo and caption, *RFJ*, 28 September 1961, 4/5-6; “River Falls Growing...Second Half Building Permits Total \$335,026,” *RFJ*, 12 October 1961, 1/3; “New Skycrest Motel Plans Open House Next Sunday,” *RFJ*, 26 October 1961, 1/1-3, ad for opening, pages 4-5; Postcard image of Skycrest Motel, circa 1960s, In possession of Traci E. Schnell, Menomonee Falls, WI; Advertisement for Skycrest Motel (includes drawing), in River Falls Telephone Book (1965), Ad section, page 26.

Center, which was run by Norman and Ruth Hilleren. The Hillerens, in 1959, had established the River Falls Nursing Home; just two years later, it was expanded to sixty-four beds. And, in 1972, ground was broken at the Skycrest property for an \$800,000, 123-bed expansion for the residential care facility, which resulted in a total of 175 beds. The name of the nursing home facility would later change to the River Falls Care Center. In 1982, the first floor of the former motel (which was no longer listed in telephone directories as of 1974) would be utilized as a daycare center, known as Kids Care Center. In 1990, the entire facility would be purchased by the Lutheran Home Association and renamed the Lutheran Home. Despite the purchase, the daycare would continue to operate out of the motel building through 2007. Reports as of October 2007 suggest that the motel building would be razed and replaced with a new, 50-unit assisted living facility for the elderly. The motel wing continues to stand vacant.<sup>33</sup>

No information was found to substantiate eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the original motel building portion of the property is a very good and seemingly largely intact example of Contemporary architecture as applied to a motel building. While its design is notable, it does not, however, rise to the level that might otherwise suggest potential eligibility in that regard. Also under Criterion C, the structure may offer potential eligibility as a property type (motel). While the exterior of the facility appears to remain largely intact, the interior would also need to retain its historic integrity. Therefore, because no interior inspection of the structure could be completed, a determination in that regard cannot be rendered at this time.<sup>34</sup> Finally, regarding Criterion A: History (Health/Medicine), the greater facility—that is, including the nursing home addition—may also offer potential eligibility, as it has provided care for the elderly since 1973. In order to meet the National Register’s 50-year rule, however, it would need to be re-evaluated in 2023.

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Address	AHI#	NRHP Evaluation
105 S. Main Street	44627	Potentially Eligible

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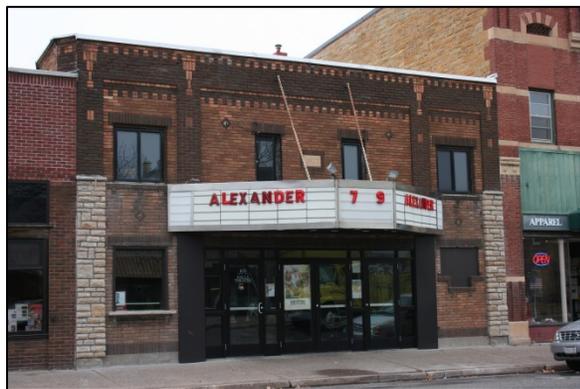
**Description and Statement of Significance**

This two-story theatre building exhibits a very modest Art Deco influence through its decorative patterned brickwork. Dark brown brick outlines the building and creates three bay divisions along the façade, lighter reddish-brown brick covers the remainder, except for two strips of stone veneer that remain to the north (left) and south (right). A series of modern metal and glass doors are located at the center of the first floor, above which is a projecting marquee. A single window, used as a ticket window, is located to the left of the entrance (south), while the original ticket window is situated to the north. Along the second level, a stone datestone inscribed with “1927” is located at the center; tall-and-narrow windows are located to either side of the datestone. A single, larger slider window is positioned at both the north and south ends of the entrance elevation.

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<sup>33</sup> “River Falls Phone Book,” 1961, 1962, 1968-1974; “Ground Broken for \$800,000 Skycrest Residential Expansion,” *RFJ*, 16 November 1972, B-1, 6-8; “Daycare’s Closure Will Make Space for Nursing Home to Rebuild, Expand,” *RFJ*, 25 October 2007. The use of the motel wing between the closure of the motel and its use as a daycare facility needs to be reviewed.

<sup>34</sup> It is also suggested that the original plans and/or correspondence regarding the motel be reviewed. It was noted in the aforementioned 30 March 1961 newspaper article that the plans were being reviewed by the State Industrial Commission. Such building plans and correspondence (known as E-files) are on file in the Archives at the Wisconsin Historical Society, Madison, WI.



The Falls Theatre, 105 S. Main Street.

The Falls Theatre was built in 1925. The first movie in River Falls, a silent film, was shown at the River Falls Opera House (no longer extant). The first permanent theatre building, remodeled from a former saloon, was opened by Ben Rosenberg in 1915. In 1921, Phillip Paynter and Roy Alton contemplated the construction of a “modern” theatre; however, they quickly realized that “one good one was enough” for the size of River Falls. Six years later, the subject facility was built by P.W. Ramer and E.B. Carisch. Construction of the \$25,000 building began in January with Ole Ostness serving as contractor

and John Probst as interior designer. As of the end of June, the local paper reported that painters were at work on the interior of the theatre, walls were to be finished with a panel effect and the lobby was to be decorated with a painted frieze. The heating system, which employed radiators concealed in two shafts on either side of the stage and the air being forced with fans, was unique.<sup>35</sup>

The theatre opened on 29 August 1927, featuring the movie “Painting the Town,” which filled the 476-seat facility that featured leather seats, velour curtains and two restrooms, although without a concession stand. The theatre was leased by the George E. Miner Amusement Company of Rice Lake which, at the time, also had theatres in Spooner and Rice Lake. Within a few weeks of the opening of the Falls Theatre, Princess Theatre owner Rosenberg sold the theatre to Phillip Paynter. Shortly after, Paynter sold the business and equipment to G.E. Miner.<sup>36</sup>

The Miner Amusement Company continued to run the theatre through 1952. In 1936, a neon lighted sign (no longer extant) was added to the front of the building. In 1965, the front of the theater was “modernized” and in 1972, the theatre was sold to George “Stan” McCulloch. When the theatre was last surveyed in 1990, the upper level was covered with metal, while the lower portion was sheathed with tile (presumably the 1965 alteration). At the start of the subject survey project in 2014, some of that metal had been removed and, by 2015, all later cladding, including the tile, had been removed and the original front exposed.<sup>37</sup>

No information was found to substantiate potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the building does exhibit a slight Art Deco

<sup>35</sup> “The History of Motion Picture Theaters in River Falls,” Available online at [www.fallstheatre.com/history-photos.html](http://www.fallstheatre.com/history-photos.html), Accessed June 2015; “A New ‘Movie’ House,” *RFJ*, 27 January 1921, 1/2; Newsbrief (re: Paynter and Alton give up on theatre), *RFJ*, 28 April 1921, 1/5; “Ramer and Carisch to Build \$25,000 Theatre,” *RFJ*, 3 February 1927, 1/3; “Work is Commenced on the New Theatre,” *RFJ*, 10 March 1927, 1/2; “Local Building Projects Are in Advanced Stages,” *RFJ*, 30 June 1927, 1/6; “New Theater to Open Monday Night Aug. 29,” *RFJ*, 25 August 1927, 1/3; “New Theatre Greeted By Capacity Crowds Monday,” *RFJ*, 1 September 1927, 1/2.

<sup>36</sup> “The History of Motion Picture Theaters in River Falls”; “New Theater to Open Monday Night Aug. 29,” 1/3; “Paynter Buys Princess Theatre from Rosenberg,” *RFJ*, 29 September 1927, 1/4; “Miner Buys Out Paynter; Princess Theatre Closed,” *RFJ*, 6 October 1927; 1/3.

<sup>37</sup> “The History of Motion Picture Theaters in River Falls.” A book entitled, *Stan’s Legacy*, is available locally for purchase; however, that book was not reviewed for this document.

influence through the brickwork; however, it does not rise to the level that might otherwise suggest Register potential in that regard. Also under Criterion C and considered as a resource type, the facility has undergone a remodeling of the original lobby to include a concession stand, which was not an original element of the theatre. That alteration, combined with the replacement of the original seats and interior wall coverings, renders the property as ineligible in that regard. However, regarding Criterion A: History (Recreation), the facility, completed in 1927, has provided the community of River Falls movie entertainment for nearly ninety years. Despite the loss of the 1936 lighted signage, the exterior would be easily recognized today by anyone among the capacity crowd at its 1927 opening. As a result, the Falls Theatre is recommended as potentially eligible under Criterion A: History (Recreation).

Address	AHI#	NRHP Evaluation
121-123 S. Main Street	25376	Not Eligible
<b>Description and Statement of Significance</b>		



**Hotel Gladstone, 121-123 S. Main Street.**

This former hotel building is comprised of an 1886-87, three-story, Italianate-style, stone and brick structure, along with a two-story, faux stucco-sheathed building to the south (built as one story in 1892; second story added in 1899; rear addition, 1944). Regarding the former, the first floor has been recently remodeled with brick and new windows. The second and third floors, however, retain their original segmentally arched window openings (arranged singly and in pairs) with flush brick headers and a central keystone. The windows themselves,

however, have been replaced. The pressed-metal cornice remains largely intact,

including the bracket and central peak detailing. The two-story addition to the south, which was built with brick, has been entirely remodeled with faux stucco and new windows. A 1900 image of the exterior of the south building indicate that the first-floor elevation included a door and two windows, while the second level included four segmentally arched windows with brick headers and masonry keystones that resembled those on the 1886 block. Although an interior inspection of the upper floors was not completed, the first floor of the 1886 block includes two commercial units that are entirely modernized, as is the first-floor space of the two-story addition.<sup>38</sup>

The original three-story block of this hotel building was built by Frank Rossell between 1886 and 1887; it was located immediately next-door to the Central House, another hotel also owned by Rossell. Local contractor Charles Knowles is identified as having laid the stone for the structure. Although originally advertised as the Garfield House, the name had changed to Hotel Gladstone by its opening on 15 March 1887. The first floor included “an elegant lobby” with a

<sup>38</sup> A historic image of the hotel is included in H.E. Graham, *A Souvenir--River Falls, Wis.* (Red Wing, MN: Wall & Haines, 1900), 40.

tile floor, with several offices and a dining room located behind it, while the north portion of the first level was rented out. A saloon was originally located on the second floor, above the rental space. By 1892, an addition was built to the south of the three-story block, which was rented out to the newly established Farmers & Merchants State Bank, with the second floor containing hotel rooms. As of 1900, and under the management of Charles D. McKinnon, the hotel boasted thirty-five rooms and two sample rooms. In 1931, the hotel was remodeled by owner Walter Sutherland, which resulted in a rearrangement of rooms. At this time, guest rooms numbered thirty-two and there were eight bathrooms. Sutherland's son Bob then took over operations of the hotel. It was closed from July 1957 to June 1958 and the entire structure was remodeled. The lobby was converted for use as a coffee shop, which resulted in covering over of the tile floor and the removal of the original check-in desk. The third-floor rooms were also converted for use as apartments. The name was at that time changed to the Walvern, the name being the combination of his parents' names: Walter and Verna. The building is now divided into four condominium units (including the commercial first-floor spaces and the upper-level apartments) and the four "units" are owned separately.<sup>39</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the main block of the hotel building continues to exhibit its original Italianate styling through its segmentally arched window openings and its decorative metal cornice. The first floor, however, has been remodeled and no longer retains the historic storefront windows and entrance to the hotel, while the addition to the south has been completely resheathed and windows replaced. As a result of those alterations, the building is not considered potentially eligible for its architectural styling. Regarding Criterion C: Architecture (Property Type), as well as Criterion A: History (Commerce), the building, in part, functioned as a hotel through 1956; although by the 1920s, some rooms in the hotel are identified as apartments. As well, the structure--despite its changing function--has for more than 100 years contributed to the economy and growth of River Falls. For a building to be eligible as a property type, it needs to retain some degree of integrity on the interior. For hotel properties, retaining both the lobby and the original hotel room arrangement are significant factors when considering Register eligibility. In the case of Hotel Gladstone, the lobby--which included a check-in desk and a tile floor--are no longer there. While rooms are still located on the upper floors of the 1886 building, they have been altered in size. Based on the information above, the former Hotel Gladstone is not recommended as potentially eligible for the National Register.<sup>40</sup>

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Address	AHI#	NRHP Evaluation
403 E. Maple Street	25353	Potentially Eligible

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Description and Statement of Significance

Located within and a contributing property within the East Side Residential Historic District, this two-story red brick, gabled ell house rises from a stone foundation and features unique, angled

<sup>39</sup>“Changes at the Walvern Recall its Long Distinguished Past as Hotel Gladstone,” in Bennett’s, *River Falls: A Frontier Community Grows Up*, 71-73; Charles G. Knowles, obituary, *RFJ*, 5 May 1921, 1/2, includes mention of Hotel Gladstone; Gladstone remodeling, *RFJ*, 30 April 1931; “New Hotel Dining Room Nearly Complete,” *RFJ*, 16 March 1961, 1/5.

<sup>40</sup>Please note that if some restoration work were completed along the building’s first floor, the structure could be reconsidered under Criterion C: Architecture. As well, if some additional buildings on that block were to be restored, the hotel building could then be considered a contributing element to a commercial district.

brick corner trim. A one-story, hipped-roof porch is located within the southwest ell juncture, while a flat-roof porch is located along N. Fourth Street; both porches feature fluted Ionic column supports and replacement balustrades. Paired wooden bracket trim runs beneath the wide eaves of the roof, as well as along each porch, and along the one-story bay to the south. Windows are regularly placed, two-over-two-light examples with projecting wooden headers with bracket trim. Since the house was last surveyed, the trim has been painted in a tri-color scheme; it had previously been white. As well, the porch railings have been added, as has the ironwork fence that surrounds the property.



Oliver & Elmira Powell House, 403 E. Maple Street.

This house was built in 1869 by Oliver S. and Elmira Powell. Oliver Powell was born on 19 June 1831 in Madrid, New York. At the age of twelve, his family moved to Illinois and in 1849 he and his brother Nathaniel moved to River Falls; they are considered among the first settlers of the town. In 1852, the brothers erected the first frame building in the community, as well as built the first sawmill, the latter of which was destroyed by fire in 1876. The brothers were responsible for

the 1854 plat of the village--originally known as Kinnickinnic--but later changed to River Falls with the establishment of a post office of that name. One year after he built his substantial brick home, he also entered into politics, serving in the state assembly from 1870 to 1872. Powell wed Elmira Nichols in 1860; they had seven children. Oliver is identified as being a significant player in establishing the Normal School in River Falls in 1874 (now UWRF) and bringing the railroad to the community in 1878. His life ended in 1888, while in his own sorghum mill. Elmira died in April 1930 and the house remained in the family into the 1950s.<sup>41</sup>

Regarding Criterion C: Architecture, the house is essentially a gabled form that has been embellished with bracket trim throughout, giving the house a distinct Italianate style. A historic photo of the home indicates that the porch railings were added (the undated photo does not depict any railings) and that the southwest porch was originally larger, extending over the window and to the west end of the house.<sup>42</sup> While considered a contributing property to the greater East Side Residential Historic District, the house does not, standing alone, offer the character necessary for Register eligibility under Criterion C. However, regarding both Criterion A: History (Settlement) and Criterion B: Significant Persons, the house is considered potentially eligible for its association with Oliver S. Powell--one of the town's earliest settlers, who was responsible for the

<sup>41</sup> Newsbrief (re: Oliver Powell builds house), *RFJ*, 29 October 1969; Graham, *A Souvenir—River Falls, Wis.*, 4-5; Easton, *History of the St. Croix Valley*, 619-21; “River Falls, Wisconsin: Intensive Survey Report,” 122; Dan Geister, “558 E. Maple and the Powell Family—the Most Important Family to Ever Live in River Falls, Wisconsin! The Definitive History Here,” Available online at <http://piercecounthistorical.areavoices.com>, Posted on 18 May 2012, Accessed May 2015, includes an undated black-and-white photo. Although not reviewed, the Oliver S. Powell and Family Papers, 1832-1982, are available at the Minnesota Historical Society/Minnesota History Center, St. Paul, Minnesota.

<sup>42</sup> The undated historic photo does depict the fluted Ionic porch columns in place, whereas they have been thought to be a later alteration, photo in Geister, “558 E. Maple and the Powell Family.”

plat of the village and the establishment of early businesses, as well as bringing both the Normal School and the railroad to the community.<sup>43</sup>

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Address	AHI#	NRHP Evaluation
206 E. Vine Street	229841	Potentially Eligible

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**Description and Statement of Significance**

This one-story, side-gabled structure rises from a concrete block foundation and is faced with half-log sheathing. Oriented on an angle and parallel to the river, the westerly end of the building is dominated by a fieldstone and cut stone exterior chimney. The door is located along the northerly elevation, while one-over-one-light windows are located throughout the building. Signage, located west of the building is comprised of stone piers upon which a sign reads, "BOY SCOUTS OF AMERICA/GOSSEN LUMPHREY LODGE."



Scout House, 206 E. Vine Street.

Built in 1944, this structure continues to serve the River Falls chapter of the Boy Scouts of America as their scout house. In April of 1944, the site was purchased by R.W. Freeman and Otto Kulstad. By that time, the group had a building fund of \$800, which was largely the result of numerous paper drives held since the beginning of the year. When the campaign for the building began, it was most likely that construction of the structure would not commence until the end of World War II.

However, an application for its construction was sent to the Works Progress Board, who allowed them to move ahead on the project. Construction was noted to take approximately six weeks. Although the exact date of its completion was not identified, laying of the cornerstone was held on 9 July, while a dedication and open house event occurred on 15 September 1944. The building was named after Eugene Gossen, who had directed the local boys scouts and organized paper drives and scrap metal collection for the war effort. Gossen was drafted, serving in the Air Force, and killed in August 1943. The Scouts were then taken over by Oliver Lumphrey, who was in charge when the building was completed. The Boy Scouts continue to own and utilize the facility.<sup>44</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the building is an example of the Rustic style of

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<sup>43</sup> Although the house was, in fact, built fifteen years after Powell's actual settlement date, this house remains one of the earliest standing residences in the community that has not undergone significant alterations, such that it would be readily recognizable to anyone that had lived in River Falls circa 1870.

<sup>44</sup> "Boy Scouts Appeal to Public to Save Paper," *RFJ*, 20 September 1944, 1/6; "Scouts Acquire Building Site," *RFJ*, 20 April 1944, 1/5-6; "Boy Scouts Get Green Light on New Scout House," *RFJ*, 8 June 1944, 1/4; "Boy Scouts Will Dedicate House Sunday July 9<sup>th</sup>," *RFJ*, 6 July 1944, 1/7; "Boy Scouts New Home Dedicated Sunday July 9<sup>th</sup>," *RFJ*, 13 July 1944, 1/1; "Cash Donations May be Made for Scout House," *RFJ*, 20 July 1944, 1/3; "Pierce County Scouts to Have Booth at Fair," *RFJ*, 24 August 1944, 1/1; "To Dedicate Scout House Here Friday," *RFJ*, 14 September 1944, 1/5-6; "Boy Scouts Held Big Dedication Party on Friday," *RFJ*, 21 September 1944, 1/5; Geister, "A Case for the Academy, Pt. 5," includes information regarding Gossen and Lumphrey.

architecture, which was popular for Boy Scout-related facilities. While the facility is the only Rustic-style structure located in the City of River Falls, the building is rather utilitarian in its design and is not recommended eligible in that regard. However, regarding Criterion A: History (Social History), the facility is a very good example of a scout house, of which there are relatively few in number overall and even fewer in urban areas. A search of such facilities in the WHPD (aka WAHI) produced very few results<sup>45</sup>, as scout-related buildings are most often found in more rural, campground settings (again, very few of which have been inventoried). Based on its good integrity and considered a somewhat rare resource type, the River Falls Scout House/Gossen-Lumphrey Lodge is considered potentially eligible under Criterion A, for its association with the social history of the Boy Scouts of America.

Address	AHI#	NRHP Evaluation
122 E. Walnut Street	25406	Potentially Eligible
<b>Description and Statement of Significance</b>		



**River Falls Lodge No. 109, F. & A.M., 122 E. Walnut Street.**

This one-story plus raised basement, Neoclassical Revival-style fraternal hall is sheathed with brick and topped with a flat roof. Eight fluted and engaged pilasters rise from a stone water table and delineate the building’s primary (north) elevation into seven bays, the central bay of which includes the entrance and is further set off by a set of fluted corner pilasters. Set within a brick and concrete-trimmed archway, a pair of modern metal doors rest beneath a round-arched, replacement window. A stone lintel inscribed with “MASONIC TEMPLE,” “LODGE 109 F/AM” and “1928 A.D.” is located below a full pediment that terminates the center bay. A single, square window is set within each of the two interior bay divisions to either side of the entry, while each of the outermost bays features the Masonic symbol<sup>46</sup> set within stone and further outlined by brick trim. Four bays of the basement level carry paired, one-over-one-light, double-hung sash, while the outermost bays include a decorative stone inset. The east elevation of the building is divided into three bays and finished with fluted pilasters, while the west and south (rear) walls are devoid of bay divisions. Windows throughout the building are replacements. Following an interior inspection, it was observed that the interior remains largely as it was built, with a club room (which includes a fireplace), dining area and kitchen on the lower level and a lodge room on the main floor. The entrance, which retains original light fixtures, has been slightly altered with a drop ceiling and bathrooms have been modernized.

This one-story plus raised basement, Neoclassical Revival-style fraternal hall is sheathed with brick and topped with a flat roof. Eight fluted and engaged pilasters rise from a stone water table and delineate the building’s primary (north) elevation into seven bays, the central bay of which includes the entrance and is further set off by a set of fluted corner pilasters. Set within a brick and concrete-trimmed

archway, a pair of modern metal doors rest beneath a round-arched, replacement

<sup>45</sup> A 1937 scout house, constructed of log and fieldstone, is located at 105 N. 1st Street in the Village of Palmyra, Jefferson County, recorded in the WHPD/WAHI, Available online at [www.wisconsinhistory.org/Content.aspx?dsNav=N:1189](http://www.wisconsinhistory.org/Content.aspx?dsNav=N:1189).

<sup>46</sup> The “G” set within the square and compass has long been a symbol of the Masons. The “G” is said to stand for God and Geometry, while the square stands for morality and the compass for boundaries.

This building was erected between 1928 and 1929 for the River Falls Lodge No. 109, F. & A.M., the organization of which continues to utilize the building today. Lodge No. 109 was chartered in 1859 with eleven charter members and the first meetings were held in what was called the Benjamin Wilcox Hall. After two moves, a fire in 1879 destroyed most of the lodge records. Following a few more relocations, in circa 1909, the group met in the Boxrud Building (109-111 N. Main Street), where they remained until moving into their new building in 1929.<sup>47</sup>

The building, which was to cost no more than \$17,000, was designed by lodge brother Roy E. Spriggs, who had a degree in Agricultural Mechanics from Kansas State Agricultural College and was on the faculty at UW-River Falls. The contractor was Frank Luberg & Son. Ground breaking occurred on 5 August 1928 and the cornerstone was laid on 15 September 1928. The lodge was opened with a housewarming in April 1929 but dedication services were not held until 30 September 1929. The lodge, which was shared by the Masons, Chapter No. 45 Royal Arch Masons and Chapter No. 80 Order of the Eastern Star, ultimately cost \$17,500 and the mortgage was paid off in 1943. Today, Lodge No. 109 includes approximately seventy members and they continue to serve the community through scholarship awards, roadside clean-up and volunteering at the local nursing home, among other activities.<sup>48</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the building is a very good example of the Neoclassical style of architecture; in fact, it is the city's best example of the style. Despite that fact, the wholesale replacement of windows affects its historic integrity to a point that it is not considered potentially eligible in that regard. The window replacement notwithstanding, the structure is, however, potentially eligible under Criterion A: History (Social History), for its longtime association with the Masons—the oldest fraternal order in the city—which continue to utilize the building today.

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Address	AHI#	NRHP Evaluation
431 N. 2 <sup>nd</sup> Street	25389	Further Research Needed

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**Description and Statement of Significance**

Oriented to Division Street, this two-story, gabled T-plan house rises from a stone foundation and is entirely sheathed with clapboard. Wooden cornerboards accent all corners of the house above which runs a continuous, wooden frieze. All windows, which are generally regularly

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<sup>47</sup> Steve and Paula Schwartz, "Poised for Continued Growth, River Falls Lodge Turns 150: Royal Arch Masons & Order of Eastern Star Play Key Roles," in *Wisconsin Masonic Journal* (June 2009), 5. The 2009 history indicates that the Masons were in the Boxrud Building starting in 1912; however, a newspaper article from 1923, cites that the organization had been in the Boxrud Building (noted as the Jenson Building in the article) "for the past fourteen years" which would put them in the building as of 1909, "River Falls Chapter Buys Jenson Building," *RFJ*, 12 April 1923, 1/4. The 1912 Sanborn map identifies the second floor of the 109-11 N. Main Street building as of 1912.

<sup>48</sup> Schwartz, "Poised for Continued Growth, River Falls Lodge Turns 150," 5; "Masonic Lodge Buys Property for Temple," *RFJ*, 18 March 1926, 1/4; "New Masonic Temple Construction Begun," *RFJ*, 9 August 1928, 1/3; "Work Is Begun on Basement of New Masonic Temple," *RFJ*, 16 August 1928, 1/4; "Corner Stone is Laid for Masonic Temple at Saturday Ceremony," *RFJ*, 20 September 1928, 1/1; "New Masonic Temple Opened Here Monday With a Housewarming," *RFJ*, 4 April 1929, 1/2; "New Masonic Temple Will Be Dedicated," *RFJ*, 26 September 1929; 1/1; "Masons Here Dedicate the New Temple," *RFJ*, 3 October 1929, 1/3; "River Falls Masonic Lodge To Mark 100<sup>th</sup> Birthday Saturday," *RFJ*, 1 October 1959, 1/1-3; Dan Toland, Lodge Brother and current mayor of River Falls, Conversation and site visit with Traci E. Schnell, 29 April 2015.

placed, are six-over-one-light sash. A two-story and fully pedimented porch is located along the Division Street elevation; the lower level has been partially enclosed with clapboard siding, while the upper story features grouped column supports and a spindled balustrade that may have been added after 1900. Both the east and west gabled peaks are pedimented like the front porch and are sheathed with clapboard, set at an angle, while the southward extending gabled peak features gabled returns. When surveyed in 1990, the porch along N. 2<sup>nd</sup> Street was enclosed; today it is open with simple column supports.



**Putnam-Chinnock House, 431 N. 2<sup>nd</sup> Street.**

Local research efforts suggest that this house (or a portion thereof) may have been built by Charles B. Cox in 1856; assessor's records cite an 1863 date of construction. Cox was the owner and operator of the River Falls Prairie Mill from 1854 to 1873. Because of a legal description change, deed research would need to be completed in order to properly trace this property's ownership and date of construction in the tax rolls. Between the home's appearance, plat maps, as well as citations in the local newspaper, the home's first fully verified owner appears to be that of

John D. Putnam, who appears to have purchased the property in 1873. Putnam, along with David Saunders, purchased the Prairie Mill in 1873 from Cox. An 1880 Birdseye map confirms a (T-plan) house at this location. In 1883, the newspaper reported that Putnam had built an addition to the west side of his house that was to be used as a wood shed. Indeed, the 1891 Sanborn map depicts the subject house with a wood shed (labeled as such) on the west side. That same year, J.B. Goss, purchaser of the Prairie Mill in 1891, is reported as having moved to the Putnam house, Putnam having relocated to California. The Prairie Mill went bankrupt under Goss' ownership and in 1894, the house was purchased by George W. Chinnock Sr. and his wife Eveline.<sup>49</sup>

<sup>49</sup> Research information suggesting that Charles B. Cox was the home's original owner and a construction date of 1956 was offered by River Falls resident and local historian Dan Geister. Because the property's legal description is an outlot (a later legal description change), tax roll information could not be confirmed and, therefore, deed research is suggested (time did not allow a visit to the Pierce County Register of Deeds). However, following review of *River Falls Journal* newspaper citations (compiled by Geister), combined with county plat maps, George W. Chinnock Sr. and his wife Eveline's ownership of the parcel could be verified from at least 1895 to 1908. Additional newspaper citations that aided in the string of ownership backwards to Putnam include the following: Newsbrief (re: JD Putnam builds a woodshed addition to the west of his house), *RFJ*, 10 May 1883, Newsbrief (re: JB Goss moved to the JD Putnam House), *RFJ*, 5 November 1891; Newsbrief (re: Chinnock buys Goss house), *RFJ*, 12 April 1894. Maps that confirmed the Chinnocks' ownership include the following: *Atlas of Pierce County, Wisconsin* (Ellsworth, WI: F.D. Lord and S.A. Carpenter, 1895) and *Standard Atlas of Pierce County, Wisconsin* (Chicago: Geo. A. Ogle & Co., 1908), while the house is also clearly evident on the following 1880 map, Beck & Pauli, *Bird's Eye View of River Falls, Pierce County, Wisconsin, 1880* (Madison, WI: J.J. Stoner, 1880); Sanborn Map Company, *Sanborn Fire Insurance Map--River Falls, Wis.* (New York: Sanborn Map Company, 1891). In a review of newspaper articles searching for Putnam and a property purchase produced the following: "John D. Putnam buys the Henry Childs

George W. Chinnock Sr. was born in England in 1841 and immigrated to the United States the following year with his family. He served in the Civil War and, as of 1870 he is identified as a farmer in the Town of Troy, St. Croix County. Previous to moving into River Falls in 1894, Chinnock served in the state assembly (1891-1892). In 1895 he served as an alderman and, the following year, was elected mayor. He continued in that capacity through April 1899 and was re-elected in April 1900—serving until April 1902. During his tenure as mayor, a number of improvements were made to the community. Although the River Falls Light Heat & Power Company had been formed in 1891 and constructed a gas plant to provide power for the city, an electric powerhouse was completed at Junction Falls in 1900 (during his tenure as mayor) and, by the following year, it was noted that “1,500 lights were in use throughout the city.” In 1898, the city council purchased 21 acres of land for what would become Glen Park, a park that continues to provide recreation for area residents. In addition to his municipal efforts to improve the city, he was also involved in the farm machinery trade and was associated with the Farmers & Merchants State Bank, of which he would eventually be appointed as president. In April 1902, it was reported that he would build another house just south of his present home, that being the house at 421 N. 2<sup>nd</sup> Street. Eveline died in June 1918 and the 1920 census confirms that George Sr. was living (with a niece) at 421 N. 2<sup>nd</sup> Street, while the subject house had been utilized as a rental by no later than 1907.<sup>50</sup>

No information was found to suggest potential eligibility under Criterion A: History. Regarding Criterion C: Architecture, the appearance of the house suggests that it was, perhaps, a simple gabled T-plan in its origins and that decorative elements have been applied over the years, including the Colonial-style, second-story porch. While retaining a good degree of integrity, the house is a combination of styles and does not represent any one style specifically. As a result, the house is not considered potentially eligible under Criterion C. While Putnam and Goss are notable for their operation of the Prairie Mill (perhaps Putnam moreso; notably Putnam also served a partial term as mayor from August 1885 to April 1886, the first year of River Falls’ incorporation as a city), the home’s association with George W. Chinnock Sr. may be considered the most notable, as it is also during his ownership that the house is believed to largely have achieved its current appearance. In order to substantiate this claim in regard to Criterion B: Significant Persons, further research is suggested, including the review of land records/deeds and historic photographs, in any.

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Address	AHI#	NRHP Evaluation
127 N. 3 <sup>rd</sup> Street	25397	Potentially Eligible

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Description and Statement of Significance

Located within and a contributing property within the East Side Residential Historic District, this one-story, stucco-sheathed, late-Prairie School/Craftsman style house is built into the hill and topped with a flat roof lined with bracket trim. Featuring a brick foundation, this house has an

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property for \$3,100,” *RFJ*, 28 March 1873; however, an association between Henry Childs and the subject property could not be found and, therefore, land records/deeds should be reviewed.

<sup>50</sup> “River Falls, Wisconsin: Intensive Survey Report,” 66-67; Newsbrief (re: building another house), *RFJ*, 24 April 1902; Newsbrief (re: Mrs. Taylor and Mrs. Zeisinger rent the GW Chinnock house on Second and Division streets), *RFJ*, 14 March 1907; U.S. Federal Census, Population, 1920; “River Falls Mourns Loss of Pioneer,” *RFJ*, 9 April 1925, 1/4.

entrance along N. 3<sup>rd</sup> Street that is topped with a flat-roof porch overhang supported by large wooden brackets; however, an open porch with short round columns set upon large square piers shelters a second entrance located at the northeast corner. A third doorway is located near the center of the north elevation, while a built-in, underground garage is located at the west end of the same façade. A one-story, enclosed porch extends from the rear of the home. Windows throughout the house are a combination of singly arranged and tripartite examples, the latter of which include an additional upper set of transom-like panes.



Christian & Olga Wiger House, 127 N. 3<sup>rd</sup> Street.

This house appears to have been built circa 1921 for Christian and Inga Wiger. Christian was born in River Falls in September 1872, the son of Nils and Elaine Wiger who immigrated to the United States from Norway in 1871. Following his education in the local schools, Christian was employed by the Omaha Railroad in River Falls,

after which he moved to Minneapolis and worked for the

Farmers' State Bank. He returned to River Falls and was associated with the Bank of River Falls and, in 1896, moved to Ellsworth, where he started a bank. That same year he married Hermione Pratt. In 1897, Christian was elected cashier of the Farmers' & Merchants' State Bank in River Falls and, two years later, Hermione died. In 1906, he married Inga Olson and they had two sons, Nicholas and Burr. The Wigens resided in various locations in the city throughout their marriage and, in circa 1921, they built the subject house. Christian died on 28 September 1929 and was identified as associated with the following fraternal organizations: the Masons, Elks, Yeomen and Woodmen. Inga retained the property through 1930; however, by 1931, it had been purchased by Henry J. Elliott. Inga died in February 1945.<sup>51</sup>

No information was found to suggest potential eligibility under Criterion A: History or Criterion B: Significant Persons. Regarding Criterion C: Architecture, the house is a very good, seemingly intact and rather unique example of a late Prairie School house that also includes Craftsman elements and is recommended as potentially eligible in that regard.

<sup>51</sup> Tax Rolls, 1918, owner, JM Gunnison Estate (\$500/land + \$0/buildings), 1920, owner, CN Wiger (\$500 + \$200), no 1921 tax book, 1922, Wiger (\$500 + \$4500); Easton, *History of the St. Croix Valley*, Vol. 1: 634-35; "Chris Wiger is Victim of Gas in His Garage," *RFJ*, 3 October 1929, 1/5; Inga's death date was gleaned through cemetery information for Greenwood Cemetery in River Falls, Available online at [www.ancestry.com](http://www.ancestry.com), Accessed May 2015. Previous research indicated that the house was built by Frank D. Ensign; however, based on the home's date of construction (from tax rolls), that would be impossible, as Ensign, who ran the local lumber year, died in May 1918.

Address	AHI#	NRHP Evaluation
309 N. 3 <sup>rd</sup> Street	25399	Potentially Eligible
Description and Statement of Significance		

This one-and-one-half-story, Craftsman-style house is a front-gabled structure and includes gabled roof dormers to both the north and south, as well as a one-story, hipped-roof and enclosed porch to the north. Sheathed largely in narrow clapboard, the home's primary entrance is centered along the front-gabled block and is topped with a gabled overhang with wooden knee braces. Square bays project from either side of the entrance and each is topped with a pent roof overhang with exposed rafters. A three-sided bay window projection is located directly above the front door, while a small square window is located to either side of the bay. The gabled peak is a combination of vertical board trim and stucco, at the center of which is another square window. Leaded glass is featured within the top pane of both first and second-floor window arrangements, while wooden lighting is apparent in the second-floor bay and gabled peak windows. Decorative wooden bargeboard trim accents all roof gables.



Silas & Elizabeth Symes House, 309 N. 3<sup>rd</sup> Street.

This house was built circa 1918 for Silas and Elizabeth Symes. Silas, born in London, England, in 1852, and his brother Arthur, along with both of their wives, came to the United States in 1873 aboard the ship *Greece*. Census information indicates that Silas--variously identified as either a carpenter or architect--and Elizabeth resided in either River Falls or the Town of Troy from their arrival through approximately 1906, when they moved to Minot, North Dakota. They then appear

to have briefly resided in Canada, after which they returned to River Falls. They appear to have lived

in the subject home for no more than a few years, as it was sold in 1920 to George and Hannah Rattray (often incorrectly spelled as Rattery), by which time Silas is identified without an occupation (presumably retired). Elizabeth died in 1926 and Silas moved to Benson County, North Dakota, where he lived with his daughter Livonia Maddock. Silas died in Arthur, North Dakota, on 6 August 1939.<sup>52</sup>

The Rattrays owned the house through 1929, although their actual occupation of the home remains in question, as a 1925 citation in the local paper indicates that an FA Burke moved to the house. And, in 1929, it was rented out to Jeff and Joyce Smith (the Rattrays are again enumerated in the 1930 census in the Town of Kinnickinnic, St. Croix County). In 1936, the

<sup>52</sup> Tax Rolls, 1916, owner Silas Symes (\$500/land + \$200/buildings), 1917 tax roll not available, 1918 (\$500 + \$3,600); 1920, owner George Rattery (\$500 + \$4,875); "New York, Passenger Lists, 1820-1957," Available online at [www.Ancestry.com](http://www.Ancestry.com), Accessed June 2015; U.S. Federal Census, Population, 1900, 1920 (the Symes' are confirmed as residing in the home as of 1920); Wisconsin State Census, 1895 (a search of the Symes family could not be found in the 1880 census, nor the 1910 census; they did, however, come up on the 1911 Canada Census); Newsbrief (re: Silas Symes moves to N.D.), *RFJ*, 26 April 1906; Mrs. Silas Symes, Obituary, *RFJ*, 7 October 1926, 8/1; "Silas Symes, Old City Resident, Died Last Sunday," *RFJ*, 10 August 1939, 1/2.

same year that George Rattray died, the house was sold to Chris J. Nelson, a city employee, who remained in the home with his wife Amelia, until at least 1940.<sup>53</sup>

No information was found to support eligibility under Criterion A: History or Criterion B: Significant Persons. However, as for Criterion C: Architecture, the Symes' house is a very good and excellent example of the Craftsman style of architecture and is recommended as potentially eligible in that regard. The home was previously identified as designed/built by Silas' brother Arthur; however, it is perhaps possible that the design came from the hand of Silas. In any case, the house is among the top three examples of the style in the City of River Falls, if not the best example and is, therefore, recommended as potentially eligible for the National Register.

Address	AHI#	NRHP Evaluation
213 S. 3 <sup>rd</sup> Street	25404	Further Research Needed
Description and Statement of Significance		



Jacob H. Lord House/City Hospital, 213 S. 3<sup>rd</sup> Street.

Rising from a stone foundation, this two-story, rectangular house is topped with a hipped roof with wide, overhanging eaves and features a cupola at its center. Pilaster cornerboards accent each corner of the house, which is entirely sheathed with clapboard. A classical, open porch fronts the house and wraps around to the north elevation; supports are fluted Doric columns, while a one-story, bay window with decorative wooden brackets extends to the south of the

house. Windows, which are six-over-one-light replacements, are regularly arranged throughout the house, most of which feature a simple wooden surround with raised heads.

A review of tax rolls suggest that a structure was, in fact, located on this parcel as early as 1859, which was built by Ephraim Jencks. According to his 1878 obituary, Jencks was born in 1801 in Rhode Island, after which he moved to Springfield, Massachusetts, where he was employed in a cotton factory. It was also said he was associated with the Jencksville Manufacturing Company. A quick search of his name suggests that he was the son of Benjamin Jencks, who started the Jencksville Mills in what is now Ludlow, Massachusetts. He wed his second wife Almira Burr in 1845 and the following year, Ephraim was identified as the postmaster of Jencksville. In circa 1857, the Jencks' moved to River Falls. The Jencks owned the property through 1863-64. Almira died in 1876, while Ephraim passed away on 27 July 1878. While this information is included in this discussion, it is believed that the house standing today was, perhaps, built (or substantially improved) by Jacob H. Lord.<sup>54</sup>

<sup>53</sup> Tax Rolls, 1930, 1936 (Hannah's name is now crossed off and Chris J. Nelson is written in); Newsbrief (re: FA Burke moves to Rattery [sic] residence on Third Street); *RFJ*, 17 September 1925; Newsbrief (re: Jeff Smith moved to the Rattery house on Third), *RFJ*, 21 November 1929; U.S. Federal Census, Population, 1930, 1940.

<sup>54</sup> Tax rolls between 1858 (1.3 acre valued at \$260) and 1859 (Lots 6-10 valued at \$1300) suggest that something was built on one of the four lots. Between 1860 and 1861, the valuation of just lot 8 (the north 48 feet of which is

By no later than 1871, the property was sold to Jacob H. Lord, who continued to own the parcel until 1889, despite having relocated to San Jose, California, two years earlier. Lord was born in 1829 in Maine. In 1850, he entered into the lumber business in Maine, after which he relocated in 1858 to the River Falls area to continue said pursuits. Citations in the local paper indicate that he made improvements to the house in 1881 and 1883, thereby confirming the home's existence prior to those dates. The house changed hands at least two more times before the house was purchased by Mrs. C.V. Guy in 1889. This purchase, confirmed by tax rolls, was reported in the local paper as such, "Mrs. C.V. Guy buys the place on 3rd Street known as the J.H. Lord house for \$1500," further confirming the home's chain of title. By no later than 1900, the property was purchased by Professor William J. Brier, the president of the Normal College. Sanborn maps indicate that the front porch was added between 1900 and 1912, perhaps during Brier's ownership of the house. The house, from 7 April 1919 through the summer of 1920, served as the "City Hospital." In July 1920, the house was purchased by J. Franklin Spitz; he and his family moved into the home in October, after the City Hospital was moved to a location at Second & Spring streets (no longer extant).<sup>55</sup>

The house is an attractive combination of three different styles: modest Greek Revival references to a largely Italianate-style home with a Colonial Revival-style porch. Despite the combination of styles and its good degree of integrity, the house is not recommended as potentially eligible under Criterion C: Architecture, as it is not a good example of any one particular style. While machinist Ephraim Jencks, perhaps the home's first owner, appears to have been a man of note prior to his move to River Falls, no information was found to suggest potential eligibility under Criterion B: Significant Persons. In any case, deeds should be reviewed to verify his ownership of the subject house, as well as ownership thereafter—specifically that of Jacob H. Lord.<sup>56</sup> Additionally, the home may also offer significance under Criterion A: History, for its use, albeit brief, as a city hospital. Its full tenure as such appears to have been from circa 1919 to August 1920, making it the second known such home to serve as a hospital in River Falls. Verifying the tenure of 722 W. Cedar Street would aid in determining whether or not this house can also be considered for potential eligibility under Criterion A: History (Health/Medicine).

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identified in the subject lot's legal description) is noted as \$700, again, suggesting that a structure is located on that lot. The valuation takes a slight dip as of 1863-64 (which is not odd, as that was during the Civil War) and then in 1865, the valuation jumped to \$1,000 and the property was owned by Rev. Arrington Gibson, who is identified as the first Baptist minister in River Falls, Arrington Gibson, Obituary, *RFJ*, 27 March 1884. The next tax roll reviewed was that of 1871, which cites J.H. Lord as the owner (of Lot 8), with a total valuation of \$1,500.

<sup>55</sup> Newsbrief (re: JH and son Hersie Lord moves to California), *RFJ*, 26 May 1887; Newsbrief (re: Mrs. Guy buys Lord home), *RFJ*, 5 December 1889; "Hospital Opened in Brier House," *RFJ*, 17 April 1919, 1/1; Newsbrief (re: Spitz purchase of the city hospital building), *RFJ*, 8 July 1920, 5/3; "Hospital Benefit," *RFJ*, 29 July 1920, 1/3, This article indicates that the hospital would soon move into new quarters at the corner of 2<sup>nd</sup> & Spring; Bennett, "Many Old River Falls Homes Served as Temporary Hospitals in the Past," 44-47; Tax Rolls, 1871, 1883, 1892; 1900, 1904; 1924; 1930; "Jacob H. Lord," Biographical entry, Available online at [www.santaclararesearch.net/SCBIOS/jhlord.html](http://www.santaclararesearch.net/SCBIOS/jhlord.html), Accessed April 2015.

<sup>56</sup> As noted previously, it would seem, based on appearance, that the house dates post-Jencks ownership.

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Address	AHI#	NRHP Evaluation
220 S. 4 <sup>th</sup> Street	25359	Potentially Eligible

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Description and Statement of Significance

This front-gabled, Craftsman-style house rises two stories from a concrete and coursed-stone foundation and is largely sheathed with narrow clapboard. Gabled wall dormers rise on both the north and south sides of the house; the peaks of which feature a stucco and half-timber finish, as does the front-facing peak. Wooden brackets accent the modest return eaves. A flat-roofed porch extends from the front of the house and includes brick piers that are further supplanted by a trio of short square wooden supports. Windows throughout the house are largely one-over-one-light, double-hung sash arranged singly and in pairs; however, peak windows feature multiple-light, wooden panes. An additional porch appears to extend off of the northeast corner of the house.

This house was built in 1912 for Roscius “Rosh” Wright and Ingebor “Belle” Freeman. Rosh was born on 18 November 1879, the son of Roscius Sawyer and Lydia (nee Wright) Freeman. The elder Freeman moved from his native New York to River Falls in 1867 and, five years later, he opened Freeman’s Drug Store. Rosh earned degrees from both the Minnesota School of Pharmacy and the Chicago College of Pharmacy. In circa 1900, father and son formed a partnership and the River Falls pharmacy operated as R.S. Freeman & Son. In 1908, the elder Freemans built their home at 220 N. 3<sup>rd</sup> Street (which is listed in the National Register of Historic Places); the 1910 census enumerates the three of them at the home. On 25 December 1912, Rosh wed Ingebor Bergum and they moved into their new home on S. 4<sup>th</sup> Street. Their time in the home was brief, for it was sold in January 1918 to farmer Jay Morgan and his wife Esther of Diamond Bluff. Shortly afterwards, Rosh was reported to leave River Falls to visit his wife in Monrovia, California. Belle died in California on 17 April 1918.<sup>57</sup>



Roscius W. & Ingebor Freeman House, 220 S. 4<sup>th</sup> Street.

By no later than 1917, Rosh was involved with the Tubbs Medicine Company in addition to serving as the manager of the Freeman Drug Company. Started in the late 1870s by Thomas E. Tubbs and incorporated in 1902 by his son William Elmer Tubbs, the Tubbs manufacturing concern was known nationally for a variety of patent medicines, including “Tubbs Elixir of Life,” and Tubbs Bilious Man’s Friend.” Rosh purchased by no later than the mid-1920s a half-

interest in the firm and, as of the 1930 census (by

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<sup>57</sup> Tax Rolls, 1912, owner Haven, no valuation, 1913, no available book, 1914, owner Freeman (\$550/land + \$4,000); U.S. Federal Census, Population, 1910, 1920, 1930; Newsbrief (re: R.W. Freeman is building a house), *RFJ*, 7 November 1912; Newsbrief (re: sold house to JE Morgan), *RFJ*, 31 January 1918, 5/3; “Roscius S. and Lydia R. Freeman House,” National Register nomination, Prepared by Marlys A. Svendsen of Svendsen-Tyler, Inc., August 2006, 8/4-5 (Note that the nomination incorrectly identifies the marriage date of R.W. and Ingebor as 1907), NR-listed May 2007; “Mrs. R.W. Freeman,” Obituary, *RFJ*, 25 April 1918, 5/4; “Dies at 89, Rosh Freeman was Active on Main Street for 68 Years,” *RFJ*, 11 September 1969, 3/full page with photos. Esther Morgan died at some point prior to 1930, for Jay was enumerated in the census as a widow and the Morgans were again living in Diamond Bluff.

which time Rosh and his family were living with his widowed father in the family home on N. 3<sup>rd</sup> Street), his occupation is listed as a chemist in a medicine factory. He would ultimately buy all the stock and manufacture some under the Freeman company name. In 1924, Rosh married a second time, this time to Gertrude Gregerson; they had one son, Richard. Rosh died on 5 September 1969.<sup>58</sup>

No information was found to suggest potential eligibility under Criterion A: History. Regarding Criterion B: Significant Persons, Roscius W. Freeman was a notable River Falls businessman who was also active in civic affairs, including serving as an alderman and volunteer fireman. Despite being active in the community, no evidence was found to substantiate potential eligibility in that regard, largely because this house was associated with Freeman for only six years, from 1912 to 1918. Most importantly is the home's architectural styling, which is among the top three examples of the Craftsman style in the City of River Falls and is potentially eligible under Criterion C: Architecture.

Address	AHI#	NRHP Evaluation
106 N. 6 <sup>th</sup> Street	45053	Further Research Needed

Description and Statement of Significance



Ole B. & Ruth Gilbertson House, 106 N. 6<sup>th</sup> Street.

This two-story, side-gabled, Colonial Revival-style house rises from a brick foundation and is sheathed with wooden shingles that are painted pink. The primary entrance is located at the center and is sheltered by a gabled roof overhang with simple square wooden post supports. Fenestration along this west elevation is symmetrically arranged, with a small window along the second floor and above the doorway, while four, six-over-one-light sash are arranged two on each floor,

each with flanking wooden shutters with cut-out crescent moons. An exterior brick chimney is located along the south gabled endwall, while a one-story garage topped with a wooden balustrade extends off the northeast corner of the house.

This house was built in 1931 and its original owners were Ole and Ruth Gilbertson. Indeed, a May 1931 citation in the local paper read, "O.B. Gilbertson's new house on south Sixth Street is rapidly nearing completion." Although the citation's street direction was incorrect (as it is located on North 6<sup>th</sup> Street), a city appraisal card confirms the home's construction as of 1931. Ole Bernard Gilbertson was born in Osseo, Wisconsin, on 20 February 1894. He served as a sergeant in the Army during World War I, at which time he was identified as operating his own grocery store in Lake City, Minnesota. Circa 1919 he married his wife Ruth; they had no children. By no later than 1927, the Gilbertsons moved to River Falls, where Ole would operate the Fairway Grocery store at two different locations along S. Main Street from 1927 to 1946. At

<sup>58</sup> World War I Draft Registration Card, 1917, Available online at [www.ancestry.com](http://www.ancestry.com); "Roscius S. and Lydia R. Freeman House," 8/5-6; U.S. Federal Census, Population, 1930.

some point the Gilbertsons moved to Long Beach, California. Ole died in California on 27 September 1961, while Ruth moved back to her native state of Minnesota, where she died on 31 January 1988.<sup>59</sup>

No information was found to suggest potential eligibility under Criterion B: Significant Persons. Regarding Criterion C: Architecture, the house is a very good and intact example of the Colonial Revival style of architecture. Despite that fact, the house does not offer enough character to be considered individually eligible in that regard. However, based on its appearance, combined with the citation on an property appraisal card that the home included a built-in breakfast nook off the kitchen (a common feature of plan book designs), the house is perhaps a product of the plan book era—that is, it was, perhaps, built from published plans produced on a national level or from plans provided or drawn by the local lumber company. To date, no such matching plan has been found. Therefore, further investigation is suggested in order to verify that supposition.

Address	AHI#	NRHP Evaluation
108 S. 6 <sup>th</sup> Street	43960	Potentially Eligible

Description and Statement of Significance



Jay H. & Bernice Grimm, 108 S. 6<sup>th</sup> Street.

The majority of this one-and-one-half-story, Craftsman-style bungalow is sheathed with a combination of narrow clapboard and wooden shingles, while a stucco and false half-timber finish is found within all gabled peaks. A one-story, gabled and enclosed porch wing with short battered wooden supports set upon coursed stone piers extends from the home's core toward S. 6<sup>th</sup> Street, while another one-story gabled wing extends to the south.

The gabled upper half-story of the home, which contains a significant number of windows, is the feature that classifies the house as an airplane bungalow. Windows throughout the house are largely one-over-one-light, double-hung sash that are arranged singly; however, some are grouped such that they present themselves as a tripartite grouping, along with a square or rectangular single-pane window that separates them—three of such examples are evident on the house. No less than two picture windows include an upper leaded-glass pane.

This house was built in 1915 for Jay Henry & Bernice Grimm. Jay Grimm was born on 14 November 1878 in River Falls, the son of blacksmith John Grimm and his wife Mary. Following

<sup>59</sup> Newsbrief (re: home's construction), *RFJ*, 31 May 1931; City Appraisal Cards, Card for 106 N. 6<sup>th</sup> Street, On file at UW-River Falls; Tax Rolls, 1930 (no valuation), No book available for 1931, 1932 (\$400 + \$4,800); U.S. Federal Census, 1920, 1930, 1940; WWI Draft Registration Card for Ole and birth and death dates for both Ole and Ruth gleaned from "All U.S. Veteran Gravesites, ca. 1775-2006," both available online at [www.ancestry.com](http://www.ancestry.com), Accessed June 2015. Despite his death having occurred in California, *RFJ* was reviewed for an obituary for Ole; however, none was found.

high school graduation, he worked with attorney Nils P. Haugen of River Falls and then with MacAusland & Smith in Superior, Wisconsin. He was admitted to the bar in December 1900 and returned to River Falls where he practiced with Haugen until Haugen's retirement. Since that time, Grimm established his own practice, within which he also did a mutual fire insurance business. He served as the secretary of the River Falls City Mutual Fire Insurance Company and the Northwestern Mutual Fire Insurance Company of Wisconsin. In 1920, Grimm, along with Christian Wiger and Professor Roy Spriggs, were owners and developers of the Residence Park addition (formerly Clarks Grove), just north of UW-River Falls (then the Normal School). In 1929, Grimm was appointed to the State Board of Normal School Regents, upon which he served for thirteen years. He would end his career as the Pierce County judge, a position he held from 1941 until his death. In circa 1907, he married Bernice Whitcomb, the daughter of Colton and Belle Whitcomb. They had two children: Gordon (b. 1908; d. 1989) and Gretchen (b. 1912; d. 1985). As of the 1940 census, also in residence with the Grimms was Bernice's widowed father Colton. Jay died on 1 April 1955, while Bernice passed away on 28 May 1957. In 1966, UW-River Falls named their new residence hall "Grimm Hall" in honor of Judge Grimm.<sup>60</sup>

No information was found to suggest National Register potential under Criterion A: History. Regarding Criterion B: Significant Persons, Jay Grimm was, indeed, a significant local professional and his accomplishments while serving as the president of the statewide fire insurance company, as well as while a member of the Board of Regents and during his tenure as county judge deserve additional review. As for Criterion C: Architecture, the house is an example of an airplane bungalow, a notably rare resource type in the state of Wisconsin.<sup>61</sup> Furthermore, the house is seemingly a rather early example. Based on the belief that the second story was part of the home's original 1915 design (and having found no evidence to the contrary), the Grimm House is considered potentially eligible for the Register under Criterion C.

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<sup>60</sup> Easton, *History of St. Croix Valley*, 1:607-08; U.S. Federal Census, 1880-1940; Newsbrief (re: houses being built), *RFJ*, 3 June 1915; " 'Residence Park' Addition," *RFJ*, 22 April 1920, 1/5; Brief biographical information on Grimm is also available online at [www.uwrf.edu/AboutUs/Buildings/GrimmHall.cfm](http://www.uwrf.edu/AboutUs/Buildings/GrimmHall.cfm), Accessed June 2015; "Judge Jay H. Grimm Dies Suddenly on Vacation," *RFJ*, 7 April 1955, 1/1.

<sup>61</sup> A search of "airplane bungalow" within the Wisconsin Historic Preservation Database (WHPD) retrieves just four examples, of which only one—that located at 548 High Street in Hillsboro, Wisconsin—appears to be a true example.

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## APPENDIX A

## INVENTORY OF NEW PROPERTIES

**Bolded addresses** are individually discussed in the Recommendations Chapter. Please see the electronic WHPD/WAHI record (available online at <http://www.wisconsinhistory.org/Content.aspx?dsNav=N:1189>) for additional information, as well as a photo of the resource.

**PIERCE COUNTY**

<b><u>Address</u></b>	<b><u>Name/Resource &amp; Date</u></b>	<b><u>AHI#</u></b>
62 E. Cascade Avenue	UWRF-Johnson Hall (1965)	229862
194 E. Cascade Avenue	UWRF-R.A. Karges Physical Education Recreation Center (1960)	229846
262 E. Cascade Avenue	UWRF-H.T. Hagestad Student Center (1954; 1964)	229847
700 E. Cascade Avenue	UWRF-McMillan Hall (1966)	229852
750 E. Cascade Avenue	UWRF-Grimm Hall (1966)	229853
800 E. Cascade Avenue	UWRF-Parker Hall (1967)	229854
850 E. Cascade Avenue	UWRF-Crabtree Hall (1967)	229855
117 Church Street	Fox Apartments (1964)	230171
415 Crescent Street	Walker D. and Helen Wyman House (1939)	229815
500 Crescent Street	Contemporary House (1950)	229816
<b>982 E. Division Street</b>	<b>Greenwood Elementary School (1955; 1958; 1965; 1991)</b>	<b>229825</b>
502 E. Elm Street	Gabled House (Ca. 1900)	230343
226 S. Falls Street	Donald Monson House (1959)	230338
<b>104 E. Locust Street</b>	<b>First National Bank of River Falls (1974)</b>	<b>229813</b>
219 N. Main Street	Office Building (1982)	229819
1300 S. Main Street	3 Maples Motel/River Falls Motel (Ca. 1960; 1965; 1975)	229826, 229840 & 230346-47
615 Oak Knoll Avenue	Vernacular House (1900+)	229817
621 Oak Knoll Avenue	Bertram and Ethel Symes House (Ca. 1928)	229818
717 Oak Knoll Avenue	Roy & Maud Spriggs House (1925)	229820
811 Oak Knoll Avenue	Justin Sr. & Ellawitt Williams House (1937)	229821
816 Oak Knoll Avenue	Russell & Edna Johnstone House (Ca.1932)	229822
828 Oak Knoll Avenue	Ranch House (Ca. 1947)	229844

<u>Address</u>	<u>Name/Resource &amp; Date</u>	<u>AHI#</u>
835 Oak Knoll Avenue	Spanish Colonial Revival House (Ca. 1936)	229823
551 Spruce Street	UWRF-Prucha Hall (1961)	229857
581 Spruce Street	UWRF-Stratton Hall (1958)	229859
<b>206 E. Vine Street</b>	<b>Boy Scouts of America Scout House &amp; Gate/Signage</b>	<b>229841-42</b>
519 E. Walnut Street	Shed Style House/Apartments (Ca. 1970)	229814
314 N. 2 <sup>nd</sup> Street	Commercial Office Building (1977)	229839
124 S. 2 <sup>nd</sup> Street	River Falls State Bank (1974)	229809
611 S. 3 <sup>rd</sup> Street	UWRF-Agriculture Science Hall (1966)	229849
620 S. 3rd Street	UWRF-Hathorn Hall (1951, 1962, 1963)	229850
623 S. 3rd Street	UWRF-Greenhouse (1970s)	229851
420 S. 4 <sup>th</sup> Street	Luther Memorial Lutheran Church (1961)	230170
586 S. 6 <sup>th</sup> Street	UWRF-Central Heating Plant (1964)	229860
309 N. 7 <sup>th</sup> Street	Louis J. Finn House (1941)	230339
329 N. 7 <sup>th</sup> Street	Ranch House (1953)	229843

**ST. CROIX COUNTY**

<u>Address</u>	<u>Name/Resource &amp; Date</u>	<u>AHI#</u>
608 Clark Street	Langwear, Inc. (Ca. 1955)	230345
620 Clark Street	Moose Lodge #594 (1963)	230344
503 N. Dallas Street	Brick Ranch House (1964)	229834
135 E. Division Street	St. Bridget Catholic School (1951)	229810
135 E. Division Street	St. Bridget Catholic School Gymnasium (1959)	229811
211 E. Division Street	St. Bridget Catholic Church (1984)	229812
805 E. Division Street	Covenant Church (1958)	229824
514 N. Falls Street	Ranch House (Ca. 1958)	229836
511 Fremont Street	Will Evenson House (1915)	229835
608 Fremont Street	Ranch House (Ca. 1958)	229838
<b>640 N. Main Street</b>	<b>Skycrest Motel/Skycrest Residential Care Center (1961; 1973)</b>	<b>229827-28</b>
645 N. Main Street	Gas station (Ca. 1957)	229829
658 N. Main Street	Commercial Building (Ca. 1946)	229830
708 N. Main Street	Colonial Motor Inn (1982)	229833
710 N. Main Street	Commercial Building (Ca. 1958)	229831
711 N. Main Street	Commercial Building (Ca. 1955)	229832
130-132 E. Pomeroy Street	Duplex Ranch House (1959)	229845
717 Union Street	C.R. Larson House (1963)	229863

## APPENDIX B

### PREVIOUSLY SURVEYED PROPERTIES THAT CONTINUE TO MEET SURVEY CRITERIA

As discussed earlier in this report, there were 587 records in the WHPD at the beginning of the project. Following elimination of properties with integrity issues as of the 1990 survey, as well as those that no longer meet current survey standards, the following 224 properties were resurveyed in River Falls.

**Bolded addresses** are individually discussed in the Recommendations Chapter. An *italicized address* identifies properties within one of the three proposed historic districts; please see pages 11 to 18 for discussions and lists of each historic district.

As noted in the Introduction and Methodology, there were a number of errors in the previous report. Rather than have those errors in print a second time, only those properties with confirmed historic names and dates of construction are printed in the following list. For those not confirmed, please see the electronic WHPD/WAHI record (available online at [www.wisconsinhistory.org/Content.aspx?dsNav=N:1189](http://www.wisconsinhistory.org/Content.aspx?dsNav=N:1189) for historic names and dates of construction. If there is an issue with the link above, go to [www.wisconsinhistory.org](http://www.wisconsinhistory.org) (home page of the Wisconsin Historical Society) and then click on “Historic Homes and Properties.” You will see “Property Search” near the top of that page and it is there that you can search, either by address or simply by community. See the options along the left side of that page for additional refinement in locating property records.

#### PIERCE COUNTY

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
124 E. Cascade Avenue	UWRF-May Hall (1963)	222685
330 E. Cascade Avenue	UWRF Library (1954; 1968; 1990)	222684
425 E. Cascade Avenue	St. Thomas More Catholic Chapel (1968)	222686
122 W. Cascade Avenue	Two-Story Cube	42961
131 W. Cascade Avenue	Front Gabled House	42963
141 W. Cascade Avenue	Bungalow	42964
216 W. Cascade Avenue	Colonial Revival House	42968
<b>W. Cascade Avenue over South Fork of the Kinnickinnic River</b>	<b>Glen Park Suspension Footbridge (1925)</b>	<b>25336</b>
205 W. Cedar Street	Gabled Ell House	42973
220 W. Cedar Street	Gabled Ell House	42975

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
<b>521 W. Cedar Street</b>	<b>Ole H. Ostness-Built House/Consolidated Lumber Company-Owned House (Ca. 1924)</b>	<b>42979</b>
<b>722 W. Cedar Street</b>	<b>George W. &amp; Marion Farnsworth House (1879)/ City Hospital</b>	<b>25340</b>
317 Clark Street	Gabled Ell House	42991
123 N. Dallas Street	Side Gabled House	42997
221 N. Dallas Street	Milton & Prudence Pritchett House (1920)	42999
303 N. Dallas Street	Bungalow	43001
107 E. Elm Street	Commercial Building	43068
<i>211 E. Elm Street</i>	<i>Mrs. Clara Ensign House (1910)</i>	<i>43077</i>
216 E. Elm Street	Vernacular House	43078
<i>217 E. Elm Street</i>	<i>William P. Marshall House (1901)</i>	<i>43079</i>
<i>227 E. Elm Street</i>	<i>William T. Burnett House (1872; 1900)</i>	<i>43080</i>
<i>312-312 ½ E. Elm Street</i>	<i>Warren D. &amp; Justine Parker House (1903)</i>	<i>25344</i>
<i>320-320 ½ E. Elm Street</i>	<i>Warren D. &amp; Justine Parker House (1984)</i>	<i>25345</i>
417 E. Elm Street	George G. Skogmo House (1914)	43082
507 E. Elm Street	Martin Norseng House (1898)	25346
519 E. Elm Street	Colonial Revival House	43095
603 W. Elm Street	Thomas Foster House (1900)	25347
121 N. Falls Street	Bungalow	43114
309 N. Falls Street	Front Gabled House	43123
315 S. Falls Street	William E. Winter House (Ca. 1915)	43132
<b>121 Fremont Street</b>	<b>Rasmus &amp; Gurine Jenson House (1898)/ Dr. Ray and Dorothy Pennington House/ Dr. Pennington's Office</b>	<b>25360</b>
<i>210 Fremont Street</i>	<i>Smith-Olson House (1899)</i>	<i>25361</i>
<b>211 Fremont Street</b>	<b>River Falls High School/River Falls Public School (1927; 1950; 1991)</b>	<b>25326</b>
<i>214 Fremont Street</i>	<i>Jens Larson House (1901)</i>	<i>43308</i>
308 Fremont Street	Ira & Bertha Wilcox House (Ca. 1927)	43334
314 Fremont Street	Bungalow	43336
315 Fremont Street	Craftsman House	43337
320 Fremont Street	Front Gabled House	43338
403 Fremont Street	Colonial Revival House	43340
617 Hazel Street	Ed & Helen Brown House (1920)	43351
640 Hazel Street	Side Gabled House	43946
642 Hazel Street	Chester Anderson House (1920)	43951
610 Lake Street	Bungalow	43956
643 Lake Street	Bungalow	44505

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
109 Lewis Street	Gabled Ell House	44508
115 Lewis Street	Bungalow	44509
215 Lewis Street	Gabled Ell House	44521
221 Lewis Street	Gabled Ell House	44523
1078 N. Main Street	Stephen & Mary Claggett House (1873)	23669
102-104 N. Main Street	Tremont Hotel	25369
107 N. Main Street	G.T. Smith Building	44555
109 N. Main Street	Boxrud Building	44562
125 N. Main Street	Commercial Building	44584
128 N. Main Street	Commercial Building	25370
200-202 N. Main Street	Commercial Building	25371
421 N. Main Street	Prairie Mill (1935)	25373
100 S. Main Street	AP Roberts Building (1876)	25374
101 S. Main Street	Lord Building (1881)	25375
104 S. Main Street	Commercial Building	44625
<b>105 S. Main Street</b>	<b>The Falls Theatre (1925)</b>	<b>44627</b>
<i>112 S. Main Street</i>	<i>Dodge Building (1926)</i>	<i>44639</i>
113 S. Main Street	Commercial Building	44640
<i>114 S. Main Street</i>	<i>Sumner Dodge Building (1876; Ca. 1930s)</i>	<i>44641</i>
115 S. Main Street	Commercial Building	44645
<i>116-118 S. Main Street</i>	<i>Holmes/Bradshaw Building (1876; Ca. 1930s)</i>	<i>44646</i>
<i>120 S. Main Street</i>	<i>Joseph M. Smith Building (1876; Ca. 1920s)</i>	<i>44651</i>
<b>121-123 S. Main Street</b>	<b>Hotel Gladstone (1886-1887; 1892; 1899)</b>	<b>25376</b>
<i>122 S. Main Street</i>	<i>Charles Krauth Building (1877; Ca. 1940s)</i>	<i>44654</i>
<i>124 S. Main Street</i>	<i>White Front Bakery Building (1898)</i>	<i>25379</i>
<i>126 S. Main Street</i>	<i>Johnson &amp; Ellertson Hardware Building (1898)</i>	<i>25378</i>
<i>128 S. Main Street</i>	<i>Brackett Building (1870; 1874; 1896)</i>	<i>25377</i>
220 S. Main Street	Commercial Building	44691
222 S. Main Street	Commercial Building (inventoried with 220)	44691 New #230348
660 S. Main Street	Greek Revival House	25382
701 S. Main Street	American Foursquare	43352
702 S. Main Street	Queen Anne House	44711
726 S. Main Street	Gabled Ell House	25383
817 S. Main Street	South Fork School (1878)/House	25384
<i>315 E. Maple Street</i>	<i>Burhyte Brothers House (Ca. 1873)/ Charles D. &amp; Angeline Parker House</i>	<i>25386</i>
<b>403 E. Maple Street</b>	<b>Oliver &amp; Elmira Powell House (1869)</b>	<b>25353</b>

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
423 E. Maple Street	Bungalow	44737
433 E. Maple Street	American Foursquare	44743
434 E. Maple Street	Charles & Leam Heidbrink House (Ca. 1919)	44744
503 E. Maple Street	Charles & May Deans House (Ca. 1920)	44747
509 E. Maple Street	Vernacular House	44748
521 E. Maple Street	Walter H.S. & Deborah Johnson House (1916)	44753
522 E. Maple Street	Dutch Colonial Revival House	44755
526 E. Maple Street	Robert Hurd House (1921)	44757
533 E. Maple Street	George & Delia Wilmeth House (Ca. 1920)	44758
558 E. Maple Street	Elbridge & Lucy Currier House (Ca. 1901)	25387
315 W. Maple Street	Smith-Davis House (Ca. 1904)	44769
323 W. Maple Street	George T. Smith House (1903)	44772
622 W. Maple Street	Dutch Colonial Revival House	44776
703 W. Maple Street	Gabled Ell House	44778
121 N. Pearl Street	Side Gabled House	44860
301 N. Pearl Street	Trinity Episcopal Church (1871)/House	44862
309 N. Pearl Street	Gabled Ell House	44864
315 N. Pearl Street	Bungalow	44865
415 N. Pearl Street	Ole & Emma Ostness House (1907)	44878
414 E. Pine Street	Bungalow	44909
420 E. Pine Street	Front Gabled House	44920
426 E. Pine Street	Two Story Cube House	44923
427 E. Pine Street	Thomas & Susan Jackman House (1920)	44924
203 W. Pine Street	Queen Anne House	44925
423 W. Pine Street	American Foursquare	44930
623 W. Pine Street	Ray Wigen House (1927)	44965
419 Spring Street	Queen Anne House	25395
420 Spring Street	Side Gabled House	45167
610 Spring Street	Bungalow	45174
703 State Street	Mrs. Ophelia White House (1924)	45183
901 Sycamore Street	River Falls Water Tower (1959)	149241
132 Vine Street	Vernacular House	45237
111-115 E. Walnut Street	Brackett Building	46113
<b>122 E. Walnut Street</b>	<b>River Falls Lodge No. 109, F. &amp; A.M. (1929)</b>	<b>25406</b>
222 E. Walnut Street	Vernacular House	45238
302 E. Walnut Street	Thomas & Rebecca Tubbs House (1894)	25405
421 E. Walnut Street	John & Libbie Reynolds House (1876)	45240
503 E. Walnut Street	Vernacular House	25407
518 W. Walnut Street	Ferris & Mary White House (1903)	25408

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
122 N. 2 <sup>nd</sup> Street	Front Gabled House	44969
221 N. 2 <sup>nd</sup> Street	Gabled Ell House	44975
300 N. 2 <sup>nd</sup> Street	Gabled Ell House	44978
321 N. 2 <sup>nd</sup> Street	American Foursquare	44984
327 N. 2 <sup>nd</sup> Street	Colonial Revival House	45004
409 N. 2 <sup>nd</sup> Street	Bungalow	44992
414 N. 2 <sup>nd</sup> Street	Vernacular House	44996
421 N. 2 <sup>nd</sup> Street	G.W. Chinnock House (1902)	45002
<b>431 N. 2<sup>nd</sup> Street</b>	<b>Putnam-Chinnock House (Ca. 1873)</b>	<b>25389</b>
424 N. 2 <sup>nd</sup> Street	Side Gabled House	45003
127 S. 2 <sup>nd</sup> Street	Methodist Episcopal Church (1897; 1989)	25390
209 S. 2 <sup>nd</sup> Street	Front Gabled House	45018
<i>109 N. 3<sup>rd</sup> Street</i>	<i>Willard P. &amp; Carrie Carr House (1894)</i>	<i>45193</i>
<i>110-118 N. 3<sup>rd</sup> Street</i>	<i>Congregational Church (1933; 1961; 1983)</i>	<i>45194</i>
<i>113 N. 3<sup>rd</sup> Street</i>	<i>Edwin H. &amp; Elizabeth Daniels House (1888)</i>	<i>45195</i>
<i>121 N. 3<sup>rd</sup> Street</i>	<i>Colton &amp; Belle Whitcomb house (1920)</i>	<i>45196</i>
<i>122 N. 3<sup>rd</sup> Street</i>	<i>One-Story Cube House (Ca. 1910)</i>	<i>45197</i>
<i>126 N. 3<sup>rd</sup> Street</i>	<i>Dr. James B. &amp; Mary Righter House (1907)</i>	<i>45198</i>
<b>127 N. 3<sup>rd</sup> Street</b>	<b>Christian &amp; Olga Wiger House (Ca. 1921)</b>	<b>25397</b>
214 N. 3 <sup>rd</sup> Street	Queen Anne House	45201
226 N. 3 <sup>rd</sup> Street	American Foursquare	45204
302 N. 3 <sup>rd</sup> Street	Green Revival House	45205
<b>309 N. 3<sup>rd</sup> Street</b>	<b>Silas &amp; Elizabeth Symes House (Ca. 1918)</b>	<b>25399</b>
326 N. 3 <sup>rd</sup> Street	Side Gabled House	45211
327 N. 3 <sup>rd</sup> Street	Albert Currier House (1899)	45212
408 N. 3 <sup>rd</sup> Street	Front Gabled House	45214
438 N. 3 <sup>rd</sup> Street	Gabled Ell House	45218
101 S. 3 <sup>rd</sup> Street	Front Gabled House	46102
<i>104-104 1/2 S. 3<sup>rd</sup> Street</i>	<i>Anton P. &amp; Aline Forsyth House (1903)</i>	<i>25401</i>
107 S. 3 <sup>rd</sup> Street	Greek Revival House	25402
<i>112 S. 3<sup>rd</sup> Street</i>	<i>Joseph &amp; Anna Wadsworth House (1904)</i>	<i>45222</i>
113 S. 3 <sup>rd</sup> Street	Bungalow	45223
<i>120 S. 3<sup>rd</sup> Street</i>	<i>Howard L. &amp; Orianna Wilson House (1907)</i>	<i>25403</i>
210 S. 3 <sup>rd</sup> Street	Walter & Kathryn Milbrath House (1934)	45226
<b>213 S. 3<sup>rd</sup> Street</b>	<b>Jacob H. Lord House (Ca. 1871)/City Hospital</b>	<b>25404</b>
214 S. 3 <sup>rd</sup> Street	Bungalow	45227
220 S. 3 <sup>rd</sup> Street	Colonial Revival Bungalow	45228
225 S. 3 <sup>rd</sup> Street	House (Ca. 1895)/Funeral Home	45230
<i>102 N. 4<sup>th</sup> Street</i>	<i>Dr. Thomas W. &amp; Harriet Ashley House (1892)</i>	<i>25351</i>

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
103 N. 4 <sup>th</sup> Street	Trinity Episcopal Church (1924)	25357
110 N. 4 <sup>th</sup> Street	Theodore & Martha Daniels House (1892)	25352
111 N. 4 <sup>th</sup> Street	Lance & Kathryn Plummer House (Ca. 1925)	43012
116 N. 4 <sup>th</sup> Street	Lewis H. & Cora Clark House (1895)	43013
117 N. 4 <sup>th</sup> Street	Fred & Ada Bliss House (1909)	43015
123 N. 4 <sup>th</sup> Street	Isaac & Grace Lusk House (1909)	43020
126 N. 4 <sup>th</sup> Street	Charlotte Flint House (1915)	43022
127 N. 4 <sup>th</sup> Street	Frost-Knowles House (1908)	43025
207 N. 4 <sup>th</sup> Street	Carl W. & Maud Jenson House (1912)	43028
212 N. 4 <sup>th</sup> Street	Jeff & Joyce Smith House (1933)	25354
215 N. 4 <sup>th</sup> Street	Sarah Tozer House (1902)	25355
220 N. 4 <sup>th</sup> Street	Dr. Charles & Helen Phillips House (1930)	43029
222 N. 4 <sup>th</sup> Street	Charles E. & Margaret Burnett House (1886)	43144
223 N. 4 <sup>th</sup> Street	Lillian Currier House (1903)	43153
227 N. 4 <sup>th</sup> Street	Kate Blaurock House (1900)	43156
228 N. 4 <sup>th</sup> Street	Fred X. & Bertha Knobel House (1916)	25356
301 N. 4 <sup>th</sup> Street	American Foursquare	43159
321 N. 4 <sup>th</sup> Street	Bungalow	43232
324 N. 4 <sup>th</sup> Street	John Taylor House (Ca. 1918)	43233
402 N. 4 <sup>th</sup> Street	John & Mary Yocum House (1900)	43236
409 N. 4 <sup>th</sup> Street	Tudor Revival House	43239
102 S. 4 <sup>th</sup> Street	Queen Anne House	43251
106 S. 4 <sup>th</sup> Street	Gabled Ell House	43252
121 S. 4 <sup>th</sup> Street	Side Gabled House	43255
126 S. 4 <sup>th</sup> Street	Charles Upgren House (1903)	43257
127 S. 4 <sup>th</sup> Street	Andrew & Pernilla Lund House (1899)	25358
202 S. 4 <sup>th</sup> Street	Christian & Inga Wiger House (1905)	43259
208 S. 4 <sup>th</sup> Street	Prof. Albert H. Fletcher House (1903)	43261
214 S. 4 <sup>th</sup> Street	Gabled Ell House	43263
<b>220 S. 4<sup>th</sup> Street</b>	<b>Roscius B. &amp; Ingebor Freeman House (1912)</b>	<b>25359</b>
221 S. 4 <sup>th</sup> Street	Craftsman House	43264
227 S. 4 <sup>th</sup> Street	Vernacular House	43265
114 S. 5 <sup>th</sup> Street	Front Gabled House	43031
207 S. 5 <sup>th</sup> Street	Gabled Ell House	45207
218 S. 5 <sup>th</sup> Street	Bungalow	45199
410 S. 5 <sup>th</sup> Street	Greek Revival House	43041
<b>106 N. 6<sup>th</sup> Street</b>	<b>Ole B. &amp; Ruth Gilbertson House (1931)</b>	<b>45053</b>
120 N. 6 <sup>th</sup> Street	Mrs. Mena Winter House (1908)	45056
127 N. 6 <sup>th</sup> Street	Craftsman House	45058

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
103 S. 6 <sup>th</sup> Street	Side Gabled House	45059
<b>108 S. 6<sup>th</sup> Street</b>	<b>Jay H. &amp; Bernice Grimm House (1915)</b>	<b>43960</b>
127 S. 6 <sup>th</sup> Street	Harry Hulburt House (1898)	25394
206 S. 6 <sup>th</sup> Street	August & Ellen Hall House (1917)	45145
402 S. 6 <sup>th</sup> Street	Bungalow	45146
408 S. 6 <sup>th</sup> Street	Side Gabled House	45151
411 S. 6 <sup>th</sup> Street	Bungalow	45153
414 S. 6 <sup>th</sup> Street	Bungalow	45155
512 S. 6 <sup>th</sup> Street	UWRF-Rodli Commons (1968)/David Rodli Hall	222683
208 N. 7 <sup>th</sup> Street	Bungalow	45032
215 N. 7 <sup>th</sup> Street	Gabled Ell House	45034
221 N. 7 <sup>th</sup> Street	Bungalow	45035
225 N. 7 <sup>th</sup> Street	Ed Peters House (Ca. 1920)	45038
228 N. 7 <sup>th</sup> Street	Side Gabled House	45039
229 N. 7 <sup>th</sup> Street	Bungalow	45040
312 N. 7 <sup>th</sup> Street	Side Gabled House	45042
321 N. 7 <sup>th</sup> Street	Bungalow	45045
326 N. 7 <sup>th</sup> Street	Side Gabled House	45048
214 N. 8 <sup>th</sup> Street	Gabled Ell House	43067
104 S. 8 <sup>th</sup> Street	Front Gabled House	43063

**ST. CROIX COUNTY**

<u>Address</u>	<u>Name (Date) or Style/Form</u>	<u>AHI#</u>
501 Clark Street	Bungalow	49923
609 Clark Street	Side Gabled House	49927
403 E. Division Street	Thomas & Elizabeth Walker House (1880)	49946
815 W. Division Street	River Falls National Guard Armory (1957)	149903
502 Fremont Street	Bungalow	49967
503 Lewis Street	Quonset House	49970
514 N. Pearl Street	Bungalow	49991

## APPENDIX C

### **Properties Listed in the National Register of Historic Places and Locally Designated Landmarks**

The City of River Falls has four individually-listed National Register properties.<sup>62</sup> They are as follows:

<b><u>Address</u></b>	<b><u>Resource</u></b>	<b><u>NR-Listed Date</u></b>
320 E. Cascade Avenue	South Hall-River Falls State Normal School	November 1976
355 Park Street	Glen Park Municipal Swimming Pool	June 2007
220 N. 3 <sup>rd</sup> Street	Roscius & Lydia Freeman House	May 2007
410 S. 3 <sup>rd</sup> Street	North Hall-River Falls State Normal School	April 1986

The City of River Falls has seven locally designated landmarks, which include the four National Register-listed properties identified above. The additional three are as follows:

From W. Cascade Avenue to Glen Park, Over the South Fork of the Kinnickinnic River	Glen Park Suspension Bridge
Winter Street @ Kinnickinnic River	Junction Mill Smokestack
127 N. 4 <sup>th</sup> Street	Frost-Knowles House

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<sup>62</sup> The Luke and Mary Pomeroy House (AHI#23668) located at 1343 N. Main Street, River Falls (St. Croix County) was determined eligible for the National Register as a result of the completion of a Determination of Eligibility that was completed in 1990. It was, however, determined eligible for the high degree of integrity of its Greek Revival style. Since that time, however, it has been re-sided and windows replaced. As a result, it is likely no longer considered potential eligible in that regard, however, eligibility under Criterion A: History (Settlement) could, perhaps, be reviewed.

## APPENDIX D

### THE NATIONAL REGISTER CRITERIA

**Criteria:** The quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling and association, and:

- A. That are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. That are associated with the lives of persons significant to our past; or
- C. That embody the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D. That have yielded, or may be likely to yield, information important in prehistory or history.

**Criteria Considerations:** Ordinarily, cemeteries, birthplaces, or graves of historical figures, properties owned by religious institutions or used for religious purposes, structures that have been moved from their original locations, reconstructed historic buildings, properties primarily commemorative in nature, and properties that have achieved significance within the past 50 years shall not be considered potentially eligible for the National Register. However, such properties will qualify if they are integral parts of districts that do meet the criteria if they fall within the following categories:

- A. A religious property deriving primary significance from architectural or artistic distinction or historical importance; or
- B. A building or structure removed from its original location but which is significant primarily for architectural value, or which is the surviving structure most importantly associated with a historic person or event; or
- C. A birthplace or grave of a historic figure of outstanding importance if there is no other appropriate site or building directly associated with his or her productive life; or
- D. A cemetery which derives its primary significance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events; or
- E. A reconstructed building when accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan, and when no other building or structure with the same association has survived; or
- F. A property primarily commemorative in intent if design, age, tradition or symbolic value has invested it with its own historical significance; or
- G. A property achieving significance within the past 50 years if it is of exceptional importance.

**Directly cited from:** National Park Service, *National Register Bulletin 16A: How to Complete the National Register Registration Form* (Washington, D.C.: Government Printing Office, 1997), 37 and available online at [www.nps.gov/nr/publications/bulletins/nrb16a](http://www.nps.gov/nr/publications/bulletins/nrb16a).