

**CITY OF DE PERE
BROWN COUNTY, WISCONSIN
INTENSIVE SURVEY REPORT**

prepared by

Timothy F. Heggland, Principal Investigator
Mazomanie, Wisconsin

prepared for

City of De Pere
Mr. Mike Fleck, Project Manager

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City of De Pere

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ABSTRACT

Title: City of De Pere Intensive Architectural/Historical Survey - Final Report

Author: Timothy F. Heggland, Principal Investigator

Subject: An intensive survey of the historic buildings, structures and sites within an area that corresponds to everything included within the City of De Pere corporate boundaries as of 2001.

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This report documents an intensive architectural/historical survey of all resources located within an area that corresponds to the corporate boundaries of the city of De Pere *as of* January 1, 2001. This represents a study area whose boundaries were set by the City of De Pere in conjunction with the staff of the State of Wisconsin's Division of Historic Preservation prior to the beginning of this study. Subsequently, a reconnaissance survey of this area was undertaken by the principal investigator as the first part of the intensive architectural/historical survey, after which an intensive research effort designed to ascertain the historic and architectural significance of the resources identified by the reconnaissance survey was undertaken by the principal investigator. The results of this research is summarized in this intensive survey report and they are also embodied in individual survey cards for all the resources studied, which were prepared in both printed and electronic forms to standards set by the State Division of Historic Preservation.

The purpose of this intensive survey project was two-fold; to identify all the resources within the study area that are potentially eligible for listing in the National Register of Historic Places, and to provide the City of De Pere and other county, state, and national agencies with a comprehensive data base that covers all the historic resources within the study area. The intensive survey ultimately surveyed 574 individual resources. Of these, sixteen individual buildings and building complexes, and six historic districts containing a total of two hundred and twenty-four individual buildings were identified as having potential for listing in the National Register.

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INTRODUCTION

On October 10, 2000 the City of De Pere authorized Timothy F. Heggland, an historic preservation consultant based in Mazomanie, Wisconsin, to undertake an intensive resource survey of the historically and architecturally significant resources located in a designated project study area that was identical to the existing City of De Pere's corporate boundaries, with the important exception of those resources located within the project area that were already listed in the National Register of Historic Places (NRHP). All of the resources within these boundaries were surveyed excepting only those already listed in the NRHP as of that date. These resources include the North Broadway Historic District (NRHP 9-8-83), the De Pere Lock and Dam Historic District (NRHP 12-7-93), and the previously individually listed Main Hall of St. Norbert College (Third St. & College Ave., NRHP 10-28-88) and the C. A. Lawton Company (233 N. Broadway, NRHP 1-30-92). The boundaries of the resulting project area were set by the City prior to the onset of the project and were also evaluated and given provisional approval by Mr. Joe DeRose of the Division of Historic Preservation (DHP), who toured the project area with Mr. Mike Fleck, the project manager.

The first phase of the project was a reconnaissance survey of the study area, which was conducted throughout the remaining months of 2000 and was completed in mid-December of 2000. The reconnaissance survey ultimately surveyed 574 resources within the project area. These resources included industrial buildings, public buildings, churches, and commercial buildings, but the overwhelming majority were single family dwellings that range in age from the mid 1850s to the mid-1950s. All of these buildings were photographed and mapped and a complete inventory of these resources is appended at the end of this report. The reconnaissance survey phase of the project was then followed by the second phase, the intensive survey, which was completed in late August of 2001. This phase consisted of an intensive research effort that was designed to generate an overview of the history of the city, an overview of those historic themes that are most closely associated with this history, and basic historic information about a select group of the resources that were identified in the reconnaissance survey.

The primary objective of the intensive survey was the identification of all the individual resources and groups of resources within the project area that are of architectural or historical significance and that are potentially eligible for listing in the National Register of Historic Places. A secondary but equally important objective of the survey was the creation of a comprehensive data base of information about De Pere's historic resources that can be used by the City in making planning decisions for the community.

Funding for both the reconnaissance survey and the intensive survey was provided by a grant-in-aid to the City of De Pere from the U.S. Department of the Interior as administered by the Division of Historic Preservation (DHP) of the Wisconsin Historical Society (WHS). Both the reconnaissance survey and the intensive survey phases of the overall project were conducted by Mr. Heggland and were monitored by Mr. Joe DeRose, Historian at the DHP, and Mr. Mike Fleck, representing the City of De Pere Historic Preservation Commission (hereafter called The Commission), who acted as the City's Project Manager. Additional oversight was provided by Mr. Jim Draeger, Chief of Survey and Planning at the **DHP**.

SURVEY METHODOLOGY

PRELIMINARY STEPS

The boundaries of the project area and the decision to exclude from consideration all the buildings in the city that were already listed in the NRHP were determined by the City prior to the hiring of a consultant. Consequently, the first step in the reconnaissance survey consisted of a pre-survey during which the consultant undertook a series of drives and walks through the project area. This was done both to familiarize the consultant with the project area and to uncover any unusual aspects of it that might call for special treatment. The first finding of this pre-survey was that the historic core of De Pere is still readily definable and has been only somewhat altered by the intrusion of modern buildings, which, for the most part, are located around the periphery of this core. The second finding, and one of significance for the future of the project, was that while integrity levels vary considerably within the project boundaries there are still large numbers of intact historic resources within it.

Consequently, it was decided to survey all the resources within the project area that were believed to be fifty years old or older and which still retain their original appearance and exterior cladding. Unfortunately, this decision also meant that many of De Pere's older resources would not be surveyed due to their lack of integrity. In addition, the scope of the survey was also expanded slightly to include a number of intact buildings dating from the 1950s and even later that are good representative examples of their different styles and which it is believed will be of interest to the City in the near future.

While the issue of deciding what to survey was being considered, the process of identifying pertinent historic resource materials was also begun. This involved a search of the resources held by the Wisconsin Historical Society (WHS) in Madison, the De Pere Historical Society, the Brown County Public Library in Green Bay, and the City of De Pere. As anticipated, the WHS proved to be an especially fruitful source that produced many of the items listed in the bibliography that follows this report. Along with such essential items as Brown County plat maps and plat books, microfilm copies of De Pere newspapers, and Sanborn-Perris fire insurance maps of De Pere, the WHS's Visual and Sound Archives also produced historic photos of De Pere and its Department of Historic Preservation added additional information that is contained in its files. Other equally rich and essential historic resources were located in De Pere itself and included the complete Village and City of De Pere Real Estate Tax Assessment Rolls dating from the 1850's to the present, already published De Pere city histories, and historic City of De Pere Building Permits.

Another early goal of the survey was to find suitable base maps that could be used to record the locations of the resources surveyed. Ideally, such a map or maps would show building footprints, lot lines, and addresses, although it was not anticipated that such a map would be found. Fortunately, the City of De Pere was able to provide excellent large scale maps dating from 2000 that shows lot lines and addresses for the entire City as of that date. This meant that maps that show the required information were already in existence and did not have to be produced by the survey; a significant savings in time and money.

Yet another task performed prior to the beginning of the field survey was the identification of all the resources in the project area that had previously been surveyed by the DHP, which uses survey projects such as this one to update information it already has on file and to identify buildings that have been demolished since earlier surveys were undertaken. This involved searching the DHP's Wisconsin Inventory of Historic Places for inventory cards that matched addresses in the project area, a search that identified 99 buildings and other resource types that had been identified in windshield surveys undertaken in 1975, twenty-five of which have since been demolished. The surviving buildings and other resources, however, represented only those buildings that the early surveyors felt might be potentially eligible for individual listing in the NRIIP using the criteria and knowledge of their times, so these surveys contain only buildings that represented obvious architectural quality according to the standards of that time. While the new survey reviewed these previously surveyed resources and resurveyed and rephotographed them as part of the current project, it was also charged with evaluating the architecture of the entire project area, which necessitated analyzing not only examples of

the recognized architectural styles but also the large numbers of vernacular form buildings that were left unsurveyed and unanalyzed by the earlier surveys. Specific methodology at this point consists of a judgment being made in the field by the consultant to include a building in the list of inventoried resources because of some aspect of its architectural composition. Following this decision, field notes are made on the building and it is then photographed. Not surprisingly, this level of analysis results in the inventorying of many more resources than a windshield survey.

RECONNAISSANCE SURVEY

Once the survey criteria had been decided, the field survey itself began, which consisted of identifying all the resources within the project area that met the survey criteria and taking black and white photos of them. The consultant waited until mid-November to begin this work, which required first identifying all the resources within the project area that met the survey criteria and then taking black and white photos of them, which were taken early in the spring of 2001 because the best possible photos are taken when there is no foliage to obscure buildings and no snow on the ground, thereby making it possible to produce superior photos. The resulting survey recorded 574 resources of all types within the project area, considerably in excess of what was originally anticipated. In addition to checking the 99 De Pere resources previously identified in the 1975 survey, every building within the project area was also evaluated and 475 additional resources, primarily of architectural interest, were added to the existing inventory. Thus, the great majority of the 574 resources surveyed by the consultant were identified as new resources. These resources are listed in the inventory at the end of this report and a smaller group of these resources was researched in greater detail as part of the intensive survey.

Following completion of the field work, field notes were checked and organized to facilitate the site-specific research that would take place in the intensive survey phase. Each site was assigned a map code number and an address and the latter number was then transferred to the base maps of the project area that help both the DHP and the De Pere locate surveyed resources. These maps also assisted the consultant in identifying areas where surveyed resources appear to be concentrated and which, following field review, could be considered candidates for historic district status. This resulted in the identification of six historic districts where potentially eligible inventoried resources were concentrated. After further analysis, separate draft maps showing the individual resources within provisional district boundaries were prepared for each of these six historic districts.

The reconnaissance survey concluded with a tour of the project area. Mr. Jim Draeger, who is the chief of Registration at the DHP and the person in charge of the NRHP program in Wisconsin, met with the consultant in De Pere on February 20, 2001, in order to review the findings of the reconnaissance survey. The result was that sixteen of the surveyed resources or groups of resources were found to be potentially individually eligible for listing in the NRHP and the six proposed historic districts were also evaluated at this time and the district boundaries were refined. The results are included in the summary section of this report.

INTENSIVE SURVEY

With the photographs and the list of resources inventoried by the reconnaissance survey in hand, the consultant began the task of organizing the inventoried resources into groups based on stylistic attributions. Once this task was completed, each of these groups was further evaluated and the best examples in each group became the subject of the more intensive research process that forms the core of the intensive survey. For example, all buildings surveyed that represent the Greek Revival style were grouped together to identify the typical stylistic subtypes and building forms in De Pere. These were then compared and evaluated to determine which were the best examples within each subtype. The best examples were then evaluated against National Register criteria and those which appeared to meet the criteria were designated as "potentially eligible." The results of this evaluation process can be found in the Architectural Styles section of this report. It needs to be noted, however, that at this stage this designation is advisory only and represents just the best judgment of the consultant. Actual designation of "eligible" status can only be made as a result of a formal evaluation, either through the National Register nomination process or through the

Determination of Eligibility process, both of which are evaluated by the staff of the DHP and the Keeper of the National Register in Washington D. C.

While this evaluation process was taking place, the reconnaissance survey maps were being compared with the several Sanborn-Perris fire insurance maps of De Pere (1884, 1890, 1895, 1900, 1914, 1925, 1925 (updated to 1953), in order to determine approximate building construction dates for the buildings surveyed. The information thus obtained resulted in a list of approximate (sometimes *very* approximate) building construction dates for many of the buildings surveyed, which dates, though necessarily inexact, were still of great value in narrowing the focus of the subsequent intensive research effort that was to follow.

The revised building list, complete with approximate construction dates, was then compared with the results of the style evaluation process described above and buildings that ranked high in their respective stylistic categories were included in the intensive research effort. Also included in the intensive research effort were all of the buildings that were included within the provisional historic district boundaries, all buildings and other resources considered to be potential eligible individually, and some of those buildings for which an approximated construction date could be narrowed down to within a few years (such as a building that did not show up on the 1895 Sanborn-Perris map but which appears on the 1900 map).

The buildings on the resulting list were researched individually to determine dates of construction and the names of original owners. First, all the properties on this list were checked against the current real estate tax assessment lists in the City Planning Department's office in order to produce a current legal description for every building on the list. These descriptions then became the means of accessing the historic De Pere Real Estate Tax Rolls, the original copies of which are kept in the De Pere Historical Society, and which date with a few exceptions from the 1850s to the 1960s. This research occupied much of the months of June and July of 2001 and ultimately produced building construction dates and original owner's names for all but a handful of the properties on the list.

While tax records research was being conducted a parallel effort was being made to identify and research those historic themes that have been important to the history of De Pere. The basis of this research is the large group of historic themes that have already been identified by the extensive research that is embodied in the DHP's *Cultural Resource Management Plan*, which research is ongoing and is intended to accomplish the same goals, but on a statewide basis. These themes cover or will eventually cover nearly every aspect of the built history of Wisconsin and it is intended that the research conducted for site-specific projects such as the De Pere Intensive Survey will be complimentary to this larger ongoing effort.

At the community level, the purpose of thematic research is to develop an overview of the history of a community that will facilitate the identification of those remaining resources that can be considered historically and possibly architecturally significant from the standpoint of the National Register program and local preservation efforts. Preliminary research undertaken at the onset of the De Pere Survey suggested that the following themes, which are listed in alphabetical order, were important and would prove productive:

Architecture
Commerce
Education
Industry
Religion

The research that followed the identification of these themes relied heavily on secondary sources such as the already published histories of De Pere, historic maps of the community, historic De Pere newspapers, including the several semi-centennial and bicentennial issues, etc. The information thus generated is included in this report and will be found in the historic themes section. Site-specific information will also be found on the intensive survey inventory cards that were prepared for each inventoried resource.

Ultimately, the intensive survey researched approximately 300 of the 574 resources that were identified in the reconnaissance survey phase, although all 574 resources were photographed and evaluated in light of NRHP and DHP criteria. Every property surveyed during the course of the project has had an intensive survey card prepared for it in accordance with DHP standards. These cards consist of a dry-mounted photo of the resource on one side and a summary of the historical and architectural analysis performed on the subject resource and other required information such as an address and the photo and map codes assigned to the property on the reverse side. These cards were made for the DHP to add to its Architectural Historic Inventory (AHI), which now includes more than 125,000 building located throughout the state. In addition, all the written information contained on these cards plus additional historic data was copied into the DHP's electronic data base using the Historibase software developed by the DHP and can be viewed by accessing the Wisconsin Historical Society's web site. Finally, much of the historic information collected during the course of the survey and copies of the survey maps were given to the City at the conclusion of the survey.

INTENSIVE SURVEY FINAL REPORT

Several of the historic theme chapters in this report that deal with only a few extant resources such as Industry and Education, have been in progress since April of 2001. Most of the other chapters, however, including especially those relating to architectural styles, had to wait until the tax records and newspaper research was completed before they could be written. With the completion of the newspaper research in August of 2001, work on the final chapters of the intensive survey report commenced and was completed by late September of 2001. In addition to the thematic chapters, the building inventory list, and the bibliography, this report also includes copies of the District Survey Forms prepared for the six proposed residential historic districts.

PUBLIC EDUCATION

The consultant worked closely with members of the City from the onset of the project and received valuable support and assistance from them throughout the course of the survey. Presentations were made to the City by the consultant and the first public meeting with the larger community took place on August 15, 2000, when a presentation by the consultant and Mr. DeRose of the DHP was made at a regular meeting of the De Pere Common Council. A second meeting took place on September 18, 2001, when a final report on the survey was made to the Common Council by the consultant and Mr. DeRose of the DHP staff.

HISTORIC OVERVIEW OF DE PERE

The city of De Pere has the distinction of being one of the oldest points of European-American settlement in Wisconsin. The first European to see it was, in all probability, Jean Nicolet in 1634, who claimed the surrounding territory for France. In time, Nicolet was followed by two Jesuit missionaries, Fathers Allouez and Andre, who established a mission at the first rapids of the Fox River in 1670. In 1671 the fathers erected a chapel and residence on the east shore of the river, which became their headquarters, and these were the first buildings that were constructed on the future site of today's city. In 1675 this chapel burned and several new, more substantial log structures, including a church, were built in its place. This mission, known as St. Francis Xavier Mission at Rapids des Peres, lasted for almost twelve years but was burned by the Indians in 1687 and the subsequent history of this place was then subsumed into the larger history of the French and English contests for supremacy in the region followed by the English and American ones.(1)

It was not until the creation of the Military road system in 1832 in what was soon to become the Territory of Wisconsin, that interest in the possibilities of utilizing the rapids at De Pere began to stir interest. The construction of the first of these roads from Fort Howard on the Fox River at Green Bay to Fort Crawford on the Mississippi River at Prairie Du Chien, established the first road across the territory and brought wagon and foot traffic up and down the river and past the future site of De Pere. But this opening up of the region was of only limited value to any economically significant movement of goods, and hopes fastened instead on improving the Fox River, which was navigable for much of its length but needed to be linked with the Wisconsin River in order to become a link between the Mississippi and the Great Lakes.

Thus, like most other early Wisconsin communities, the city of De Pere owes its existence to its proximity to water, which provided the state's first settlers with transportation routes, a reliable and easily accessible source of water for drinking, and the only readily available means of generating power for industrial purposes before steam power became wide spread. De Pere is situated on both banks of the Fox River at a point located some five miles south of the mouth of the river, which empties into Green Bay and Lake Michigan. Because there was a considerable rapids at this location, further navigation upstream was impossible in the days before a lock system and canals were developed. While work was commencing elsewhere on this Fox-Wisconsin waterway, others were laying claim to the heavily forested land that surrounded the site of what was to become De Pere.

In 1829, William Dickinson moved his family from Shantytown [the Green Bay settlement of Munnomonee] to the Des Peres in order to obtain better facilities for his trade with the Indians on both sides of the river and established a boat ferry. There was at that time no habitation in this part of the forest, except for two shanties occupied by French fishermen. Shortly after Dickinson came Col. E. Childs, who built a house near the site of the building [on Fulton Street] now [1915] owned by J. W. Childs.

The De Pere Hydraulic Co. [a.k.a. the Fox River Hydraulic Co.], composed of Wm. Dickinson, Chas. Tuller and John P. Arndt, was organized by authority of the Legislative Council of the Territory of Michigan, in 1835 and the following year the Wisconsin Territorial Council passed a bill for its incorporation, the bill having been introduced by John P. Arndt, member for Brown County. They purchased of John Lawe a 100 acre plat of land abutting the rapids and plotted a plat of land into blocks, streets and alleys (reserving block 24 as a Court house site) and called it the "Plat of the town of De Pere," a contraction of the French "Des Peres." (2)

During the winter of 1836-37 the Hydraulic Co. constructed for power purposes a dam upon the rocks which for centuries had obstructed the free flow of water over these historic rapids, building thereon a greater obstruction which for centuries to come will harness the stream. In 1837 the United States government established a post office with Wm. Dickinson as postmaster. The dam having eliminated the rapids, this word was dropped from the original name and it became "Depere." (3)

Also in July, 1836, the first addition to the original plat was made by William Dickinson, whose Dickinson's Addition was located just below the original plat and was bounded on the south by Merrill Street and on the east by today's Washington Street.

In 1836 an election was held in Brown County for the purposes of deciding the location of the county seat and De Pere won the vote and promptly built a new courthouse (non-extant) on the northeast corner formed by the intersection of George and Wisconsin streets at a cost of \$5740, the contractor being Matthew Washburn. This proved to be unpopular with the citizens of nearby Green Bay and they petitioned the legislature to allow the courts to be held at Green Bay instead. This bill was first passed but was then repealed and the courts continued to be held in De Pere until 1854, when another vote brought them back to Green Bay to stay. Also built in De Pere in 1836 was a bank for the Hydraulic Co. This was the first bank in De Pere and it is now also the oldest surviving building in the city as well, being located at 403 N. Broadway and used to house the White Pillars museum of the De Pere Historical Society. Unfortunately, the bank subsequently closed due to a nationwide financial panic later in the decade and the hard times that followed effectively ended any hopes of continued economic growth in De Pere for the time being.

The 1840s were thus a quiet time for De Pere although some progressive acts continued to be carried out such as the construction of the first flour mill in De Pere by Joel S. Fisk in 1843 at the east end of the bridge. An event of equal and even greater importance, though, occurred in 1847, when Joshua F. Cox of New York purchased all the property of the De Pere Hydraulic Co., including the water power at De Pere, which had been mostly unused since the dam had been built a decade earlier. Unfortunately for Cox, his dam was washed out in a storm on October 5, 1847, but it was promptly rebuilt by his representatives in the following year. Unfortunately for De Pere, however, Cox himself died shortly thereafter and his property passed into the hands of others. Even so, the creation of the new dam acted as a spur to others and the first beginnings of De Pere's future industrial base came into being as a result. Some idea of the impact of the building of the new dam can be gained by reading a prospectus of the town entitled : "A Description of De Pere" that was attached to a map of the place dated June 24, 1850. Even when allowance is made for the extreme boosterism of this piece, some idea of the spurt of growth that attended the building of the new dam can still be seen and one can also get an idea of the dreams for the future that attended its completion.

Depere, the County seat of Brown County, Wisconsin, formerly known by the name of Rapides Peres, is situated on the East Bank of the Fox River at the foot of the rapids 5 miles from Green Bay and the head of Ship or Lake Navigation. It must soon become the great commercial Emporium of the western lakes. Here commence the grand improvement of the Fox and Wisconsin Rivers connecting the lakes with the Mississippi, thus affording an uninterrupted Water Communication from the Gulf of St. Lawrence, to the Gulf of Mexico. Here must be made the transshipment from lake Vessels, and steamers to a smaller class of steamboats, plying from this point to St. Louis, on the Mississippi, making Depere a grand depot for the exports and imports of one of the most fertile countries in the world; the vast Mineral wealth of Wisconsin, Iowa, and Illinois, will find its way through this channel, (the improvements being the Lock and the Dam at this place -is now finished, the Balance of the improvements are rapidly nearing completion. The Dam across [the] Fox River at Depere is fifteen hundred feet long, and creates a water Power unsurpassed by any other in the United States, the facilities for Erecting Manufacturing Establishments along the entire length of the dam and on the banks below the dam on both sides of the river cannot be surpassed) the bed of the river being smooth Limestone Rocks. Three saw mills, two Lath Mills and one flouring mill are now erected and in full operation. ... The population of Depere is 500 having doubled in the last eight months, the Country around improving in the same ratio.(4)

Another event of enormous importance for both sides of the river also took place in 1850 as well. This was the construction of the first bridge across the river just below the dam. This was a toll bridge and lightly constructed but it was still the first bridge and provided a vital transportation link whose importance would continue to grow over the years to come.

Another event that occurred in 1850 was of future importance to De Pere as well. This was the platting by Dr. Louis Carabin of a block and a half wide strip of land on the west side of the river that extended west from the river to what would become the Chicago & Northwestern Railroad right-of-way and extended south from the center of what is now Main Avenue. This plat was recorder on October 2, 1850 as the Town of West De Pere and was the first plat on that side of the river. This was accompanied by the creation of two new plats on the east side of the river as well: Irwin's Addition, platted by the widow of Alex. Irwin, recorded on January 3, 1850, and bounded by the river and by Franklin, Michigan, and Fulton streets; and Fitzgerald's Addition, platted by George S. Armstrong and John Fitzgerald on Sept. 5, 1851 and bounded by N. Broadway, Morris and Huron streets, and by Irwin's Addition to the south.

It is reasonable to suppose that this platting activity was spurred on by the completion of the bridge and the previous completion of the new dam and more changes were to come. In 1852, Chicagoan Robert Ritchie and his brother-in-law, Andrew Reid, built a saw mill (non-extant) at the west end of the bridge and three years later Capt. Elias Sorenson started a shipyard (non-extant) on the west bank of the river north of the bridge. The following year, a saw mill and agricultural implement factory (non-extant) was started on the south side of the bridge near the east end by W. O. Kingsley. The really big news of 1856, however, was the arrival of the first ship to make the voyage up the newly completed lock and canal system of the Fox/Wisconsin. This was the "Aquino," which had begun its journey in Pittsburgh and journeyed down the Ohio, then up the Mississippi to the Wisconsin and on up to Portage, Wisconsin, and then up the Upper and Lower Fox to De Pere and Green Bay.(5)

The following year, Mrs. A. B. Williams reported that De Pere had improved since she had left in 1850. "The population all told was about 400. Wilcox & Wager had a flouring mill. There were two saw mills, one owned by Ritchie and Reid and the other by Frank Thompson; four stores kept by Dominicus Jordan, C. R. Merrill, Mr. Kelsley and Mr. Wager, respectively."(6) Also in 1857 De Pere (on the east bank) was incorporated as a village and the following year, the village built its first school house (non-extant), which was constructed out of stone in 1858 on the corner of James and Wisconsin streets.

In 1861, a new bridge was built across the Fox by the village and the Town of Lawrence on the west side of the river in order to replace the original one and in the following year an event of even greater importance occurred when the tracks of the Chicago & Northwestern Railroad reached West De Pere on their way up the west bank of the river to Fort Howard. The importance of this event cannot be overestimated because by this time railroads were rapidly eroding the importance and advantages of lake transportation and a position on one was imperative for a community that hoped to grow and prosper. Happening as it did in the middle of the Civil War, the effect of this last event was not felt immediately in De Pere and especially in West De Pere, but as soon as the war ended, property owners in West De Pere responded with a flurry of platting activity. First to act was the De Pere Co. , whose president was Joseph G. Lawton. The De Pere Co. Addition was platted on December 19, 1863 and recorded in 1865, and was the largest plat recorded on the west side prior to World War II. This plat was bounded by Main Ave. to the south, the river on the east, 13th St. on the west, and Stout St. on the north and the tracks of the railroad make a graceful arc as they cut through this property. After the war, this plat was followed by George S. Armstrong, who platted Armstrong's Addition, bounded by the river to the east, Miller St. to the north, Third St. to the west, and Stewart St. to the south; Dousman's Addition, platted by Jane and Kate Dousman on May 22, 1865, and bounded by the Fox River to the east, Grant St. to the north, the C. & NW. RR tracks to the west, and Butler St. to the south; Carabin's Second Addition, platted on Sept. 23, 1865 and bounded by the C. & NW. RR tracks to the west, Fourth St. to the east, Main St. to the north, and Oneida Street to the south; and John F. Lessey's Addition, platted on May 27, 1865 and bounded by the Fox River to the east, Third St. to the west, and by Butler St. Taken altogether, these additions greatly increased the size of the growing village on the west bank, which built its first school (non-extant) in 1865 on the northwest corner of Oak and Eighth streets.

The period from the end of the Civil War in 1865 until the financial panic of 1873 was a boom period for the communities on both sides of the river. The firm of Bliss & Seldon had already established a stave mill (non-extant) for use in making flour barrels in 1863 on the west bank and along the canal that had been built parallel to Main Ave. and other new industries followed. In 1865, E. E. Bolles established a wooden ware factory

(non-extant) that made wooden pails and other objects on the north side of the east end of the bridge and in the same year the New York Iron & De Pere Iron Co. built a furnace (non-extant) for smelting iron ore on a site where Voyageurs Park is located today. In 1867, Mrs. Alexander Irwin platted Irwin's Second Addition on the east side, which was bounded by Michigan, Fulton, Ontario, and Franklin streets, and Thomas Jackson started a blacksmith shop (non-extant) on the west side that was subsequently increased in size by the addition of a machine shop and foundry in 1872 and began the manufacture of plows. In 1870 the census of that year showed that the population of De Pere on the east side of the river had risen to 2800 and on the west side to 875. As a consequence, the west side community petitioned to be incorporated as the Village of West De Pere, which was approved in that same year.

In 1871, the village of De Pere received a railroad of its own when the tracks of the Milwaukee Northern Railroad (later the Milwaukee Road) reached the community on their way to Green Bay, and as had happened on the west side, property owners on the east side responded with a flurry of platting activity of their own. In anticipation of the event, Joseph Bomier had already platted Bomier's Addition on October 11, 1869, which is bounded by the Old Plank Road (today's Fox River Dr.) and Bomier St.; John F. Lessey had already platted Lessey's Addition to the village of De Pere on August 26, 1870, bounded by Ontario, Charles, and Franklin streets. These were followed by Remington's Addition, platted for George Remington on September 25, 1873 and bounded by Ontario Street on the west, Chicago Street on the south, and Washington Street on the east, and by Marsh's Addition, platted for G. S. Marsh on February 3, 1874 and bounded by Ontario St. to the west, Charles St. to the south, and Winnebago St. to the east.

A Bird's Eye View of the two villages, published in 1871, shows that the settled part of De Pere on the east side of the river was bounded by the river to the west, Fulton St. to the north, Huron Street to the east, and Chicago Street to the south, while the settled portion of West De Pere was bounded by the river on the east and north, the C. & NW RR tracks on the west, and Butler Street to the south. Both communities had public schools, there were six churches (Irish, French, and German Catholic, Methodist, Congregational, and Presbyterian), three hotels (California House, National House, and Village House), and three large industries (De Pere Iron Works, Fox River Iron Co., and First National Iron Co.).(7)

In 1873, E. E. Bolles decided to build a much larger factory (non-extant) for his successful wooden wares company that was located further up the north side of the river where the Lyons Boiler Works (800 Fort Howard Ave.) was later located. This new factory was much larger than the original, was called The E. E. Bolles Wooden Ware Co. of West De Pere, and quickly developed into the largest manufacturing firm in the De Pere. Evidence of this can be seen in the results of the 1875 State census, which showed De Pere having a population of 1911 (a drop of almost 1000), while West De Pere's had risen to 1923, a rise of a little more than 1000). West De Pere also built its first high school (non-extant) in 1874 as well, which was located on Butler St. (today's College Avenue).

By 1875, De Pere had evolved into the principal trading center of the area around it and had two well established business cores that were both surrounded by residential plats. The architectural styles found in De Pere in the mid-1870s were typical of other communities of the day. Older houses tended to be built in the Greek Revival style or were veritable expressions of it and were mostly built of wood, as were the community's first commercial buildings. By the 1860s, however, the then newly fashionable Italianate style was appearing in De Pere as well. Older commercial buildings were also beginning to be replaced by larger brick examples whose designs were influenced by the Italianate style. Likewise, the new showplace houses of the community such as the Wallace Field house and the E. C. Merrill house (see inventory) were also fine examples of this style.

In 1876, the following description of De Pere was to be found in an advertisement for land owned by the De Pere Co.

The waterpower is made by the first dam on the Fox River of the Green Bay & Mississippi Canal Company. Depere and West Depere lie on opposite sides of the river, and are connected by a commodious bridge of fifteen hundred feet in length. Their population numbers over four thousand people. There are eight churches, three public and one private school; four furnaces for smelting iron ore; one extensive railroad car manufactory and iron works; one machine shop; three flour mills; two large wooden ware factories; three shingle mills; four saw mills; two sash and door factories; one stave factory; one hub and spoke factory; five wagon ships; seven smitheries; a steam forge and various other manufactories. The Milwaukee and Northern Railroad runs on the river bank through Depere, and the Chicago and Northwestern Depot is at West Depere. The Goodrich line of steamers make regular trips between Depere and Chicago, and the Buffalo line takes freight from our wharves to Buffalo and intermediate ports. (8)

On the whole a substantial seeming listing, although only one of the buildings listed above, the First Baptist Church, built in 1874 at 309 Grant St., is still extant today.

And yet, larger forces were then in operation that would have a substantial affect on future of the two villages. By 1880, the combined populations of the nearby twin cities of Green Bay and Fort Howard was 10,500, more than double the 3824 of the two De Pere's, and this was a trend that would continue almost until the present day. This trend reflected many things, of course, but among them was the simple fact that the initial advantages that had led to the creation and subsequent growth of De Pere had slowly dwindled. By 1880, De Pere's water power advantage was gradually being offset by the construction of new coal-fired steam boilers and Green Bay also reaped the advantage of being the final destination point for all the transportation routes that passed through De Pere. In addition, Green Bay's position at the mouth of the Fox River gave it advantages as a port that could not be matched by a site further up stream. As a consequence, De Pere's population growth gradually began to level off.

The 1880s was to be a particularly trying time for the citizens of the village of De Pere which lost almost all of the commercial portion of its downtown to a series of fires. The first of these fires occurred on April 23, 1882, when an enormous fire destroyed all of the buildings fronting on both sides of the 100 and 200 blocks of South Broadway and almost all of the rest of the buildings in this four-block area as well.(9) On April 14, 1888, another fire destroyed all the buildings on the east side of the 100 block of N. Broadway as well, and on May 4, 1889, yet another fire destroyed all the buildings on the west side of the 200 block of S. Broadway, most of which dated from the rebuilding of that block following the 1882 fire.(10) Almost all of these buildings were subsequently rebuilt out of brick and these were better than the ones that were lost, but the substitutions that these fires made in the downtown did not translate into community growth. Nor was the loss by fire limited just to commercial buildings. On August 14, 1886, another large fire destroyed almost 30 homes in the area north of George Street and between Fulton and Huron streets.(11) West De Pere was not spared either. On April 27, 1889 yet another large fire completely destroyed the former E. E. Bolles Wooden Ware factory then owned by R.A. Meiswinkel, and twelve houses besides.(12) This threw 225 men out of work and the factory was not rebuilt. Thus, it is not surprising to learn that the 1890 Federal census found that the combined population of De Pere had shrunk from 3824 in 1880 to 3625 in 1890, its lowest point since before 1870, during a period when Green Bay's had risen to 13,823.

Never-the-less, despite the travails of the 1880s, positive events that were of importance for the future of the two communities happened as well. In 1883, the two villages were incorporated as the cities of De Pere (east side) and Nicolet (west side). Nicolet subsequently changed its name back to West De Pere in 1887 and the two cities agreed to merge on August 7, 1889, and became known as the city of De Pere. Also in 1886, C. A. Lawton built the first portion of the foundry at 233 N. Broadway that was subsequently to become one of De Pere's larger and more sustained industries and which is now listed in the NRHP.

An especially momentous event occurred late in 1890 when it was announced that the Kimberly & Clark Company of Neenah, Wisconsin had purchased the water power at De Pere and was to build a huge new paper mill on the site.(13) This new plant was to be located on the river in West De Pere and was to employ from 300 to 400 hands, and the announcement was truly a godsend for a community that was still reeling from the recent loss of the Wooden Ware plant. To manage the plant, a new corporate entity called the Shattuck & Babcock Company was formed, and by March 12, 1892 the new five-story-tall, 1000-foot-long, \$500,000 plant was a reality and instantly became the largest employer in the city.(14) In addition, and partly in response to the new mill development, a new iron bridge was built across the river between 1891 and 1893 and the old one was then demolished.

The new mill gave the industrial base of De Pere a solidity and a depth that it had never had before and the affect that it had on the city was almost immediately apparent. Several new plats were created in 1893 including the following on the east side: Arndt's Addition, platted for W. J. & Alice Arndt on June 12, 1893 and bounded by The Fox River, Morris and Michigan streets; and the De Pere Land Co. Addition, Subdivision A, platted for the Company (E. Harrison and E. W. Arndt, officers) on August 22, 1892 and bounded by N. Broadway on the west, the city limits to the north, Ridgeway Blvd. to the south, and Nicolet Ave. on the east. By 1895, the population of the city had increased by 668 to 4293.

Another event that happened in the late 1890s has enormous consequences for the city in later years. This was the founding of St. Norbert College on the west bank by the Premonstratensian Fathers of the Roman Catholic Church in 1898. The core of this college was initially the buildings associated with St. Joseph's Roman Catholic Church parish on Grant St., but by 1903, the College was beginning to build the first of its own buildings (Main Hall, 1903, NRHP) and the gradual expansion of this campus has turned this once small liberal arts college into the largest educational entity in the city, with an undergraduate student population today of over 2000. The present thirty-three building College campus now includes all the land between the river and Third Street from the Claude Allouez Bridge as far south as Pleasant Place, and it is rapidly expanding west to Fourth Street as well. This positive result has, however, also been accompanied by the loss of the historic residential neighborhood that previously occupied this land.

By 1900, De Pere's population had dropped slightly to 4038, and the city was entering a more mature phase of its history. Changes in the lumber industry that had been of such importance to De Pere were dictating that certain kinds of manufacturing that had once been done in factories like the ones in De Pere could now be done more efficiently in plants located nearer to the forests themselves, forests that had largely been depleted in Brown County. In addition, other types of manufacturing that had once been done in the city were now being done by much larger firms with regional and even national markets. As a result, industry was slowly beginning to lose its importance in the economic life of the city.

One positive sign of the increasing maturity of De Pere was the City's decision to purchase the two privately owned water companies in the city in 1904, for the combined sum of \$27,300, and create a municipal water supply entity instead.(15) Ironically, another sign of progress that occurred between 1900 and 1905 benefited the citizens of the city in general but had a less pleasant effect on the city's merchants. This was the granting of a streetcar franchise to the Knox Construction Co. on March 23, 1903, which resulted in two lines being constructed to the city, one line running through a loop on the east side and another through the city on the west side, from Green Bay to the city of Kaukauna, located south of De Pere. This gave the citizens of De Pere access to goods and services they had not had before and it also made it possible for them to work in places that had hitherto been located too far away to be realistic options. This last fact was of enormous importance because it was one of the facts of life during the period before automobile ownership became common that persons needed to live near their work place if some form of public transit was not available. The streetcar, however, greatly expanded the possible range within which one could work, a factor that also tended to benefit larger cities on a line such a Green Bay, where more employment opportunities were available. The streetcar also greatly expanded the number of places where one could shop too, a fact that tended to work to the disadvantage of local merchants in places such as De Pere.

De Pere's population increased only from 4038 to 4477 between 1900 and 1910 and the prosperity of the city gradually plateaued in the subsequent decade. Most of the building activity that took place during the 1910s was in residential construction, rather than in commercial development, the only large scale projects in the city that have survived being the new buildings added to the St. Norbert College campus during this decade. New houses tended to be built as infill in already existing neighborhoods and they were predominantly designed in the Bungalow style or the simpler vernacular forms. Only a relatively small number of American Foursquare and Craftsman style-influenced designs were built in the city's residential areas between 1910 and 1920 and even this type of construction was affected by World War I, which greatly dampened all forms of construction activities in the city.

In the next decade, De Pere's population would grow from 5165 in 1920 to just 5521 in 1930 and this decade was even less lively in terms of domestic construction than the one that had preceded it. It was also a quiet time for large-scale project as well, the only two of note being the construction of new high schools on both sides of the river (see education theme).

Most of the construction in De Pere in the 1930s was also residential in character and, for the most part, consisted of single family Period Revival style residences that were built in the newly developed areas of Urbandale Park (platted on July 2, 1913) and the Urbandale Park Second Addition (platted on July 28, 1913), which plats extended east from the De Pere Land Co. Subdivision along the north boundary of that part of the city. What is especially notable about these areas is that nearly all the houses in them were built after 1930 and are there primarily because of the automobile, which was in common use by this time and was starting to have an effect on the design of the houses themselves, as can be seen by the nearly universal presence of attached garages. The only notable projects of this decade in the city were the construction of the present Claude Allouez Bridge in 1932-1933 and the construction of the new De Pere public Library in 1936.

By 1940, De Pere's population had grown by 13% to 6373, which was most likely generated by external rather than internal factors. The story of De Pere's development since the beginning of World War II has been similar, although the rate of population growth since then has *been* much faster, there being 8146 in 1950, 10,045 in 1960, 13,309 in 1970, and 14,892 in 1980. As of 1990, De Pere had a population of 15,569 and the great bulk of the growth that the city experienced following World War II can be attributed to the general growth of the entire Green Bay metropolitan area, of which De Pere is now an integral part.

Unfortunately, almost all of the factories once associated with the industries that were active in De Pere prior to World War II have now either been demolished or severely altered as either expansion activities or business changes have dictated. Thus, the effects of these historically important industries on the built environment of De Pere can now be seen only indirectly for the most part. Only the number of modestly sized American Foursquare, Craftsman, and Bungalow style houses and their vernacular variants built throughout the city's residential areas in the years between 1910 and 1940 attest to the impact of these industries on the local economy. The last decade of this period is also notable for the Period Revival style houses that were built in De Pere during these years. The best of these houses were designed for some of the city's wealthier residents; but there are numerous smaller examples throughout the city that testify to significant impact these buildings had and continue to have on local building practices.

In general, most of the buildings that were surveyed in the De Pere Reconnaissance Survey were nineteenth and twentieth century residential buildings. Since De Pere grew most vigorously between 1930 and 1950, however, in so far as surveyed buildings are concerned, it is not surprising that there are proportionally far more surveyed buildings dating from the this period than from the period that preceded it. Since the end of World War II, however, De Pere has expanded its territory enormously and has experienced substantial growth, which can most easily be seen in the post-war suburbs that now ring much of the city. Fortunately, this new growth has left much of the historic core of the city intact and it is to be hoped that this will continue to be true in the future.

Endnotes:

1. Maes, Matthew J. *The History of Brown County and De Pere, Wisconsin. Brown County Democrat*: April 3, 1914, p. 9 and April 10, 1914, p. 9. One legacy of the French years that lasted beyond their stay in the region were the so-called "French Lots" that were claimed by the descendants of the early settlers of the region. Following standard French practice, these lots were from 200-1400 feet in width but were almost three miles deep, with frontage on the river, and these claim were subsequently ratified by the U.S. courts and still form part of the land description of plats in the De Pere area to this day.
2. *Ibid.* January 29, 1915, p. 9. This 50-block holding was the first portion of today's city of De Pere to be platted and it was very roughly bounded by the Fox River and Cass., Ontario, and Lewis streets.
3. *Ibid.*
4. *Ibid.* July 10, 1914, p. 10.
5. *Ibid.*
6. *Ibid.* February 12, 1915, p. 7.
7. Bird's Eye View of De Pere, Wisconsin, 1871. Madison: J. J. Stoner, publisher. None of the buildings shown on the map that were associated with any of these organizations has survived.
8. Maes, Op. Cit. March 5, 1915, p. 10.
9. *De Pere News*. April 29, 1882, p. 1.
10. *Ibid.* April 14, 1888, p. 1; May 4, 1889, p. 1.
11. *Ibid.* August 14, 1886, p. 1.
12. *Ibid.* April 27, 1889, p. 1.
13. *Ibid.* November 15, 1890, p. 1; December 27, 1890, p. 1.
14. *Ibid.* March 12, 1892, p. 1 (illustrated).
15. *Ibid.* April 2, 1915, p. 9. These companies were: the De Pere Artesian Water Supply Co. on the east side; and the West De Pere Artesian Water Supply Co. on the west side.

COMMERCE

Goods and Services (Retail Businesses, Hotels, Banks, etc.)

The earliest commercial activity that took place within and around what is today's city of De Pere in the nineteenth century was probably conducted by merchants catering to traffic moving up and down the old Military Roads on the east and west banks of the Fox River. It was not until the first dam was built across the rapids at De Pere in 1836-37 and especially after the first bridge connecting the east and west sides of the river was built across the dam in 1851, however, that commercial activity in De Pere really began in earnest. Because this bridge and its successors were the only ones in the entire area that crossed the river for a number of years thereafter, land near the bridge site on both sides of the river quickly evolved into hubs of both industrial and retail commercial activity. Thus, it is all the more remarkable that one of the two earliest surviving buildings in De Pere and also one of the oldest in northern Wisconsin is a commercial building that predates the building of the first bridge. This is the one-story Greek Revival style former payroll office of the De Pere Hydraulic Co. This building was built in 1836 and is now located at 403 N. Broadway in the North Broadway Historic District (NRHP, 9-8-1983), but it was originally located in the 100 block of N. Broadway and was moved to its present site in 1861.(1)

Nearly all of the other buildings associated with the history of commerce in De Pere are much newer, however, and date from the late 1870s onward. Nearly all of these buildings are now and were historically located in three distinct areas of present day De Pere that together form the historic downtown core of the city. Two of these areas are located at the east and west ends of today's Claude Allouez Bridge and the third is located along the first five westernmost blocks of George Street, which street extends eastward from the east end of the bridge. This downtown core grew up where it did because of its location at the ends of the bridges that have spanned the Fox River at this point and which unite the communities of West De Pere on the west bank of the river and De Pere on the east bank. Proximity to the Fox River was the critical factor in the establishment of both of these communities. The mouth of the Fox River empties into Green Bay and Lake Michigan and De Pere is located five miles south of this mouth at a place on the river where sizable rapids made further navigation upstream impossible in the early 1800s, which was also a time when shipping on nearby Lake Michigan was the only reliable means of transporting large quantities of goods and large numbers of people to and from this area in the period before adequate overland roads and later, railroads, were developed. Consequently, that portion of the river between these rapids and Lake Michigan gradually developed into an important Great Lakes port. Even more important, though, was the fact that the rapids of the Fox River at De Pere was the most important potential source of water power in the area in the 1840s-1860s and was thus the logical place for the construction of a dam and of saw mills and flour and grist mills and other industries that could make use of the power that could be generated by mechanically harnessing the now somewhat regulated flow of the river.

The combination of transportation access and readily available water power made the rapidly growing communities on both sides of the former rapids economically viable. This combination also resulted in commercial districts being developed at both ends of the bridge and along the main roads that extended out of these two areas and into outlying areas that were in need of the resources that De Pere was increasingly able to supply. The most important of these roads on the east bank of the river was Broadway. What made this particular north-south-running road important was the fact that it was already the principal road running north to Green Bay from points to the south on that side of the river. Thus, Broadway was already an important local and regional thoroughfare when the first bridge was built and the place where Broadway connected with the east end of the east-west-running bridge thus became a natural place for commerce to develop. This new commercial development was not limited just to Broadway either. Commercial development also began to extend eastward from Broadway along both sides of the east-west-running George Street as well because the western terminus of George Street was the east end of the bridge. Consequently, the point of intersection of George Street with the already existing north-south-running Broadway became the focal point for commercial activity on the east bank of the river.

Similar development occurred at the west end of the bridge as well and for identical reasons. Here too, several already existing and newly created roads quickly came to focus on the area near the end of the new bridge. The most immediately important of these roads was the east-west-running Main Ave., and what made this particular thoroughfare important was the fact that its eastern terminus was the west end of the bridge. Consequently, commercial development developed around this point as well, and along the three-block length of Main Ave. The importance of the West De Pere end of the bridge and of Main Ave. was still further enhanced in 1862 when the first railroad to extend north into this region from Chicago, the Chicago & Northwestern Railroad, was constructed up the west bank of the river and past West De Pere on its way to Fort Howard at the river's mouth. Not surprisingly, the place where these tracks crossed Main Ave. further anchored the commercial district that was growing up along Main Ave.

The West Side of the Fox

The first commercial buildings built on Main Ave. were probably put in place as soon as the first bridge was constructed and these were almost all small one and occasionally two-story wood frame buildings. By comparison with the commercial district on the east side, the subsequent growth of the one that became centered on Main Ave. was orderly because the west side's commercial district was spared the catastrophic fires that destroyed most of the early commercial buildings on the east bank. Instead, the evolution of the west side's commercial district was characterized by steady growth that responded to changes in business and construction practices as well as economics. Beginning in the 1870s, some of the small wooden buildings along Main Avenue were replaced with larger brick construction Commercial Vernacular form ones and examples of both were later replaced with one and two-story brick-clad examples of the Twentieth Century Commercial style. Interestingly, the first Sanborn-Perris maps to cover De Pere show that even in 1884, when the combined population of De Pere had reached 4500, nearly all the commercial buildings on Main Ave. were still one and occasionally two-story wood frame buildings and a number of Main Avenue's original frame construction commercial buildings were still in existence and in use in the 1930s and a few are still in use even today.(2)

The story of the evolution of the commercial district that developed at the east end of the bridge around the Broadway/George Street intersection is much different. Perhaps because Broadway was a better established and more direct route and perhaps because Green Bay was a more important destination than Fort Howard on the west bank, the commercial district of the east bank of the river grew faster than its west side counterpart. This growth was also characterized by more and larger buildings as well, some of which were built of brick and of stone. This can be clearly seen on the 1871 Bird's Eye View of the combined cities, which shows that the commercial district of the west side of the river was then limited to just the 300 block on Main Avenue while that on the east side included both sides of the 100 blocks of both north and South Broadway and had made some inroads into the 200 blocks as well.(3)

The importance of the east end of the bridge and of the area around was still further enhanced in 1872 when the first railroad to extend north-into this region along the east bank of the Fox River, the Milwaukee & Northern Railroad, was constructed through De Pere on its way to Green Bay at the river's mouth. Not surprisingly, the proximity of these tracks to Broadway served to make area around the Broadway/George Street intersection a still more attractive focus for commercial development and further anchored the commercial district that had already developed around this intersection.

The East Side of the Fox

The first commercial buildings built on the east side of the river were also put in place as soon as the first bridge was built over the river and these too were almost all small one and occasionally two-story wood frame buildings. Gradually, a few brick buildings joined these wood frame pioneers and by 1880 both the east and west sides of the 100 block of South Broadway were almost completely lined with one, two and three-story commercial buildings, most of which were of frame construction.. All of this changed in a single night on April 23, 1882, however, when an enormous fire destroyed all of the buildings fronting on

both sides of the 100 and 200 blocks of South Broadway and almost all of the rest of the buildings in this four-block area as well.(4)

One of the consequences of this fire was that the De Pere city council immediately created a fire district along Broadway that specified that all new construction within the district boundaries had to be of masonry or brick construction. Thus, when the rebuilding of "the burned district," as the area was called, began, the previous mixture of wood-clad and brick-clad commercial buildings that had characterized the district streetscape before was replaced by streetscapes of a much more uniform appearance instead as can best be seen today on the 100 block of South Broadway. These buildings are good, representative examples of Commercial Vernacular form design and several are almost identical in appearance, which is not surprising given the circumstances surrounding their construction.

On April 14, 1888, another fire destroyed all the buildings on the east side of the 100 block of N. Broadway as well, and on May 4, 1889, yet another fire destroyed all the buildings on the west side of the 200 block of S. Broadway, most of which dated from the rebuilding of that block following the 1882 fire.(5) Thus, by 1900, the 100 blocks of N. and S. Broadway had achieved a certain visual homogeneity by virtue of their having been largely rebuilt within a relatively short period of time. Fortunately, the large fires ceased after 1889 and the while the commercial area centered on Broadway has since been greatly reduced by post-World War II redevelopment activities that has essentially eliminated most of the historic commercial structures in the 200 blocks of both North and South Broadway, what has survived is still a largely coherent and quite well preserved whole.

Both of the architecturally and historically significant concentrations of historic resources that are associated with the distribution of Goods & Services in De Pere are included within the boundaries of two historic districts that are believed to be eligible for listing in the NRHP: the South Broadway Historic District; and the Main Avenue Historic District, and these are discussed in more detail in the district survey forms at the end of this report. In addition, five more buildings that are located near to but not in these two districts are also believed to be individually eligible for listing in the NRHP: the J. Steckart & J. Falck Double Block (112-116 N. Broadway); the State Bank of De Pere (127 N. Broadway); the Union House Hotel (200 N. Broadway); the Julius Krause Store Building (10 S. Broadway); and the J. Baeten Building (620 George St.).

There are, however, other historic buildings associated with the historic distribution of Goods & Services in De Pere that lie outside the areas encompassed by these districts and the most intact of these buildings were included in the survey. Most of these buildings are examples of Commercial Vernacular form design and are built out of brick and most are two stories in height. The largest and most impressive of these buildings is the Knoeller Building at 124 N. Broadway., built in 1899 (see Hotels discussion below). Another, smaller two-story store building is the J. S. Chase building at 302 George St. and two more are located next to each other further down on George St.: the building at 520 George St. and the earlier one at 522 George St. Still another fine one-story example is the building at 330 Main Ave., which was built between 1900 and 1914. A fine high style example is the Neo-Classical Revival style National Bank Building at 107 N. Broadway, built between 1895 and 1914.

The following is a theme for which enough information exists to justify a separate

discussion. Hotels:

There are now just four extant buildings in De Pere that were constructed as hotels prior to World War II. The newest of these is a fine two-story brick construction Twentieth Century Commercial style building that was built as railroad hotel; the Hotel Roffers at 500 Grant St. (built in 1912). As the name implies, railroad hotels were built adjacent to or near railroad yards and depots and they catered primarily to transient travelers and to railroad crews. The Hotel Roffers is an especially fine, late example of this type and it is believed to be individually eligible for listing in the NRHP (which see).

The finest and by far the most intact of the nineteenth century hotels that once catered to travelers in De Pere is the Union House Hotel located at 200 N. Broadway. The original portion of this mostly three-story-tall Commercial Vernacular form building was built for Fred Altmayer as a two-story-tall 60x30-foot rectilinear plan block in 1883. By 1890, the hotel had been doubled in size to 60x60 and in 1893 a third story was added. Also still intact is the kitchen and stable wing, added in 1920, which created the building as it appears today. The Hotel is still in operation as a hotel to this day, making it one of the oldest if not *the* oldest continually operated hotel in the state and certainly in De Pere, and its current owners have been to great lengths to respect the historic integrity of the building. The Union House is one of the most intact commercial buildings remaining in De Pere that was built in the 1880s, and it is believed to be eligible for listing in the NRHP (which see).

Two other nineteenth century hotels are still extant as well, but the oldest, the Commercial House Hotel at 302 George St., which has been existence since at least 1870, has now been rendered almost unrecognizable by its later remodeling into an apartment building in 1936.(6) The other survivor is the somewhat altered three-story cream brick-clad Commercial Vernacular form Knoeller Block building at 124 N. Broadway, which housed the New California House hotel for a number of years.(7) This building was built in 1899 and it replaced the original three-and-one-half-story, Front Gable form, stone-clad California House hotel that had been built on this site in 1857 by Dr. A. B. Williams. This older building was once the largest building in Brown County but it was destroyed by fire in 1888.

All the other early hotels that once existed in De Pere have now been lost. Three were burned in the fire of April, 1882: the three-story brick American House (a.k.a. the National House), which was located on the northwest corner of S. Broadway and Charles Street; the two-story frame construction Village House hotel , which was located diagonally across the same intersection on the southeast corner; and the De Pere House, which was located just up Broadway from the American House in the same block. Also now lost is the Transit House hotel, a frame building that was built just south of the site of the American House in the next (200) block after the 1882 fire and which was itself consumed in another fire in 1889.

On the west side of the river, De Pere has also lost the Hotel Duval, which was in existence in 1893 on the northeast corner of the intersection of Fourth and Reid streets.

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NOTES ON SOURCES

There is no single best source of information on the historic buildings in De Pere that are associated with the distribution of Goods & Services. The most valuable sources found to date consist mostly of brief lists of De Pere businesses found in local nineteenth and early twentieth century De Pere newspapers, the several Sanborn-Perris maps of De Pere, and the City real estate tax rolls.

EXTANT RESOURCES SURVEYED

The following list includes the best of the historic commercial buildings surveyed but does not include the buildings in the two proposed historic districts.

Film Code	Address	<u>Original Owner</u>	<u>Date</u>
BR 53/16	107 N. Broadway	The National Bank	1895-1914
BR 53/22	112-16 N. Broadway	Steckart & Falck Double Block	1888
BR 53/20	124 N. Broadway	Knoeller Block Building	1899
BR 53/19	127 N. Broadway	State Bank of De Pere Building	ca.1877/1904
BR 49/21	200 N. Broadway	Union Hotel Building	1883/1893/1920
BR 53/34	106 N. Broadway	Julius Krause Building	1883
BR 53/04	302 George St.	Commercial Hotel Building	pre-1884/1936
BR 53/35	415 George St.	J. S. Chase Building	1891
BR 47/36 5(j.Z. 52&George St..		Building ,C)-€	post-1893
BR 47/35	522 George St..	Building	1871-1889
BR 57/08	330 Main Ave.	Building	1900-1914

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2. Sanborn-Penis Map Co. Fire Insurance Maps of De Pere, Wisconsin. New York: Sanborn-Perris Co., 1884.
3. Bird's Eye View of De Pere, Wisconsin, 1871. Madison: J. J. Stoner, publisher.
4. *De Pere News*. April 29, 1882, p. 1.
5. *Ibid.* April 14, 1888, p. 1; May 4, 1889, p. 1.
6. *De Pere Journal-Democrat*. January 28, 1937, p. 1.
7. *Brown County Democrat*. September 8, 1899, p. 1.

INDUSTRY

Unfortunately, only four of the many industries that have played a part in De Pere's history have left any buildings that have survived to the present day and one of these, the extremely well restored C. A. Lawton foundry, begun in 1886 and located at 233 N. Broadway, was listed in the NRHP in 1992 and was therefore not included in this survey. The remaining three, the Shattuck and Babcock Co. Paper Mill Complex, the De Pere Paper Mfg. Co., and the Lyons Boiler Works Factory, are each dealt with below.

It was the promise of De Pere's location on all the main water and land transportation routes of its time, and its situation at a place where a large natural rapids existed that could be dammed to provide water power for industry, that made the place worth settling. Thus, the importance of industry to the future of De Pere was realized from the very beginning of its modern period of settlement in the 1830s and much of the rest of De Pere's nineteenth century history centers around the development of the various industries that located there and on the impact that these industries had on the local economy.

All efforts to found industry in De Pere had to await the construction of a dam across the Fox River, which finally happened in 1836-1837, when the De Pere Hydraulic Co. built the first dam across the river, which was located very close to the one that is still in existence today.(1) The construction of this dam was of crucial importance since it was only the regulated flow of the dammed river that could provide the water power necessary to run machinery in the days before steam power had been developed on any scale. In addition, the area below the dam was also the furthest place south of the mouth of the river that vessels plying Lake Michigan could reach and where goods manufactured or produced in the area could be shipped from and goods from elsewhere delivered. As a consequence, De Pere's industries and most of its commercial activities developed on both the east and west banks of the river below (north) of this dam. The term "industry" needs to be used in context, of course, because practically every enterprise that was touted as an "industry" in De Pere prior to 1865 proves, in fact, to have been a small concern whose products usually had a distribution that was very limited, and none of these enterprises have left any extant buildings in De Pere.

The first industrial concerns that developed in De Pere were flouring and grist mills or saw and planing mills and these were initially located on the banks of the Fox at both ends of the bridge and further north along both banks. The earliest industrial enterprise built to take advantage of the newly available water power in De Pere is believed to be the one that was built in 1843 by Joel S. Fisk, who erected a flour mill at the east end of the dam that was later replaced by the Dunham flour mill built, which was destroyed by fire in 1895 and not rebuilt. In 1847, a storm demolished this dam, which was subsequently rebuilt on a heavier and stronger foundation, and in 1850, the first bridge connecting the east and west sides of the river was built across the top of the dam, this being a toll bridge that was also subsequently rebuilt on a stronger basis in 1854.(2) The earliest industrial enterprise to be erected on the west bank of the river was built at the west end of the bridge in 1852 for Robert Ritchie and his brother-in-law, Andrew Reid, both of whom had come to De Pere from Chicago. Subsequent concerns expanded north on the east bank of the river as far north as Cass Street and occupied all of the land between Front Street and the river, including all of what is now Voyageur Park. On the west bank, industrial expansion extended all along the river bank from the west end of the bridge and north of Main Ave. as far north as Ash Street, where the U. S. Paper Mill (Lyons Boiler Works) is located today.

An excellent summary of De Pere's industries that were built prior to 1915 is contained in Matthew J. Maes' *History of Brown County and De Pere* published serially in the *Brown County Democrat* in 1914-15.(3) Because nearly all of the buildings associated with these concerns have now vanished from the De Pere landscape, the contents of Maes summary will not be repeated here and the following discusses just those concerns that have left buildings that were surveyed as part of the intensive survey.

De Pere's most important historic industry and one that remains a significant factor in the economic life of the community to this day is the Shattuck & Babcock Co. Paper Mill., now known as the De Pere plant of

the International Paper Company. This paper-manufacturing complex is located on the west bank of the Fox

River at the west end of the Allouez bridge and its very large, five-story-tall, cream brick-clad first portion was completed in 1892. This portion is still readily identifiable today and is largely intact, even though the complex itself has evolved and grown around it since 1892, and it is believed that it is individually eligible for listing in the NRHP (which see).(4)

The newest surveyed survivor of De Pere's industrial history is the Lyons Boiler Works plant, built between 1900 and 1914 at 800 Fort Howard Avenue adjacent to the Chicago & Northwestern Railroad depot. This plant was built to manufacture boilers and was in *use* as such as late as 1914. Subsequently, however, it was remodeled to house the De Pere Paper Manufacturing Co. and the adjacent buildings at 716 Main Ave., which were built between 1914 and 1925, were a notable historic industrial complex. On May 5, 1931, however, the Boiler Works portion of this complex was greatly damaged by fire and the plant was then largely rebuilt on a smaller scale and became the Brown County Paper Mill.(5) Today, both portions of the complex are owned by the U.S. Paper Mill, this being its De Pere plant.

NOTES ON SOURCES

A fine overview of De Pere's industrial history is contained in Matthew J. Mae's historic articles on the history of Brown County and De Pere but the best sources of information are contained in contemporary issues of the various local newspapers. In addition, the Sanborn-Perris Maps of De Pere are also very valuable for determining the location, general appearance, and evolution of the resources associated with the city's historic industries.

EXTANT RESOURCES SURVEYED

Film Code	Address	Original Owner	Date
BR 59/04	716 Fort Howard Ave.	De Pere Paper Mfg. Co.	1914-1925
BR 59/05-06	800 Fort Howard Ave.	Lyon Boiler Works Factory	1900-1914/1931
BR 56/30-32	200 Main Ave.	Shattuck & Babcock Paper Mill	1890-1892/1949/ 1959/1963/1969

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Ibid. *The History of Brown County and De Pere, Wisconsin. Brown County Democrat*,

1915. ENDNOTES

1. Maes, Matthew J. *The History of Brown County and De Pere, Wisconsin. Brown County Democrat*, January 29, 1915, p. 9.
2. Ibid. February 15, 1915, p. 6.
3. Ibid. February 19, 1915, p. 7; February 26, 1915, p. 7; March 5, 1915, p. 10.
4. *De Pere Journal*. July 26, 1990 (illustrated). See also: *De Pere News*. November 15, 1890, p. 1; December 27, 1890, p. 1; February 21, 1891, p. 1; March 12, 1892, p. 1 (illustrated).
5. Sanborn-Perris Map Co. Fire Insurance Maps of De Pere, Wisconsin. New York: Sanborn-Perris Co., 1925, 1925 (updated to 1934), 1925 (updated to 1953).

EDUCATION

Primary and Secondary Education

One of the most interesting features of the public school system in De Pere is that while many other aspects of city government were joined when the twin cities of De Pere (east bank of the Fox River) and Nicolet (west bank) were joined in 1890, the separate sides still continued to maintain separate school systems afterwards and still do today. This, combined with the large parochial school system in the city has given the community more than its share of historic school buildings. However, none of the public or private school buildings built prior to World War I in the city of De Pere have survived. The oldest surviving schools in the city are both parochial schools built in 1917 and are discussed below.

The first public school districts that served De Pere and West De Pere were established in 1857 and 1858, respectively.

The first school house built by the west side school district was a two-story frame building constructed in 1865 on the N. W. corner of Oak and Eighth streets and was generally called the Lawtown School. In 1901 a new two-story brick school house was built in the Fourth ward and the old structure was removed to the corner of Oak and Ninth streets and is now fitted up as a tenement house. The brick veneered high school building on College Avenue was built in 1874 and in 1898 a two story brick addition was added on the east side of the original structure.(1)

None of these buildings now survives. The high school, in particular, was replaced in 1922-23 by a new, much larger one called Nicolet High School, a very fine Neo-Classical Revival style building designed by Foeller Schober & Berners of Green Bay that was later used by St. Norbert College as a high school called Abbot Pennings High School. This is now the Pennings Activity Center and it is believed to be individually eligible for listing in the NRHP.(2)

The first school house (non-extant) built by the east side district was constructed out of stone in 1858 on the corner of James and Wisconsin streets.(3) By 1889, this school house had become the east side high school and it remained in use as such until 1899, when a new high school (non-extant) designed by Van Ryn and DeGellke of Milwaukee was built on the corner of S. Broadway and Merrill Street. A new grade school had also been constructed on the northwest corner of George and N. Michigan streets by 1889 as well, but this school is also now non-extant, replaced in 1924 by the very fine, largely intact Collegiate Gothic style Irwin School located at 428 N. Superior Street. This building was designed by Juul, Smith & Reynolds of Manitowoc, Wisconsin and it is still extant and in excellent condition but is no longer used as a school.(4)

During the same period, the growth of the city also necessitated the creation of a new east side high school as well, the first unit of which was begun in 1922. This was a large Collegiate Gothic structure that was added on to the existing 1899 high school building. Subsequently, the 1899 building was demolished and more additions were added to the 1922 building in 1938 and 1952. The substantial building that resulted is still extant and in use today as a middle school (615 S. Broadway), although it has recently (2001) been expanded and modernized.

Parochial schools have also played a large role in De Pere's educational history as well. The most important of these have been the schools associated with each of the city's four historic Roman Catholic parishes: St. Francis Xavier's; St. Joseph's; St. Mary's; and St. Boniface's. The first such school is believed to have been the first school building associated with St. Francis Xavier Roman Catholic Church, and it was built ca.1859. Neither this one or any of the other nineteenth century schools associated with these parishes have survived, however, the earliest extant ones being St. Joseph's School, built in 1917 and now part of St. Norbert College and renamed St. Joseph's Hall, and the original portion of the school built for St. Francis Xavier's parish in 1923. Two others that were also surveyed are the schools built for St. Mary's Parish in 1951 and for St. Boniface's parish in 1957, which replaced one built in 1893.

College:

The only college or university in De Pere is St. Norbert College, a Roman Catholic institution that was founded in 1898 on the west bank of the Fox River and which is now generally considered to be one of the finest four year liberal arts colleges in the state and in the Midwest. The still intact historic six-building core of the thirty-three building campus of today is believed to be eligible for listing in the NRHP as an historic district (which see). All of these buildings were built between 1903 and 1925, (the latter 1925 building, St. Joseph's Priory, has a 1963 wing) and individually, they are fine, highly intact examples of the Gothic Revival, Richardsonian Romanesque Revival and Neo-Classical Revival styles, all but one of which were designed between 1903 and 1925 by William E Reynolds, an architect who practiced in Green Bay. Collectively, however, the buildings in the district have a significance that is even greater than the merit they possess individually because they comprise all the surviving buildings that are associated with the history of the College prior to 1930 and the most important ones as well.

The oldest building in the district is St. Joseph's Church, a fine brick Gothic Revival style building that was built in 1889 to replace an earlier one that had been destroyed by fire earlier in 1889 and which had been built in 1870. The main facade of St. Joseph's Church faces north onto what in 1889 was an extension of today's Grant Street, and it was originally a parish church and was flanked by now non-extant school, convent, and rectory buildings, the four buildings being surrounded on all sides by a substantial residential neighborhood. In 1898, however, the church and its associated buildings were transferred to the Norbertine Order, which used them as their new home. In 1899, a new, now non-extant building was built just to the east of the church and west of the already existing parish rectory to house the Norbertine fathers and it was also used to house the newly established St. Norbert College, which had been begun in 1898 and was run by the Order. This new building served as both St. Joseph's Priory and as St. Norbert College until 1903, when the earliest building built solely for college purposes was built. This is Main Hall, a superb and highly intact Richardsonian Romanesque Revival style 3¹/₂-story building designed by William E. Reynolds that was listed in the NRHP in 10-28-88.

By 1903, the building complex associated with the Norbertine Order in West De Pere consisted of buildings associated solely with the College (Main Hall), with the Order (the Priory), and with St. Joseph's Parish (the school and the convent) with St. Joseph's Church serving all three. In 1910, an additional three-story building (non-extant) was constructed to the east of the church and adjacent to the 1899 Priory and these two buildings housed the Priory until 1925, when the earliest Neo-Classical Revival style portion of today's Priory building designed by William E. Reynolds was built and the Priory became St. Norbert Abbey, West De Pere.

Also added to the complex was a new school for St. Joseph's Parish in 1916-1917 that replaced the original frame construction building. This school was designed by William E. Reynolds and is a two-story, brick, Neo-Classical Revival style building that faces south onto what in 1917 was still an extension of today's Grant Street, and it is now known as St. Joseph's Hall and houses the art department of St. Norbert College.

The first additions to the College campus were built in 1917, when the fine Neo-Classical Revival style 3¹/₂-story Francis Boyle Hall and the Astylistic Utilitarian form St. Norbert College heating plant building were constructed to the west and the south of St. Joseph's Church, respectively, and to the north and east of Main Hall. Both of these new buildings were also designed by William E. Reynolds and they, along with Main Hall, constituted the whole of the St. Norbert College campus until 1930, when the now greatly altered I. F. Van Dyke Hall was built on the river bank southeast of Main Hall. This was followed in 1942, by the construction of Dennis M. Burke Hall, another outstanding Neo-Classical style building that is located just to the south of Van Dyck Hall and is believed to be eligible for listing in the NRHP on an individual basis. From 1942 until 1956, however, no other buildings were added to the campus, which up until that time was bounded by Grant Street to the north, Second Street to the west, the Fox River to the east, and Marsh Street to the south. This gradual expansion was accomplished by the purchase and demolition of a number of the single family houses and other buildings that surrounded the original St. Joseph's church and its associated buildings, but even until 1956, when the post-World War II expansion of the College began, the residential neighborhood surrounding the College grounds was still predominant.

Since 1956, however, the College has grown from five to thirty-three buildings and its thirty-three acre campus has now completely replaced the residential neighborhood that once surrounded it. Consistently ranked as one of the best liberal arts colleges in the Midwest, St. Norbert has a national reputation for excellence and more than 2000 students. And yet, despite the great changes that have occurred since the end of World War II, the historic core of the College that comprises the St. Norbert College Historic District is still very much intact today and is still the heart of the campus.

The individual buildings within the district are also of considerable architectural significance as well, both as individual designs and as the best known work of William E. Reynolds, an architect who practiced in Green Bay until his death in 1933. Main Hall is the best and also the only example of the Richardsonian Romanesque Revival style in De Pere and Boyle Hall and is one of the finest examples of Neo-Classical Revival design in De Pere and St. Joseph's Hall and St. Joseph's Priory are also good representative examples of the latter style as well. In addition, the Gothic Revival style St. Joseph's Church is perhaps the finest example of the Gothic Revival style in De Pere. Adding to the significance of these buildings is their generally high degree of integrity and the uniformity that has been achieved even within the context of differing styles by the utilization of brown brick with stone trim for all of the buildings in the district.

NOTES ON SOURCES

The best general source of information on the early history of public education in De Pere up to 1915 is found in the work of Matthew J. Maes and the same is true for the city's parochial schools, supplemented by *The Catholic Church in Wisconsin*, published in 1898. The best sources of information about twentieth century schools in De Pere are the local newspapers, which also contain information about earlier schools as well.

EXTANT RESOURCE SURVEYED

Film Code	Address	Original Name	Date
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Public and Parochial Grade and Secondary Schools

BR 45/26	615 S. Broadway	East De Pere High School	1929/1938/1952
BR 46/34	221 S. Wisconsin St.	St. Francis Xavier R. C. School	1923/19??
BR 55/10	111 S. Third St.	Nicolet High School	1922-23
BR 48/21	428 N. Superior St.	Irwin School	1924
BR 47/19	100 S. Huron St.	St. Mary's R. C. School	1951
BR 55/25	405 Grant St.	St. Boniface's R. C. School	1957

St. Norbert College Campus

BR 55/15	100 Grant St	Main Hall	1903
BR 55/16	100 Grant St,	College Heating Plant	1917
BR 55/13	100 Grant St.	Francis M. Boyle Hall	1917
BR 55/14	100 Grant St.	St. Joseph's (School) Hall	1916-17
BR 55/11	100 Grant St.	St. Joseph's Priory	1925/196
BR 55/17	100 Grant St.	I. F. Van Dyck Hall	3 1930
BR 5 ⁵ /18	100 Grant St.	Rev. Dennis Burke Hall	1942

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2. Pieters, Donald L. *St. Norbert College Buildings Centennial Edition*. De Pere: St. Norbert College, 1998, p. 42.
3. Maes, Matthew J. *The History of Brown County and De Pere, Wisconsin. Brown County Democrat*, March 19, 1915, p.9.
4. *De Pere Journal-Democrat*. May 29, 1924, p. 1; June 26, 1924, p. 1; October 16, 1924, p. 1; October 30, 1924, p. 1.

RELIGION

The first religious services held in nineteenth century De Pere took place in the area's pioneer schoolhouses, commercial buildings, and in private houses owned by members of the congregations. Gradually, these pioneer congregations either faded away or expanded and were able to build their first real houses of worship. Only four of these pioneer churches survives today, the oldest being the First Baptist Church, completed in 1871. All of De Pere's other original nineteenth century churches have now been replaced for the most part, by newer and larger churches as have all of the churches built in De Pere between 1900 and World War II. These four surviving nineteenth century churches were each surveyed and are discussed below, as are five modern churches built after World War II that are believed to be of architectural note. What follows is an alphabetical listing of the De Pere congregations whose churches were surveyed and also information about the houses of worship that they constructed.

Baptist

The First Baptist Church, located at 309 Grant St., was built in 1874, and it is both the oldest Protestant church remaining in De Pere and the oldest church in the city. The church was built by the Baptist congregation and was occupied by them until 1892, when it was taken over by the German Evangelical Lutheran St. John's Society congregation.(1) Although the church is now owned by St. Norbert College and is no longer in use as a church, the building is still in very good and largely original condition today and still retains its original stained glass windows. The only significant alteration to the exterior has been the loss of the uppermost portion of the east spire, but the building is never-the-less believed to be eligible for listing in the NRHP under Criterion C (Architecture) as a fine, largely intact example of the Gothic Revival style.

Catholic

The earliest records of services being held in the Catholic faith in the De Pere area in the nineteenth century indicate that members of that faith journeyed to nearby Green Bay to attend services there, the only local services being those that were held in the homes of parishioners when occasional visiting priests happened by. The first Catholic church in De Pere, St. Francis Xavier, was built ca.1859. This church was located at 511 Lewis St. and was burned ca.1863, was replaced by a second church built in 1864, which was in turn replaced by a brick one in 1906 that has since been demolished. The creation of this first congregation was followed by the development of three more Catholic congregations, each of which was at least temporarily associated with a particular nationality or dominant language: St. Mary's, located at 111 S. Superior St. (non-extant), built ca.1870; St. Joseph's, located at 117 Grant St., built in 1870, destroyed by fire in 1889, and rebuilt the same year (extant, part of St. Norbert College), and St. Boniface's, located at 402 Grant St. and built in 1883 (extant, also now a part of St. Norbert College).(2) Of these four separate congregations, St. Mary's now has a new church in a different part of the city and St. Francis Xavier now has a modern church located elsewhere on the same block as the original one. Both St. Joseph's and St. Boniface's Church are still extant, however, and both are fine brick Gothic Revival churches that are still flanked by other historic church related buildings including rectories, convents and former school buildings.

In addition to the two surviving historic Catholic churches in De Pere, there are also two modern church buildings of considerable architectural merit in the city as well. The first is St. Norbert Abbey, a very large Neo-Gothic Revival style complex that was built between 1956 and 1959 on an extensive plot of land located at the north edge of De Pere. This excellent edifice replaced the original Abbey, located on the St. Norbert College grounds, and it is the principal home of the Premonstratensian Order in America and is believed to be potentially eligible for listing in the NRHP. The second is the new Our Lady of Lourdes Church, completed in 1999 at 1307 Lourdes St., and it is one of the most architecturally distinguished of all the modern church buildings erected in De Pere since the end of World War II and was surveyed as part of the Intensive Survey for that reason.

Lutheran

The first Lutheran congregation in De Pere was the German-speaking St. John's Evangelical Lutheran Church, which was organized in 1869, and its first church was located on the west side of the river at the corner of Ninth and Pine streets (non-extant). In 1892, the growing congregation purchased the former First Baptist Church described above and they continued to occupy it until 1961, when they built a new Contemporary Style church located at 1700 Lost Dauphin Road, which is still their home today and which was surveyed as part of the Intensive Survey.(3)

There is also a second Lutheran congregation in De Pere whose church was surveyed as well. This is Hope Lutheran Church, located at 707 S. Michigan St., a brick Neo-Gothic style church that was built in 1954 and was designed by Edgar A. Steubenrauch of Green Bay.(4)

Presbyterian

The First Presbyterian Church of De Pere was organized in 1849 and services were held in the courthouse in De Pere. In 1854, the congregation began the construction of their first church on the southeast corner of Michigan and James streets. This frame building was destroyed by fire in 1886 and a new church was built in the following year (non-extant) on the same site. In 1958 the congregation moved to the first unit of their present day church at 605 N. Webster St. This building was designed by John E. Somerville of Green Bay and was built in units as the means permitted.(5) Today, the completed and very fine Contemporary style church building is one of the most architecturally distinguished of all the modern church buildings erected in De Pere since the end of World War II and it was surveyed as part of the Intensive Survey for that reason.

NOTES ON SOURCES

The best sources for an overview of the history of the various churches in the city are *The Catholic Church in Wisconsin* and the history of Brown County and De Pere compiled by Matthew J. Maes written in 1915. Other valuable information is also contained in the local newspapers and in the various individual church anniversary and dedication publications that can be seen in the vertical files at the Brown County Public Library. .

EXTANT RESOURCES SURVYED

Film Code	Address	Original Owner	Date
BR 55/23	309 Grant Street	First Baptist Church	1874
BR 55/24	402 Grant St.	St. Boniface's R. C. Church	1883
BR 55/26	406 Grant St.	St. Boniface's R. C. Church Rectory	1916
BR 55/27	419 Grant St.	St. Boniface's R. C. Church Convent	1919/1949
BR 55/11	100 Grant St.	St. Joseph's R. C. Church	1889
BR 47/16	121 S. Superior St.	St. Mary's R. C. Church Rectory	1905
BR 47/15	1016 N. Broadway	St. Norbert Abbey	1956-59
BR 58/13	1700 Lost Dauphin Rd.	St. John's Lutheran Church	1962-63
BR 45/12	705 S. Michigan St.	Hope Lutheran Church	1954
BR 47/14	605 N. Webster Ave.	First United Presbyterian Church	1958/1963/1988

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4. Blueprints located at De Pere City Hall
5. Ibid.

ARCHITECTURE

ARCHITECTURAL STYLES and VERNACULAR BUILDING FORMS

The principal intent of the National Register of Historic Places is to assist in the identification, evaluation, and preservation of America's historic and archeological resources by creating a nationwide list of the most significant examples of each type. Because inclusion on the National Register implies that a listed resource meets standards which have been developed to apply to all similar resources in the nation; federal, state, and local governments and private citizens can use this list to make better informed decisions regarding which resources should be preserved and protected by comparing unlisted resources with those already on the list.

The process of creating this National Register has been complicated because in a nation the size of America there exist a staggering variety of resources which can legitimately claim a place on this list. As a result, one of the principal tasks of the National Register program has been that of identifying and categorizing these resources and then adopting criteria which make it possible to select the most significant examples within each category. A good example of this larger process of identification and categorization has been the creation of the catalog of architectural styles which is used to describe and identify the nation's buildings. The history of this catalog actually begins with those European architects of the Renaissance and Baroque periods who sought to identify and understand the underlying design principles they believed were present in the Greek and Roman buildings of antiquity. One of the methods they devised to study such buildings consisted of assigning them to different categories (or "styles") based on an analysis of their visual characteristics. This was done by describing and labeling the building's component parts and then analyzing how the various parts were used to make up the whole. When enough buildings having a similar appearance had been analyzed to create a consensus of opinion as to their common characteristics, they were given a descriptive name (such as Greek or Roman) which was then called a "style". When the formal study of architectural history began in the early nineteenth century this method became a standard interpretive tool because categorizing buildings according to style proved to be of great value in giving a sense of coherence to the historic progression of architecture and to the design of the built environment.

The subsequent efforts of several generations of architectural historians resulted in the creation of a long list of architectural styles and the process of adding new names to this list and refining the definitions of existing ones continues to this day. The ongoing nature of this process must be emphasized because existing stylistic definitions are sometimes modified and even superseded by newer, more accurate ones when knowledge about historic buildings increases and understanding of common stylistic characteristics becomes more sophisticated. When the National Register program first started, for example, a whole group of late-nineteenth century buildings were lumped together under the general heading of the "picturesque style" for want of a better name. Today this term is no longer in use, having been superseded by several more narrowly defined and accurate ones. Consequently, an updated catalog of architectural styles has been incorporated in each successive -version of the National Park Service's (NPS) Guidelines For Completing National Register of Historic Places Forms (now National Register Bulletin No. 16A) and the evaluation of buildings based on their stylistic characteristics has always been an integral part of the process of assessing the potential National Register eligibility of architectural resources. The NPS' justification for evaluating buildings based on their stylistic characteristics was originally stated in the beginning of the architectural classification listings on p. 54 of Bulletin No. 16A: " The following list [of architectural categories] reflects classification by style and stylistic influence, which is currently the most common and organized system of classifying architectural properties."

The National Park Service's early acceptance of the concept of architectural styles and its subsequent drafting of an approved list of such styles were events of considerable significance for the current study of America's built environment. Because so much of the effort of state and local preservation organizations today centers around placing buildings on the National Register, the criteria used by the National Register automatically become the standard criteria used by each state. Therefore, the net result of the National Register program has been to codify architectural styles at the national level. It is fortunate, then, that the

National Register program was set up to treat the process of defining architectural styles as an ongoing one. Definitions used by the National Register are routinely updated as more and better information becomes available from such important sources as intensive surveys such as the one undertaken in Port Washington. One of the principal tasks of an intensive survey, after all, is to produce quantitative information about the architectural resources within the area being surveyed. When the results of several intensive surveys are compared and synthesized, our understanding of the evolution and distribution of architectural resources is increased accordingly and this is sometimes manifested in revised and expanded stylistic definitions.

The importance of the National Register as an influence on other, more specialised studies of the nation's buildings can best be shown by examining its influence on such works as the *Comprehensive Resource Management Plan* (CRMP) published in 1986 by the State of Wisconsin's Department of Historic Preservation. This multi-volume work is ultimately intended to provide a thematic overview of all the built resources in the state of Wisconsin and one of the themes covered in the three volumes already published is that of Architectural Styles. The CRMP's definitions of the various architectural styles found in Wisconsin are essentially the same as those used by the National Park Service except that those in the CRMP also include information on the Wisconsin manifestations of these styles gleaned from the many intensive surveys the State of Wisconsin has conducted. Consequently, these have become the standard stylistic definitions used at the state level to describe Wisconsin's architectural resources and they are used in paraphrased form in the following architectural styles portion of this chapter. Each stylistic definition found on the following pages describes in some detail the way that style was used in De Pere and mentions any manifestations of the style peculiar to De Pere. The resulting definitions are consistent with those used by the National Park Service but also reflect the local usage found by the intensive survey.

De Pere was first platted in 1835, its oldest identified extant building is the Fox River Hydraulic Co. Building, built ca. 1836 and located at 403 N. Broadway, and it contains buildings that represent most of the most important architectural styles that were found in Wisconsin between 1848 and 1950. The resulting stylistic diversity is part of the special heritage of De Pere's architecture. What makes De Pere special today, though, is both the high quality of the buildings it contains and also the fact that so much of what was built in the past has survived until the present day.

Three of the six potential historic districts identified by the De Pere Intensive Survey consist of portions of the large residential areas that surround the historic downtown commercial core of De Pere on the east bank of the river. Many of the houses in these three districts were associated with those who owned the buildings in the downtown and who ran the businesses that filled them. These districts contain examples of architectural styles that date from the early days of the city on up to the Period Revival style of the 1930s and 1940s, and some of these are also the finest De Pere examples of these styles as well.

Besides surveying those buildings which fall within the standard stylistic definitions, the De Pere Intensive Survey also surveyed many vernacular examples of these styles as well. Vernacular examples are ones that were built during the same time period as their more stylistically sophisticated brethren but which are generally simpler, less complex buildings that use only some of the salient design elements that are characteristic of a style to achieve a similar, but generally more modest appearance. More often than not such buildings represent a local builder's interpretations of whatever style was popular at the moment. Thus, for every true Greek Revival building in De Pere there are usually also several vernacular Greek Revival style buildings that exhibit some of the same characteristics such as returned cornices and a front door which is framed by sidelights and a transom light. The survey also noted some variants of the more common styles which are loosely grouped under the classifications "combined examples" and "transitional examples." Combined examples are created when an addition in a later style is added to a pre-existing building as, for example, when a Craftsman style wing is added to a Queen Anne style house. A transitional example occurs when the original design of a building reflects major characteristics of two or more different types as when a late Greek Revival building contains elements of the Italianate style that supplanted it.

What follows is a catalog of the styles and vernacular forms identified by the De Pere Intensive Survey. The style names and the periods of their occurrence are taken directly from the CRIVIP as are the basic definitions of each style. This is followed by more specific information about the way each style was used in De Pere and by a list of addresses of both the most important and the most typical of the intact and extant local examples of each style that were identified by the survey. Further information on the styles themselves can be found in the second volume of the CRMP and in its bibliography.

One note of caution. Many of the finest houses in De Pere and especially ones built prior to 1920, are located in the North Broadway Historic District, which is already listed in the NRHP. Consequently, these houses were not considered by the intensive survey. Never-the-less, this district contains a number of buildings that are the best examples of their particular styles in the city and some of them will be referred to in the following stylistic discussions.

Greek Revival (1830 - 1870)

The Greek Revival style was the first national style which was popularly used in Wisconsin and in De Pere. The style characteristics most commonly associated with it include porticos and corner pilasters that use Doric, Ionic or Corinthian Orders; prominent, generally front-facing gables framed with heavy moldings; low-pitched roofs; and classically inspired cornices with returns. The style is generally symmetrical and orderly and features regularly spaced door and window openings, but departures and adaptations from the norm were common depending on the kinds of building materials that were locally available. In addition, there are numerous vernacular structures with limited Greek Revival details such as rectangular massing, regular fenestration patterns, and returned cornices. The style was used for everything from state capitols and churches to stores but was most frequently seen in Wisconsin in residential buildings and churches. While both brick and stone examples exist, the vast majority of such buildings were originally of frame construction and were clad in clapboard siding.

EXTANT RESOURCES SURVEYED:

Early photos suggest that some of De Pere's earliest residential and commercial buildings and perhaps some of its public buildings were built in the Greek Revival Style or its vernacular equivalents. This has proven to be true elsewhere in the state as well in communities of the same early vintage as De Pere and reflects both the eastern heritage of many of the early settlers and builders and the predominance of frame construction in the community's earliest buildings. While De Pere originally contained numerous Greek Revival style residences and other types of buildings, very few survive today and even fewer retain their style-defining features in a more-or-less intact state.(1)

One of the most intact examples of the style in De Pere and the only one surveyed is also the smallest. This is the Gable Ell form house located at 120 S. Superior Street, which was moved to this location from its original one between 1890 and 1895 and whose main facade has now been somewhat altered by the addition of an enclosed front porch across the ell portion of the facade.(2)

BR 47/17 120 S. Superior St.. House pre-1890

One of De Pere's best known and oldest buildings is this small temple front building that was constructed as the Fox River Hydraulic Co. Office Building ca.1836. Originally a less elaborate building, it was moved to this site in 1861 and served a number of other purposes including being a bank office before being remodeled as a house by local contractor Alfred E. Fleck in 1912. Since 1973, the building has housed the collections of the De Pere Historical Society and it is now known by its popular name "White Pillars. The building is located in the North Broadway Historic District.

403 N. Broadway Fox River Hydraulic Co. Building ca.1836

Another outstanding example of the style and also one of the oldest buildings in De Pere is the outstanding Randall Wilcox house on N. Broadway, built for the same man as the Fox River Hydraulic Co. office just described and at about the same time; ca.1836. This fine side gabled two-story version has wings attached to both ends that are original to the house and it is outstanding condition and is one of De Pere's most important buildings. This building is also located in the North Broadway Historic District.(3)

707 N. Broadway

Randall Wilcox House

ca.1836

Footnotes:

1. One of the finest of De Pere's Greek Revival residences was the F. E. White house at 421 Cass Street, a two-story Gable Ell example clad in clapboard and built in 1854 that was still in existence as late as 1985, but which has since been demolished.
2. Sanborn-Perris Map Co. Fire Insurance Maps of De Pere, Wisconsin. New York: Sanborn-Perris Co., 1890; 1895.
3. Seroogy, Joseph. *A Walking Tour of the De Pere Historic District*. De Pere: Joseph Seroogy, 2000, p. 15. Also: included in the Historic American Building Survey of Wisconsin (HABS WIS-28-20).

Gothic Revival (1850-1880)

The Gothic Revival style had its origins in the renewed interest in spirituality and religion that occurred in late eighteenth century England and France as a partial reaction to that period of intensely intellectual activity known as the Enlightenment. This reaction also extended to architecture as well and a period of disenchantment with the orderliness of the classical period of design set in. As a result, some architects turned to the Gothic period as a source of both spiritual and architectural inspiration and the results became known as the Gothic Revival style.

The most common design element of the Gothic Revival style is the pointed arch. Other Gothic Revival features include steeply pitched roofs, pinnacles, exaggerated hood molds over windows and doors and the use of "Gothic" style curvilinear ornament on and about the bargeboards under the eaves, elaborate examples often being called "Carpenters' Gothic." The style proved especially popular for religious buildings, which were often built of stone but occasionally also of wood. Religious buildings in the Gothic Revival style generally used a basilican plan; but numerous cruciform plan churches were also constructed.

Residential examples of the style almost always include such features as steeply-pitched gables, decorative bargeboards, a verandah or porch, and on larger examples sometimes a tower or turret. A variety of building materials were used, but the general appearance was monochromatic.

EXTANT RESOURCES SURVEYED:

De Pere has no extant residential example of the Gothic Revival style, and no non-extant examples have been discovered either. De Pere does possess three fine brick Gothic Revival Style church buildings, however, which are now the oldest surviving church buildings in the city. The oldest and smallest example and also the oldest extant building in the city that was built exclusively for church purposes is the First Baptist Church at 309 Grant Street, which was built in 1874 and is clad in cream brick.(1) In 1892, this church was taken over by the St. John's Lutheran Church congregation, who used it until it 1963, when the congregation built a new Contemporary style church at 1700 Lost Dauphin Road (BR 58/13). The building was then acquired by St. Norbert College and while it is no longer in use as a church it is still largely intact today and is believed to be individually eligible for listing in the NRHP (which see).

The next oldest example of the Gothic Revival style in the city is St. Boniface's Roman Catholic Church, 402 Grant St., which was built in 1883.(2) The architect of this fine brick-clad church has not yet been identified but may have been the builder, Hermann Roffers, "who has studied architecture in Belgium and in Holland."(3) The building was a fine example of the style and it is also now owned by St. Norbert

College and is used a coffee shop and as the College bookstore. A large brick-clad entrance vestibule that was added across the entire width of the front of the church sometime after 1975 and alterations to the interior make this otherwise fine church ineligible for the NRHP.

The newest, largest, and most elaborate of the three surviving Gothic Revival style churches in De Pere is St. Joseph's Roman Catholic Church (100 Grant St.), which was built in 1889 to replace the original Gothic Revival style St. Joseph's Church that was destroyed by fire in the same year and which had been built in 1871.(4) The new church building was built out of solid brick and is the most elaborate and intact example of the style in De Pere. For many years this church also contained the national shrine of St. Joseph and the building is still in use as a church today as part of the St. Norbert College Campus and is considered to be a contributing resource in the proposed St. Norbert College Historic District (which see).

BR 55/23	309 Grant St.	First Baptist Church	1874
BR 55/24	402 Grant St.	St. Boniface's R. C. Church	1883
BR 55/11	100 Grant St.	St. Joseph's R. C. Church	1889

Other De Pere examples of the Gothic Revival style that have now been demolished include: the original brick-clad St. Mary's R. C. Church, which was located at 111 S. Superior St., was built in 1870, and was demolished sometime after 1975 to make way for the present church (5); and the brick-clad St. Francis Xavier's R. C. Church, which was located at 511 Lewis St., was built in 1906 to replace a clapboard-clad example built in 1864, and which was demolished sometime after 1953.(6).

Footnotes:

1. Maes, Matthew J. *The History of Brown County and De Pere, Wisconsin*. *Brown County Democrat* March 26, 1915, p. 9.
2. *The Catholic Church in Wisconsin*. Catholic Historical Publishing Co.: Milwaukee: 1895-1898, pp. 620-621 (illustrated).
3. *De Pere News*, July 7, 1883, p. 3.
4. *De Pere News*, August 17, 1889, p. 1 and September 21, 1889, p. 1. See also: *The Catholic Church in Wisconsin*. Catholic Historical Publishing Co.: Milwaukee: 1895-1898, pp. 622-624 (illustrated).
5. *The Catholic Church in Wisconsin*. Catholic Historical Publishing Co.: Milwaukee: 1895-1898, p. 624 (illustrated).
6. *Ibid*, pp. 621-622 (illustrated).

Italianate (1850-1880)

The typical hallmarks of the many high-style Italianate residences in Wisconsin are wide eaves with brackets, low-pitched hipped or gabled roofs, and often a polygonal or square cupola placed on the roof. These buildings are typically either "T," "L," cruciform, or square in plan, they frequently have smaller ells attached to the rear of the main block, and they tend to have boxy proportions. Other common characteristics include verandahs or loggias, bay windows, balustraded balconies, and tall windows with hood molds or pediments, Italianate Style residences are typically two stories in height and they are typically clad in either clapboard, brick, and, less frequently, in stone.

EXTANT RESOURCES SURVEYED:

Historic photos show that De Pere originally contained a number of Italianate style residences and other types of buildings, but the intensive survey found that few of these survive today and even fewer retain their style-defining features in a more-or-less intact state. Only eight residential examples of the Italianate Style in De Pere today had enough integrity to warrant being surveyed. The oldest of these, so far as is known, is the Thomas Struthers House, built in 1868 at 616 N. Wisconsin Street.(1) This is a two-story rectilinear plan building that is now clad in vinyl clapboard. Another similar two-story rectilinear plan example is the George Fenstermacher House at 212 N. Michigan St., which is also now resided in vinyl clapboards. Both

of these houses have now been considerably altered unlike the third member of this group. The W. W. Mathews House at 603 Williams St., built in 1870 and still clad in its original narrow clapboards, unlike the last two surveyed examples, is yet another simple two-story rectilinear plan example. These three houses are all very simple vernacular versions of the Italianate style and there are also brick-clad equivalents of this type as well. The W. R. Mathews House at 312 N. Michigan St. was built in 1876 and is a simple brick-clad, two-story, rectilinear plan version of the clapboard-clad versions mentioned above, as is the P. R. Proctor House at 628 N. Wisconsin St., built in 1874. All five of these houses are also considered to be contributing resources in the proposed N. Michigan St.—N. Superior St. Historic District. Yet another version of this type is the two-story, brick-clad house at 209 S. Huron St., which was built sometime prior to 1895.

The two most impressive residential examples of the Italianate style in De Pere are the Wallace Field house, located at 312 S. Sixth St. and built prior to 1889, and the E. C. Merrill House located at 903 Fox River Rd. and built in 1876. The Field House is an L-plan, two-story brick-clad house with a symmetrical main facade and it is the largest and the most intact of all of the city's brick Italianate style residences and is believed to be individually eligible for listing in the NRHP (which see).(2) Similarly, the large two-story, cruciform plan, clapboard-clad E. C. Merrill House is the largest frame construction example of this style in the city and it too is a fine, largely intact example of the style and is considered to be a contributing resource in the proposed Fox River Road Historic District.(3)

BR 60/07	616 N. Wisconsin St.	Thomas Struthers House	1868
BR 48/09	212 N. Michigan St.	George Fenstermacher House	1869
BR 49/22	603 Williams St.	W. W. Mathews House	1870
BR 49/24	628 N. Wisconsin St.	P. R. Proctor House	1874
BR 48/14	312 N. Michigan St..	W. R. Mathews House	1876
BR 54/06	903 Fox River Rd.	E. C. Merrill House	1876
BR 46/21	209 S. Huron St.	House	pre-1895
BR 58/24	312 S. Sixth St.	Wallace Field House	pre-1889

Other De Pere examples of the style that are located in the North Broadway Historic District are: the brick-clad two-story William Willis House at 310 Fulton St., built in 1873, and the Mrs Randall Wilcox House at 704 N. Broadway, built in 1868.

Surviving Italianate style commercial buildings are also common in Wisconsin. These buildings are usually two-to-three stories tall and typically have bracketed cornices, flat or very shallow-pitched roofs, and tall windows decorated with hood molds or pediments. Although many of the extant buildings in the downtown areas of De Pere show Italianate style influence, there is only a single true example of an Italianate style commercial building in the city, the two-story, rectilinear plan Julius Krause Building, 106 S. Broadway, built in 1883.(4) This building is clad in cream brick, is in an excellent state of preservation, and is believed to be individually eligible for listing in the NRHP (which see).

BR 53/34	106 S. Broadway	Julius Krause Building	1883
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Footnotes:

1. City of De Pere Real Estate Assessment Tax Rolls.
2. Ibid.
3. *Brown County Democrat*, March 17, 1905, p. 1 (Obituary of E. C. Merrill).
4. *De Pere News*. May 13, 1882, p. 1

High Victorian Italianate ((1865-1900))

The High Victorian Italianate style is a later manifestation of the Italianate style. Classically derived detailing is heavier than that found on earlier Italianate structures, cornice brackets are overscaled, and

window moldings are highly articulated. One of the hallmarks of the best and most typical examples of the style is the use of surface materials of differing colors and textures to create a polychromatic appearance. High Victorian Italianate style designs were especially popular for commercial buildings. Residential uses of the style were very rare and none are known to have been built in De Pere.

Historically, examples of the High Victorian Italianate were very rare in De Pere. The city's sole surviving building designed in this style is the outstanding and highly intact J. Steckart & J. Falck Double Block Building at 112-116 N. Broadway, built in 1888. This building is almost a prototypical example of the style complete with polychromatic red and cream brickwork and exaggerated detailing. This building is also in an excellent state of preservation and is believed to be individually eligible for listing in the NRHP (which see).

Extant Resources Surveyed

BR 53/22 112-116 N. Broadway J. Steckart & J. Falck Double Block Building
1888

Queen Anne (1880-1910)

Most American examples of the Queen Anne style are residential buildings and because the period of this style's greatest popularity coincided with a period of enormous suburban growth in America, extant examples are numerous and now virtually define the Victorian period house in the popular imagination. Queen Anne style houses can be identified by their apparently irregular plans, complex use of often classically inspired ornamentation, and asymmetrical massing. The designs of these buildings often include polygonal bay windows, round or polygonal turrets, wrap-around verandahs, and steeply-pitched multi-gable or combination gable and hip roofs which usually have a dominate front-facing gable. Use of a variety of surface materials, roof shapes, and wall projections are all typical in Queen Anne designs and are represented in a seemingly endless number of different combinations. Shingle or clapboard siding is common, and they are often combined in the same building, sometimes above a brick first story.

Queen Anne style houses are the most frequently encountered examples of late nineteenth century and early twentieth century high style architecture in De Pere. The De Pere Intensive Survey surveyed 44 examples of the Queen Anne style, among them some of the city's most architecturally impressive nineteenth century residential buildings. Several of the most elaborate and impressive examples of the style in De Pere are located in the North Broadway Historic District, including: the Dr. Mailer House at 503 N. Broadway; the William Kellogg House at 515 N. Broadway, built in 1886; the J. S. Chase House at 602 N. Broadway; and the E. E. Bowles House at 721 N. Broadway, built in 1882 to a design by noted Oshkosh architect William Waters.(1) Two others of equal quality are located further south along the Fox River, however. These are both brick examples: the F. J. Neubauer House at 221 S. Broadway, built in 1896; and the outstanding cream brick-clad house located at 1306 S. Broadway, construction date and original owner still unknown. Nearly equal in quality but slightly smaller are: the clapboard-clad Henry Heyrman House at 403 S. Michigan St., built in 1903 and believed to be individually eligible for listing in the NRHP (which see), and the brick-clad St. Mary's R. C. Church Rectory at 121 S. Superior St., built in 1905.

BR 47/08	221 S. Broadway	F. J. Neubauer House	1896
BR 54/17	1306 Fox River Rd.	House	post-1889
BR 47/16	121 S. Superior St.	St. Mary's R. C. Church Rectory	1905
BR 46/08	403 S. Michigan St.	Henry Heyrman House	1903

The great majority of De Pere's Queen Anne style houses, however, lack the wealth of detailing that is usually associated with the highest examples of this style. This is also true in most other cities in Wisconsin, however, and is indicative of the expense involved in creating really elaborate Queen Anne style designs. Most home builders of the period were content to use just the more basic design elements associated with the style such as combining two or three different patterns of wood shingles to side the

upper floors and gable ends, and making use of several dormers of different sizes and sizable porches decorated with varying degrees of trim. Other typical features include the use of variegated surface materials, multiple dormers, bay and oriel windows, and towers and turrets.

Regardless of the variety of materials used, the vast majority of De Pere's other surveyed Queen Anne style houses are of just two types: either cruciform plan houses, usually topped with multi-gable or gable and hip roofs; or they are essentially rectilinear plan houses usually topped with gable or multi-gable roofs.

EXTANT RESOURCES SURVEYED:

The best of the intact De Pere examples of the cruciform or T-plan type include:

BR 56/11	602 S. Fourth St.	House	pre-1925
BR 48/37	215 N. Huron St.	M. Schwartz House	ca.1871
BR 50/18	621 N. Huron St.	House	1900-
BR 47/20	133 S. Huron St.	House	1914 pre-
BR 46/37	724 Lewis St.	Peter De Cleene House	1926 1908
BR 48/15	437 N. Michigan St.	D. O. Sanborn House	1895
BR 50/08	511 N. Michigan St.	Mrs. Ida Jackson House	1895-
BR 50/06	520 N. Michigan St.	Robert Gano House	1900 1886
BR 50/03	600 N. Michigan St.	C. Dannen House	1906 1902
BR 49/37	621 N. Michigan St.	F. C. Lawrence House	1893 pre-
BR 48/26	209 N. Superior St.	Peter Francken House	1895 1891
BR 48/25	226 N. Superior St.	House	1887
BR 60/10	508 N. Wisconsin St.	Mrs. J. M. Fifield House	
BR 49/23	526 N. Wisconsin St.	C. W. Cutting House	

The best De Pere examples of the rectilinear plan type include:

BR 50/09	503 N. Michigan St.	Robert Jackson House	1895
BR 48/24	227 N. Superior St.	Henry Barlement House	1902

Nearly all the above listed houses are clad either completely or partially in wooden clapboards, the partial examples being usually also clad in wood shingles as well. In addition, there are also several examples of the style that are clad in brick, two being cruciform plan examples: BR 55/29 317 S. Fourth St., the John Roffers House, built in 1900 and expanded in 1913; BR 49/20 621 James St., built between 1871 and 1890.

The Queen Anne style was also used for commercial buildings and their designs were much more likely to approximate the appearance of contemporary English models than was the case with residential designs. Wisconsin examples of Queen Anne style commercial buildings are generally from one to three stories tall, have exterior walls which are usually constructed of brick, have either brick or stone trim, feature period revival style ornamentation that is sometimes of English origin, and have exterior elevations that feature bay windows or oriel windows placed above the first floor and corner towers that are either full height or treated as oriel bays.

The proposed Main Avenue Historic District contains two fine typical examples: the John Pfiffer Building (305 Main Ave., BR 57/30), built in 1915; and the Fred Gabel Building (315-317 Main Ave., BR 57/32), built in 1914-15.

Footnotes:

1. *De Pere News*, June 10, 1882, p. 3.

Beaux Arts (1892-1920)

The Beaux Arts style is a classically inspired, monumentally scaled style with an emphasis on symmetry in both planning and appearance. Unlike the more severe Neo-Classical Revival style, however, the Beaux Arts style features a high degree of surface ornamentation expressed in the use of such characteristic design elements as monumental scale, columns (usually paired), blind parapets or balustrades, decorative urns, and sculpture. This results in a highly ornamented and richly finished appearance that is usually characteristic of the interior as well. Public buildings that are examples of the style are usually executed with either stone or brick wall cladding and feature materials designed to express a feeling of monumentality and permanence.

The best known and finest example of the Beaux Arts style in the De Pere area is the Brown County Courthouse, 100 Jefferson St., in Green Bay (NRHP 1-1-76). De Pere has only a single example of the style and a much smaller one at that but it is a fine one never-the-less. This is the State Bank of De Pere Building at 127 N. Broadway, originally built in 1877 and totally remodeled in 1904 to a design by noted Green Bay architect Henry Foeller. This building now houses a restaurant but it is still highly intact and is believed to be individually eligible for listing in the NRHP (which see).

BR 53/19	127 N. Broadway	State Bank of De Pere	1877/1904
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Neo-Classical Revival (1895-1935)

A style which became especially popular for public, institutional, and commercial buildings after the World's Columbian Exposition of 1893, the Neo-Classical Revival style was classical in inspiration and planning and stressed symmetry and the use of classical detailing. This detailing typically includes such characteristic elements as porticos whose roofs are supported by classical order columns, and symmetrically balanced windows and doors. The use of columns is all but ubiquitous in Neo-Classical design and they may be either freestanding or used as engaged design elements such as pilasters and pilaster strips. Public examples of the style were usually executed in stone or brick wall cladding and feature materials designed to express a feeling of monumentality and permanence.

De Pere has a number of notable non-residential buildings that utilize fully modeled columns in their design. The finest example is the Rev. Dennis Burke Hall on the St. Norbert College campus, completed in 1942 to a design furnished by Green Bay architects Feldhausen & Coughlan and is believed to be individually eligible for listing in the NRHP (which see).(1) Another excellent commercial example is the National Bank of De Pere Building (107 N. Broadway), built between 1895 and 1914, and a fine but more modest example is the Bank of West De Pere (371 Main Ave.), built in 1919.

BR 61/31	100 Grant St.	Rev. Dennis Burke Hall	1942
BR 53/16	107 N. Broadway	The National Bank of De Pere	1895-1914
BR 57/26	371 Main Ave.	<u>Bank</u> of West De Pere Building	1919

There are also several impressive public buildings in De Pere that are designed in the Neo-Classical idiom but whose use of columns is confined to pilaster strips on the main facade or to the use of other classically derived ornament. Three of these are on the St. Norbert College campus and they were all designed by Green Bay architect William E. Reynolds and are included in the proposed St. Norbert College Historic District.(2) These are:

BR 55/13	100 Grant St.	Francis M. Boyle Hall	1917
BR 55/14	100 Grant St.	St. Joseph's Hall	1916-17
BR 55/11	100 Grant St.	St. Joseph's Priory	1925/1963

A fourth example is located adjacent to the campus and was designed by the Green Bay architectural firm of Foeller, Schober, and Bemers and is believed to be individually eligible for listing in the NRHP (which see).(3)

BR 61/34 11 S. Third St. Nicolet High School 1922-1923

A fifth example is located on the east side of the river and was also designed by the Green Bay architectural firm of Foeller, Schober, and Bemers. This is the first section of the St. Francis Xavier R. C. School.(4)

BR 46/34 221 S. Wisconsin St. St. Francis Xavier R. C. School 1923-1924

The Neo-Classical Revival style was also used for residences as well and the use of the classical portico is the most characteristic feature of such buildings. There are seven examples of this style in De Pere, the best of which are listed below.

BR 54/16	1218 Fox River Dr.	House	
BR 51/26	826 Glenwood Ave.	Raymond M. Waldkirch House	1948
BR 59/29	916 Lawton Pl.	Wisconsin Land & Improvement Co. House	1939
BR 51/15	815 Nicolet Ave.	Edward F. Kohl House	1940
BR 52/34	702 Randall Ave.	A. J. Kwitek House	1949

Footnotes:

1. Pieters, Donald L. *St. Norbert College Buildings Centennial Edition*. De Pere: St. Norbert College, 1998, pp. 12-13.
2. Ibid, pp. 4-5, 20-21, 26-27.
3. Ibid, p. 42. See also: *De Pere Journal-Democrat*, January 26, 1922, p. 1.
4. Berner-Schober Associates, Inc. Building List.

American Craftsman (1900-1920)

Like the associated Arts and Crafts style, the American Craftsman style had its origins in the work of English architects and designers who sought a new approach to house design by using simplified elements of traditional vernacular houses to produce a comprehensive design in which exterior and interior elements worked together to produce a unified whole. Unlike Arts and Crafts designs, however, the American Craftsman style did not choose to imitate its English heritage. Instead, by applying the basic principles of Arts and Crafts design to American needs and building materials, designers such as Wisconsin native Gustave Stickley were able to fashion buildings having a specifically American appearance. The American Craftsman style is characterized by quality construction and simple, well-crafted exterior and interior details. Natural materials are used both inside and out in a manner appropriate to each and wood is by far the most common material used both inside and out with brick, stucco, and wood shingles also being typical exterior building materials. Frequently the exteriors of American Craftsman style houses use broad bands of contrasting materials (such as wood shingles above stucco) to delineate different stories. American Craftsman style homes usually have broad gable or hipped main roofs with one or two large front dormers and widely overhanging eaves, exposed brackets or rafters, and prominent chimneys. Most designs also feature multi-light windows having simplified Queen Anne style sash patterns. Open front porches whose roofs are supported by heavy piers are a hallmark of the style, and glazed sun porches and open roofed wooden pergola-like porches are also common.

EXTANT RESOURCES SURVEYED:

Craftsman Style buildings are not plentiful in De Pere. The best ones are those that use the most of the stylistic elements listed above. Some of the best examples include:

BR 61/30	908 S. Fourth St.	House	
BR 59/13	1106 Fox River Dr.	Carl Jacobsen House	1919

Craftsman style elements and design principles were also applied to buildings that were designed in other styles and vernacular forms as well, most notably to examples of the Bungalow style. Four good examples of this are:

BR 56/09	517 S. Fourth St.	House	pre-1925
BR 46/19	215 S. Huron St.	House	1914-1925
BR 50/21	509 N. Huron St.	House	1914-1925
BR 61/04	423 N. Superior St.	House	moved to site post-1953

Another good example is Edward and Mary Lee House (519 N. Broadway), built in 1920 and located in the North Broadway Historic District. The finest Craftsman Style-influenced Bungalow in De Pere is the exceptional Oscar Gretzinger House, 922 N. Broadway, which was built in 1915 and is believed to be individually eligible for listing in the NRIP (which see).

BR 52/22	922 N. Broadway	Otto Gretzinger House	1915
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American Foursquare (1900-1930)

A residential style popularized by builders across the country, the American Foursquare is easily identified by its box-like form and broad proportions. As the name implies, examples of this style are often square in plan although examples having a slightly rectilinear plan are also very common. Examples are almost always two or two-and-a-half stories in height and usually have a shallow-pitched hip roof, widely overhanging eaves, and centrally placed dormers which are occasionally placed on each of the four slopes of the more elaborate hip roofed examples. Entrance doors were originally almost always sheltered by porches and most examples of the style feature a one-story, full-width front porch which is often supported by Tuscan columns. Exterior materials include brick, stucco, concrete block, clapboard or wood shingles, or combinations of these materials. American Craftsman style-influenced designs often alternate exterior finishes by floor, creating a banded appearance. Decoration is minimal, though some of the better examples are embellished with period details or American Craftsman style details such as porch piers decorated with trellis-like abstract designs which, in the finest examples, strongly suggest membership in another stylistic category such as the Colonial Revival or Prairie School styles. Never-the-less, the overall proportions of even the most elaborate of these buildings always give them away and reveals their American Foursquare style roots.

EXTANT RESOURCES SURVEYED

American Foursquare style houses are one of the more common early twentieth century styles found in De Pere, nineteen examples having been surveyed. One of the best is located in the North Broadway Historic District, the Wilcox House at 521 N. Wisconsin St., built in 1915. Another outstanding stucco-clad Prairie School style-influenced example is the Edwin O. Guthnecht House at 603 S. Michigan St., built in 1913, and believed to be individually eligible for listing in the NRHP (which see).

BR 45/16	603 S. Michigan St.	Edwin O. Guthnecht House	1913
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Clapboard-sided examples of the style are the most common in De Pere and the most intact examples include:

BR 49/06	448 N. Erie St.	House	
BR 46/15	303 S. Erie St.	William Coenen, Jr. House	1911
BR 48/36	214 N. Huron St.	August Martens House	1906
BR 50/19	620 N. Huron St.	House	

BR 48/11	220 N. Michigan St.	Peter Francken House	1910
BR 45/14	615 S. Michigan St.	House	pre-1925
BR 56/27	208 Pleasant Pl.	Louis Bender House	1926
BR 56/29	212 Riverview Ave.	House	
BR 50/10	515 N. Superior St.	House	
BR 55/22	306 S. Third St.	St. John's Lutheran Church Rectory	1914-25
BR 55/21	406 S. Third St.	Louis Scheuring House	1906

Examples of the American Foursquare style built of brick are slightly less common in De Pere. The best include:

BR 52/024	942 N. Broadway	House	
BR 52/26	1000 N. Broadway	House	
BR 45/37	402 S. Erie St.	House	
BR 48/22	437 N. Superior St.	John Hockers House	1907
BR 47/09	132 S. Wisconsin St.	House	1914-1925

Still other examples are clad in a variety of materials such as the stucco and wood shingle-clad example below.

BR 54/05	838 Fox River Dr.	O. M. Kiley House	1915
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Bungalow (1910-1940)

The term Bungalow has the unusual distinction of being both the name of a style and the generic name for a particular type of small residential building. Consequently, it is quite usual to speak of Colonial Revival style Bungalows when describing some houses of small size having pronounced Colonial Revival style design elements even as it is usual to speak of other houses as being in the Bungalow style. Bungalow style houses themselves are generally small-sized, have either square or rectilinear floor plans, and are usually one-story-tall. When a second story is needed, it is placed under the slope of the main roof in order to maintain the single story appearance and dormers are typically used to admit light. Bungalow designs typically have a horizontal emphasis and are covered with wide, projecting gable or hip roofs which often have protruding rafter ends or brackets supporting the eaves. On almost every example of the style the front door is sheltered by a porch and full-width front porches are commonplace. The roofs of these porches are often supported by piers having a battered shape although many other shapes can be found depending on the amount of influence other styles had in the overall design. Horizontal clapboard siding is the usual exterior surface material for these buildings although stucco, concrete block, brick veneer, wood shingle and even log examples are also found. Detailing is usually structural rather than ornamental and features plain, well-executed woodwork.

Occasionally, Bungalows feature design elements borrowed from other styles such as the Craftsman, Colonial Revival, Tudor Revival, and Prairie School styles and sometimes these other styles are so dominant that they take precedent over the Bungalow style. In general, though, Bungalows can be divided into three principal types: side-gabled; front-gabled; and hip-roofed. Each type can have either square or rectilinear plans and can be either one or one-and-a-half stories tall and their exteriors can be surfaced in any one of the materials listed above or in combinations of them.

The Bungalow style was the most common residential building style built in De Pere between 1910 and 1925, 40 examples having been surveyed. The following are some of the best and most representative local examples of each type of Bungalow and they are grouped here regardless of other stylistic influences or siding materials.

EXTANT RESOURCES SURVEYED:

Among the finer De Pere examples of side-gabled Bungalows are:

BR 54/37	615 Birch St.	House	pre-1925
BR 52/23	932 N. Broadway	House	
BR 58/30	218 Eighth St.	House	
BR 54/30	649 Fairview Ave.	House	
BR 56/05	420 S. Fourth St.	House	
BR 56/10	522 S. Fourth St.	House	pre-1925
BR 61/27	326 Marsh St.	House	pre-1925
BR 55/35	335 Marsh St.	House	pre-1925
BR 48/10	214 N. Michigan St.	Herbert L. Francken House	1923
BR 48/17	449 N. Michigan St.	Andrew T. Kay House	1920
BR 50/07	508 N. Michigan St.	Anton C. Leininger House	1920
BR 49/33	713 N. Michigan St.	George W. Martin House	1913
BR 46/10	407 S. Michigan St.	House	pre-1925
BR 59/29	505 N. Ontario St.	House	
BR 56/26	217 Pleasant St.	House	pre-1925
BR 55/06	1026 Seventh St.	House	
BR 48/29	120 N. Superior St.	Peter Francken/Emil Hahn House	1921
BR 47/11	301 Webster Ave	House	

The best of the front-gable Bungalows are:

BR 49/10	108 N. Erie St.	Clarence Riley House	1924
BR 46/04	415 S. Huron St.	Floyd A. Bunchell House	1938
BR 56/28	221 Riverview Ave.	House	

The best of the hip-roofed Bungalows in De Pere are:

BR 49/32	719 N. Michigan St.	Mrs. Christina Regan House	1915
BR 49/31	725 N. Michigan St.	Mrs. Sophia Lawton House	1912
BR 46/27	221 S. Superior St.	Peter J. Goemans House	1909
BR 56/24	701 S. Third St.	House	pre-1925
BR 56/17	813 S. Third St. .	House	

PERIOD REVIVAL STYLES (1900-1940)

The phrase "period revival" is a generic term used to describe the many different historic styles and design elements that architects revived and reinterpreted for modern use in the first decades of the twentieth century. These "period" designs were the products of the scholarly study of architectural history and they began to exert more and more influence on architectural design as the nineteenth century matured. By the turn-of-the-century, the study of architectural precedent had become a basic part of architectural training and resulted in buildings which were increasingly careful copies of historic styles. The most accurate copies were usually produced for houses and churches; two building types for which historic models actually existed. More often, though, architects were confronted with the challenge of producing designs for building types for which there were no historic precedents such as high-rise office buildings and gas filling stations.

De Pere has numerous good examples of the Period Revival styles since their period of occurrence corresponds to a period of growth in the city's history. What follows are lists of the most common Period Revival style buildings found by the De Pere Intensive Survey.

Colonial Revival (1900-1940)

Interest in America's historic Colonial Period architecture increased at the end of the nineteenth century at a time when a reaction to the stylistic excesses of the Queen Anne style was beginning to set in. The greater simplicity of Colonial examples gave new houses designed in this manner a fresh, modern appeal. The Colonial Revival style is simple and regular in design and typically features symmetrically placed windows and central doors. Usually, these buildings are two stories in height, they have exteriors sided in either clapboards or wood shingles, although brick and even stone examples are also found. Many Colonial Revival houses have an L shaped plan but most examples have rectilinear plans and post World War I examples often have an attached garage. Symmetrical designs are typical but not invariable. Borrowing architectural detailing from genuine Georgian, Federal, and Dutch Colonial examples is typical in Colonial Revival buildings although such details are usually not elaborate. These features include classically derived main entrances and front (and side) entrance porches that are typically supported by simple one-story-tall classical order columns and are topped by pediments. Other popular features include corner pilasters, denticulated cornices, and shutters. The great majority of Colonial Revival designs have simple gable roof designs although hip roof examples are also found, and dormers are also popular features.

The Colonial Revival style is primarily a residential one and although buildings designed in the style were occasionally quite grand, most were medium size houses and these were built in vast numbers all across America. Indeed, so enduring has the popularity of this style been that many modern homes in Wisconsin and elsewhere still imitate it. Not surprisingly, these houses come in many shapes and forms. Many are highly symmetrical in design but others are quite informal and rambling, it all depended on the particular historic precedent each was trying to emulate. Wall cladding also varies considerably. Houses clad entirely in stucco, brick, stone, wooden clapboards, or steel that imitates wooden clapboards are plentiful but so also are examples that mix these various materials, although few if any mix more than two kinds at once. Despite this variety of designs and materials, however, the use of some elements such as double hung multi-light windows, main roofs that have very shallow boxed eaves, and main entrance doors that typically have some classical allusions, is relatively consistent.

EXTANT RESOURCES SURVEYED:

One of the things that the intensive survey discovered is that with a very few exceptions, houses designed in the Colonial Revival style did not begin to appear in De Pere until after World War I. From 1920 to just after World War II, however, Colonial Revival style residential buildings are the most numerous style surveyed, with 99 examples, 17.25% of the total buildings surveyed.

Several of the best of De Pere's Colonial Revival houses were designed by the Green Bay firm of Foeller, Schober, & Bemers.(1) These are listed immediately below.

BR 54/10	1000 Fox River Dr.	Herbert M. Cuene House	1938
BR 54/13	1120 Fox River Dr.	J. C. Heath House	1920
BR 54/14	1202 Fox River Dr.	Harold M. Kuypers House	1938
BR 52/30	605 Randall Ave.	R. K. Chapel House	1946

The best of De Pere's Colonial Revival houses that follow a symmetrical design precedent are listed below:

BR 56/13	206 Belle Ave.	House	
BR 45/34	426 S. Erie St	House	
BR 51/22	948 Hickory Ave.	A. L. Onewuch House	1951
BR 57/36	1121 Lost Dauphin Rd.	House	ca.1932

BR 58/02	1205 Lost Dauphin Rd.	Dr. H. W. Doyle House	1940
BR 49/36	626 N. Michigan St.	John J. Norton House	1937
BR 59/20	814 Oakdale Ave.	F. M. Newall House	1945
BR 52/20	947 Oakdale Ave.	A. J. Hutchinson House	1933
BR 59/22	956 Oakdale Ave.	J. Kam House	1937
BR 52/37	509 Ridgeway Blvd.	Robert Danen House	1946
BR 50/33	604 Ridgeway Blvd.	C. H. Nystrom House	1937
BR 59/35	620 Ridgeway Blvd.	J. Robert Kaftan House	1938
BR 59/31	809 Talbot Ave.	Charles H. Foster House	1946
BR 51/34	818 Talbot Ave.	Wis. Land & Improv. Co. House	1940
BR 51/36	906 Talbot Ave.	Carleton Mueller House	1948
BR 51/08	927 Urbandale Ave.	A. M. Stern House	1948
BR 51/12	822 White Pine Ave.	Douglas Shannahan House	1941

The best of De Pere's Colonial Revival houses that follow an asymmetrical design precedent are listed below:

BR 56/15	816 S. Fourth St.	House	
BR 54/24	1156 Grant St.	House	
BR 48/32	127 N. Huron St.	Henry & Neil VanderHeiden House	1937
BR 49/35	633 N. Michigan St.	Ed DeGroot House	1942
BR 52/14	918 Oakdale Ave.	Sam Clark house	1930
BR 52/27	508 Randall Ave.	F. Van Laanen House	1930
BR 52/28	514 Randall Ave.	Paul Van Laanen House	1930
BR 52/29	515 Randall Ave.	Wesley H. Garner House	1937/1949
BR 52/31	612 Randall Ave.	Winfield A. Austin House	1938
BR 52/32	614 Randall Ave.	Fred Lenfestey House	1938
BR 52/33	615 Randall Ave.	George Baken House	1945-46
BR 51/31	703 Ridgeway Blvd.	Robert Brebner House	1946
BR 52/03	908 Talbot Ave.	Arthur Gnewuch House	1938
BR 51/13	815 White Pine Ave.	Dr. Joseph B. Grace House	1964

Footnote:

1. Bemers-Schober Associates, Inc. Archives. Contains the original drawings for these projects. **Dutch Colonial Revival (1900-1940)**

A popular early twentieth century building style, the Dutch Colonial Revival style was almost always used solely for residential buildings. Examples of this style can be readily identified by the hallmark gambrel shape roof. In general, Dutch Colonial Revival style residences can be divided into two types: those whose gambrel ends face to the front and those that face to the sides. Front-facing gambrel ends are more often found on earlier examples and on vernacular examples of the style while side-facing gambrel ends were favored for both larger and later examples. These buildings are generally symmetrical in appearance but side-gambrel examples often have a small sun porch wing at one end. Exterior walls are typically clad in either clapboards, wood shingles, brick, or stone and contrasting materials (such as clapboard above brick or stone) are also frequently used to delineate different floors and help to produce a more informal appearance. Most examples of the style are one-and-a-half stories tall and the use of large dormers to admit light to the second floor rooms is common, especially on later, side-gambrel examples.

EXTANT RESOURCES SURVEYED:

Examples of the Dutch Colonial Revival are more uncommon in De Pere than their Colonial Revival counterparts but were also popular, the survey having identified 23 intact examples. One of the best as well

as the earliest of De Pere's side-gambrelled Dutch Colonial Revival houses is the John S. Gittens House (823 N. Broadway), built in 1895 and listed in the NRHP as part of the North Broadway Historic District. The district also houses two smaller side-gambrelled examples as well: the Grover McGeehan House, built in 1917 at 521 N. Broadway; and the Scott House, built in 1915 at 527 N. Wisconsin St.

The best of De Pere's other side-gambrelled variants are the following:

BR 52/25	944 N. Broadway	House	
BR 46/36	608 Charles St.	George Gates House	1929
BR 45/35	420 S. Erie St.	House	
BR 48/33	131 N. Huron St.	Honorina Coenen House	1928
BR 60/24	436 N. Michigan St.	J. C. Mularkey House	1926
BR 46/11	417 S. Michigan St.	House	pre-1925
BR 52/21	950 Oakdale Ave.	Martha Saul House	1937
BR 48/28	132 N. Superior St.	Martin Haanen House	1909
BR 46/25	314 S. Superior St.	Louis T. Guyon House	1928
BR 49/25	632 N. Wisconsin St.	Anne Klender House	1938
BR 49/28	712 N. Wisconsin St.	Art McEachron House	1921

The best of De Pere's front-gambrelled variants are the following:

BR 61/18	126 N. Huron St.	Mrs. John Hill Bailey House	1912
BR 60/28	222 N. Michigan St.	Peter Francken House	1911
BR 48/20	449 N. Superior St.	John Beemster House	1915
BR 56/22	715 S. Third St.	House	pre-1925
BR 45/27	405 S. Wisconsin St.	House	pre-1925

Georgian Revival (1900-1940)

This style borrows from both the historic Georgian and Federal styles and uses such characteristic design elements as symmetrical facades, rectangular plans, hipped roofs, and accurate classical details to produce designs having a sense of formality about them which is not typical of examples of the related Colonial Revival style. Popular exterior design elements include corners sporting quoins, denticulated cornices, Palladian-style three-unit windows, and symmetrically disposed double hung windows having 6, 8, or 12 lights placed in the top sash (and sometimes in the lower sash as well). A favorite spot for elaborate ornamentation is the centrally-placed entrance door and typical features are broken pediments, classical order columns, semi-elliptical fanlights or transom lights, sidelights, and paneled entrance doors. Brick and stone are popular exterior materials and trim is often of wood although stone is also found on larger examples. Not surprisingly, then, the Georgian Revival style is most frequently found on residential buildings in more prestigious neighborhoods.

EXTANT RESOURCES SURVEYED:

De Pere has very few examples of this style but they are typically excellent, impressive houses. One of the finest is already listed in the NRHP as part of the North Broadway Historic District. This is the E. P. Smith House, 903 North Broadway, built in 1922 out of red brick. Another later but equally impressive example is the Elmer Stone House, 755 Nicolet Ave., built in 1949 and one of the last commissions of prominent Madison, Wisconsin architect Frank Riley.(1) In addition, there are also two other examples in the city as well, one a very late example and the other a very early one.

BR 51/19	755 Nicolet Ave.	Elmer Stone House	1949
BR 58/14	235 Autumn Dr.	A. J. Despin & Sons House	1967/1995

Early examples of this style combine elements of both the Queen Anne style and the Georgian Revival style. Such houses are typically large, are usually clad in clapboards, and are either square or rectilinear in plan and they do not display the same variety of surface materials or the plethora of projecting wings and bays that true Queen Anne style examples do. In addition, these early examples also typically have a more or less symmetrical main facade and use a variety of classically derived design elements. The house at 6060 S. third St. is a representative example of this aspect of the Georgian Revival style

BR 55/20 606 S. Third St. House pre-1925

Footnote:

1. City of De Pere Building Permits.

Tudor Revival (1900-1940)

Inspired by 16th century and 19th century English models, the Tudor Revival style has been used for nearly every type of building but most frequently for single family residences. The most characteristic feature of this style is the ornamental use of half-timber work filled in with stucco or brick applied over a conventional balloon frame. Residential examples in particular tend to be irregular in plan and often have massive and sometimes elaborately decorated brick or stone chimneys, multi-gabled steeply-pitched roof lines, and large multi-paned window expanses which are almost always made up of grouped casement windows on the finer examples. Although examples occasionally have elements sided in either clapboard or wood shingles, most examples are usually partially or completely sided in brick, stone, or stucco.

EXTANT RESOURCES SURVEYED:

The De Pere Intensive Survey identified 33 residential and non-residential buildings designed in the Tudor Revival style. The finest of these is the very large stone-clad example located at 1334 Fox River Dr., which is believed to have been built ca.1936 and is arguably De Pere's grandest historic residence. Almost equal in importance is the A. G. Wells House (807 North Broadway), built in 1909 to a design by Milwaukee architect William De Geeche and already listed in the NRHP as part of the North Broadway Historic District. Interestingly enough, the Tudor Revival style, like other Period Revival Styles, is still popular today and such impressive recent houses as the ones at 1515 and 1535 Fox Ridge Ct. and at 1905 Rainbow Ave. are fine modern reinterpretations of the style that are built on a scale that is equal to the largest examples of the past

BR 54/20 1334 Fox River Dr. House ca.1936

The great majority of the surveyed examples of the Tudor Revival, however, are what might more accurately be called "builders examples" of Tudor Revival design since they utilize Tudor motifs in a general rather than a scholarly way. Almost without exception, these houses are of small to medium size and many are clad in clapboard while others are clad in brick with either brick or stone trim. Typically, though, these houses feature only a few of the style-defining characteristics mentioned above. The best of these houses are listed below.

BR 46/35	604 Charles St.	Peter Francken House	1930
BR 46/17	327 S. Erie St.	House	
BR 54/34	1230 Fort Howard Ave.	House Peter	
BR 56/12	705 S. Fourth St.	L. Jensen House Arthur B.	1930
BR 52/07	801 Lawton Ave.	McEachron House Arthur	1938
BR 52/05	820 Lawton Ave.	B. McEachron House	1,938
BR 47/03	719 Lewis St.	Martin Francken House	1938
BR 52/13	908 Oakdale Ave.	Neil Branson House	1930
BR 58/23	71.6 S. Sixth St.	House	

BR 55/05	1108 S. Sixth St.	House	
BR 47/18	126 S. Superior St.	Minnie Vandenberg House	1938
BR 45/18	608 S. Superior St.	Fred Hendriks House	1930
BR 56/16	915 S. Third St.	House	
BR60/08	522 N. Wisconsin St.	Otto Schreiber House	1938

In addition to the residences noted above, De Pere also contains several public buildings designed in this style or influenced by it. The largest of them is the original portion of the brick-clad I. F. Van Dyck Hall Gymnasium on the St. Norbert College campus, whose original portion was designed by Green Bay architect William E. Reynolds in 1930.(1) A second and more typical example is the De Pere Clinic building designed located at 500-02 George St., built between 1935 and 1945. The finest example, however, is the De Pere

Public Library, 380 Main Ave., designed by the Green Bay firm of Foeller, Schober & Bemers and built in 1936 with the assistance of funding from the WPA and sensitively expanded in 1963.(2)

BR 55/17	100 Grant St.	I. F. Van Dyck Hall	1930
BR 47/37	500-02 George St.	De Pere Clinic Building	1935-45
BR 57/16	380 Main Ave.	De Pere Public Library	1936/1963

Footnotes:

1. Pieters, Donald L. *St. Norbert College Buildings Centennial Edition*. De Pere: St. Norbert College, 1998, pp. 8-9.
2. Bemers-Schober Archives, Green Bay. Dated drawings.

Spanish Colonial/Mediterranean Revival

These styles share a common heritage in the architecture of southern Europe and take as their inspiration the vernacular architecture of this region as modified by successive periods of high style designs. This mixture resulted in an architecture which clearly expresses volume by the use of flat surfaces that are relieved by the use of arcaded design elements such as doors, windows, and repeated decorative motifs, and by using terra cotta, plaster, and tile ornamentation. Both styles can be identified by these and other frequently shared elements such as tile-covered hipped roofs, which are often supported by heavy brackets under the eaves, and round-arched elements such as door and window openings. Both styles also invariably utilize some type of masonry material for exterior walls.

Mediterranean Revival style structures are generally more formal in plan and appearance than are Spanish Colonial Revival style buildings. The best examples of the Mediterranean Revival style have a pronounced classical feeling and typically utilize symmetrical elevations and plans, brick and/or stone wall cladding, and wrought iron elements such as balconets and window grills. Spanish Colonial Revival buildings are typically more informal in plan, they are much more likely to have plastered or stuccoed walls (although partially exposed brick walls are also sometimes used), and they make much more frequent use of wooden decorative elements. As a result, Spanish Colonial Revival style buildings typically have a more informal appearance than Mediterranean Revival style examples.

Of the two styles, the Mediterranean Revival style is the only one found in De Pere and only one example was found. It is, however, one of the city's more prominent homes and was almost certainly architect-designed. This is the John Steckart House at 229 S. Broadway, which was built out of cream brick in 1927 and has the characteristic symmetrical main facade and broad, tile-covered hipped roof.

EXTANT RESOURCES SURVEYED:

BR 47/07 229 S. Broadway. John Steckart House 1927

Art Moderne (1930-1950)

The Art Moderne style is sometimes known as the "streamlined style" after the design movement that was prevalent in America in the 1930s and 1940s. This style is similar to the Art Deco style in its interest in the machine and technology but it differs in several major respects. The Art Moderne style is truly modern, its designs lack any historical references, and examples tend to be innocent of ornamentation in the historic use of the term. Rather, such ornament as exists in these designs is made up of elements of the building itself and is not just an overlay. In addition, the Art Moderne style stresses horizontal lines rather than vertical ones, and features flat roofs and narrow banded windows. Concrete and glass blocks are often used to create the smooth wall surfaces and rounded corners that are hallmarks of the style. Aluminum and stainless steel are typical door and window trim materials and exterior walls are typically made of masonry often covered with a smooth finishing material such as stucco or concrete.

EXTANT RESOURCES SURVEYED:

The De Pere Intensive Survey found just one example of the Art Moderne style. This is the John Maternowski Bowling Alley Building at 132 S. Broadway, built in 1939 and expanded (the basement story) in 1948. This building was designed by the Green Bay firm of Foeller, Schober & Berners and it is constructed out of brick and has the rounded corners and window openings filled with glass blocks that are typical of the style.(1)

BR 53/31 132 S. Broadway John Maternowski Bowlung Alley 1939/1948

Footnote:

1. Berners-Schober Archives, Green Bay. Dated drawings.

Twentieth Century Commercial Style (1910-1935)

The Twentieth Century Commercial Style is the most frequently observed of all styles applied to commercial buildings built in the early part of this century. Unlike other styles that were applied to the smaller commercial buildings of the period, this one was generally utilitarian in design and it is found in both small and large cities throughout the state. Examples range from small one-story single storefront buildings to large two and three story, multi-unit commercial blocks.

Unlike the Commercial Vernacular form buildings (which see) that were built to house similar commercial enterprises in the nineteenth century, the twentieth century equivalent is broader and has less vertical emphasis. The style is characterized by a relatively unornamented, two-dimensional facade and a broad rectangular massing. Buildings are generally executed in brick, but other masonry and tile cladding is also found. A stepped or shaped parapet, often topped with a stone or concrete coping, is a common feature. Ornamentation is generally limited to the use of contrasting materials or to simple geometric patterns made of brick in the cornice and simply ornamented storefronts, occasionally topped with a prism glass transom, are the rule. Typical examples will have rectangular panels in the cornice outlined by soldier or header brick courses, the insets of which are sometimes detailed with decorative brickwork in herringbone or basket weave patterns. Small insets of tile, stone, or concrete in diamond, square, or other simple shapes often form secondary accents.

The popularity of the Twentieth Century Commercial Style may be due to the simplicity of its design and ease of construction. A secondary factor was its versatility in adapting to the new types and needs of

commercial enterprises emerging in the early years of the century such as automobile showrooms and department stores. As the century progressed, examples become plainer in design, perhaps reflecting other modernistic architectural influences.

EXTANT RESOURCES SURVEYED:

Nearly all the De Pere examples of this style are contained within the proposed Main Avenue Historic District and these and others are listed below.

BR 57/20	345 Main Ave. 1933/1940-50	William Van Dyk Building	
BR 57/22	353 Main Ave.	Max L. Franc Building	1940-50
BR 57/21	355 Main Ave.	Van Gernert Marble Works Building	1913
BR 57/15	368 Main Ave.	Post Office Building	1925
BR 57/27	375 Main Ave.	Building	1925-1939
BR 55/19	619 S. Third St.	Micke Grocery Store Building	1928

The most impressive example of the style, however, and one that is believed to be individually eligible for listing in the NRHP, is the Hotel Roffers at 500 Grant St., built in 1912.(1)

BR 57/17	500 Grant St.	Hotel Roffers	1912
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Footnote:

1. *Brown County Democrat*, August 23, 1912, p. 1; November 1, 1912, p. 1.

Contemporary Style (1946-)

The Contemporary Style is a provisional term which is applied to the vast numbers of buildings built after World War II that are truly modern in inspiration and which owe nothing to past designs or historic examples. Unfortunately, because the scholarly effort that will eventually categorize these buildings into styles is still in its infancy, nothing can be said at this time to characterize such buildings, nor are most of them eligible for inclusion in the NRHP, which normally accepts only those buildings that are 50 years old or older. Never-the-less, it is important that intensive surveys such as this one try to identify buildings that, by virtue of their excellent design, may eventually be eligible for inclusion in the NRHP.

The De Pere Intensive Survey identified fifty Contemporary Style buildings in the survey area that should be considered for further study in the future. Most of these examples are single family residences, ten of them being ranch style houses built between 1953 and 1957 on E. and W. St. Francis Rd., a subdivision developed by area builder Robert Smet, while others are less than ten years old but are clearly destined to be the landmarks of tomorrow. Still other examples are commercial buildings on N. and S. Broadway and on Main Ave. that have replaced earlier historic buildings and are either of interest in themselves or find themselves enclosed within proposed historic district boundaries.

An especially interesting pair of Contemporary style buildings are two fine churches constructed between 1958 and 1999. Although very different in design and construction, these churches are equal in quality and are both listed below.

EXTANT RESOURCES SURVEYED:

BR 47/14	605 N. Webster St.	First United Presbyterian Church	1958/1963/1988
BR55/03	1307 Lourdes St.	Our Lady of Lourdes R. C. Church	1999

VERNACULAR FORMS

One of the most important developments that has come from a generation of intensive surveys has been the realization that an undistorted understanding of the totality of the built environment of America cannot be achieved by looking only at those buildings designed using the "high" styles. Such buildings account for only a small percentage of the total number of existing buildings and intensive surveys have repeatedly documented the fact that buildings which lie outside the normal stylistic categories (collectively called vernacular buildings) play a crucial role in defining the look of the American landscape.

In order to better understand this role it has been necessary to develop a new set of categories to aid in the identification of these vernacular buildings. This effort has been greatly aided by intensive surveys such as this one which produce a systematic record of the environment when the data they contain is combined. This record then becomes the data base which researchers have used in developing the various categories of vernacular buildings currently in use. Because these categories are based on the appearance or form of identified buildings the names they have been given are descriptive in nature and are called "forms" rather than "styles". It needs to be emphasized that this process of identification and analysis is an ongoing one and that the names and definitions of the forms listed here may be subject to revision as new data is found and analyzed.

Front Gable (ca.1840-1925)

The front gable form is predominately found on small to medium-sized residences which have a rectangular plan and a simple gable roof, with the major facade of the building being that which is terminated vertically by the front-facing gable end. One-and-a-half story examples are the most common in Wisconsin, but one, two, and two-and-a-half story versions also occur. One-and-a-half story examples frequently have dormers on one or both roof planes. The front-facing principal facades are typically symmetrical and some have small entry porches or an uncovered stoop while others have full-width front porches having shed or hipped roofs. Ornamentation is generally simple, consisting of such details as turned porch posts, decorative shingles, oversize parlor windows sometimes including etched or stained glass transoms, and simply detailed sills and windows. Earlier examples are usually narrow in width and in proportion and have steeply pitched roofs; later versions are broader with more gently sloped roofs. The front gable form is usually a wood frame structure sided with clapboard. Less frequently, these buildings were sided in wood shingles, stucco, or brick. In addition, many twentieth century examples of this form are found more appropriately within the Bungalow style.

EXTANT RESOURCES SURVEYED:

The De Pere Intensive Survey recorded forty-five examples of the Front Gable form. These examples vary widely in age and size but they tend to be small and to have clapboard-clad exterior siding. In addition, most of these houses are also either one or one-and-one-half stories tall, although there are numerous two-story exceptions as well. Most of these houses also appear to have been built between 1895 and 1925 as well, although the earliest is the Mrs. Susan Morrison House at 450 N. Wisconsin St., built in 1867. Houses of this form may also display some of the characteristics of other styles as well such as the Queen Anne style-influenced William Campbell House at 833 Fox River Rd, built in 1880.

What follows is a listing of the best and most intact of the surveyed examples of the form.

BR 58/32	836 Elm St.	House	
BR 46/16	324 S. Erie St.	House	1871-1895
BR 54/03	803 Fox River Rd.	House	
BR 54/04	833 Fox River Rd.	William Campbell House	1880
BR 47/25	1121 George St.	House	pre-1925
BR 47/23	1356 George St.	House	

BR 48/35	208 N. Huron St.	Fred Manders House	1905
BR 49/05	442 N. Huron St.	House	pre-1895
BR 46/18	308 S. Huron St.	House	1900-1914
BR 45/24	612 S. Huron St.	House	
BR 58/26	721 Main Ave.	House	
BR 55/342	309 Marsh St.	House	pre-1925
BR 55/33	325 Marsh St.	House	pre-1925
BR 50/14	602 N. Superior St.	House	
BR 46/07	414 S. Superior St..	House	pre-1925
BR 45/17	603 S. Superior St.	House	pre-1925
BR 49/16	100 N. Winnebago St.	House	pre-1925
BR 48/19	444 N. Wisconsin St.	John Devroy House	1869
BR 60/12	450 N. Wisconsin St.	Mrs. Susan Morrison House	1867

Side Gable (ca.1840-1940)

This is a very common Wisconsin residential form whose characteristic features consist of rectangular plans and, usually, gentle-pitched gable roof. The major facade is placed on the long wall with gable ends being placed perpendicular to the street. The form is found in one, two, and three-story versions but is most often found in half-story versions, the one-and-one-half-story version being especially common. Buildings in this style are characteristically covered with clapboard but fieldstone, cut stone, and brick examples are also found. Very early versions may be of timber-framed, half-timbered, or even of log construction. Early versions are generally narrower and less tall than later examples and wings extended off the rear of the main block were popular, both as original features and as additions.

Window openings are typically regularly spaced. A front porch, often having small brackets or turned posts, is frequently the only embellishment and these porches usually have shed, flat, or slightly hipped roofs. In addition, like the Front Gable form, many twentieth century examples of the Side Gable form are placed more appropriately within the Bungalow style. Side Gable houses are often somewhat larger than their Front Gable counterparts.

EXTANT RESOURCES SURVEYED:

The De Pere Intensive Survey recorded twenty-three examples of the Side Gable form. All of these buildings are residences and most are or were originally clad in clapboard, although brick-clad examples were surveyed as well.

What follows is a listing of the best and most intact of the surveyed examples of the form.

BR 45/31	1602 Chicago St.	House	
BR 49/08	431 N. Erie St.	House	1871-1895
BR 45/05	1208 S. Erie St.	House	
BR 56/07	512 S. Fourth St.	House	pre-1925
BR 55/26	406 Grant St.	St. Boniface R. C. Church Rectory	1916
BR 48/31/	115 N. Huron St.	Jon Gasheus House	1872/1913
BR 48/34	132 S. Huron St.	John Ganerke House	1911
BR 52/06	802 Lawton St.	Arthur B. McEachron House	1938
BR 59/25	803 Lawton St.	Arthur B. McEachron House	1923
BR 59/27	804 Lawton St.	Arthur B. McEachron House	1925
BR 59/26	805 Lawton St.	Arthur B. McEachron House	1924

BR 59/03	311 N. Sixth St.	House	
BR 50/15	707 N. Superior St.	House	
BR 49/15	108 N. Winnebago St.	House	
BR 49/29	724 N. Wisconsin St.	John McEathron House	1919

Gabled Ell (ca.1860-1910)

A common nineteenth century residential vernacular form, the Gabled Ell form combines elements of both early front and side-gabled vernacular buildings and resembles them in construction materials, simplicity, and proportions. The gabled ell includes cruciform plan buildings as well as those with the more common "L" or "T" plans. The usual appearance of the main facade of the house is that of two gable-roofed wings of equal (or more typically) unequal height joined perpendicular to each other. Gabled Ell houses were built in a variety of heights, though most common is the one-story longitudinal wing connected to the one-story wing or "upright." Examples where both sections are of the same height are also common. The main entrance to these buildings is usually through a porch placed at the juncture of the ell on the main facade. The porch may reveal the only ornamental details, such as brackets, turned posts, and a balustrade. Window openings on gabled ell houses are generally regular. These buildings typically rest on low foundations and porch stairs are short. Clapboard was most commonly used on Gabled Ell buildings, although stone and brick examples exist as well.

EXTANT RESOURCES SURVEYED:

The De Pere Intensive Survey recorded fifty-four examples of the Gable Ell form, making it the most commonly observed form of vernacular form residential architecture in the city. Like the Side Gable Form houses in De Pere, these Gable Ell Form houses are also typically larger than their Front Gable Form counterparts. The largest number of De Pere's Gable Ell houses tend to be clad in clapboard, but there are many fine brick examples as well.

What follows is a listing of the best and most intact of the surveyed examples of the form, arranged by the kind of wall cladding they possess.

Brick examples:

BR 54/26	1215 Ashland Ave..	House	
BR 45/06	1002 S. Erie St. .	House	
BR 45/23	628 S. Huron St.	House	
BR 45/10	818 Jordan Rd.	House	1851
BR 47/06	514 Lewis St.	House	pre-1871
BR 47/05	621 Lewis St.	House	pre-1895
BR 46/32	215 S. Michigan St.	House	
BR 50/16	726 Ridgeway Blvd.	House	1889-1953
BR 46/29	208 S. Superior St.	House	pre-1890
BR 47/12	635 Waubaunaqua Tr.	/Henry Becker House	/1908

Good clapboard-clad examples:

BR 45/28	918 Chicago St. .	House House House	
BR 45/29	921 Chicago St.	House Lewis Allie House	
BR 49/07	436 N. Erie St.	House F. Vantongerin	
BR 45/08	801 S. Erie St.	House House	
BR 50/32	525 Fulton St.		1869
BR 47/27	921 George St.		pre-1925
BR 49/04	218 N. Huron St.		1872
BR 61/22	721 James St.		1871-1895

BR 60/23	442 N. Michigan St.	H. A. Hammond House	pre-1867
BR 50/04	528 N. Michigan St.	J. H. Scott House	1873
BR 58/29	416 Ninth St..	House	
BR 48/23	232 N. Superior St.	House	pre-1895
BR 46/28	214 S. Superior St.	House	pre-1890
BR 46/26	227 S. Superior St.	House	pre-1895
BR 49/26	638 N. Wisconsin St.	J. D. Crandall House	pre-1867

Other examples combine a brick wing with a clapboard-clad wing.

BR 58/25	720 Grant St.	House
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Commercial Vernacular (ca.1850-1910)

Simply designed commercial buildings built between 1850-1910 are called Commercial Vernacular Form buildings. These buildings are usually two or three stories-tall although one and four story-tall examples are also found. In multi-story examples the first floor is given over to retail space and the upper floors are often used for apartments although other commercial uses such as offices are also common in upper floors. A typical original feature of such designs is a large ground floor show window(s) and frequently transom windows placed above the show window help to light the ground floor. Upper stories usually have simple

multiple window openings which are treated identically on buildings of the simplest design. Commercial Vernacular Form buildings were often joined together by party walls though many free-standing examples exist. Unless a building occupies a corner site or is free-standing, decoration is usually limited exclusively to the main facade. A visually emphatic cornice featuring one or more decorative treatments such as brick corbelling, wooden moldings, and a stamped metal frieze usually terminates the main facade and the only other decoration is usually a decorative cornice or iron I-beam above the first floor display window(s). Doors leading to both the ground floor and the upper floors are simple and are generally of paneled wood with a single window. Commercial Vernacular Form buildings are most often built of brick although both wood and stone examples are also found. While the mixing of two or more materials in the wall cladding of an individual building is sometimes seen, most examples usually feature just one material.

The understanding of the Commercial Vernacular form is still in its infancy and it is probable that the form will be subdivided into smaller, more descriptive categories in the near future. Until then, such buildings will, of necessity, be lumped together in a somewhat undifferentiated way. This includes many buildings which have a slight stylistic identity but which do not yet merit a separate category of their own. Nineteenth century examples of the form are taller and narrower than their twentieth century successors, called the Twentieth Century Commercial Style, and they are sometimes somewhat more elaborately decorated (Twentieth Century Commercial Style examples are broader and less tall and often have some Prairie School or Period Revival style elements).

EXTANT RESOURCES SURVEYED:

The De Pere Intensive Survey identified thirty-five examples of the Commercial Vernacular form. Many of the finest examples of this form are contained in the proposed South Broadway Historic District and in the proposed Main Avenue Historic District. Another excellent example of the form and that is believed to be individually eligible for listing in the NRHP (which see) is the cream brick-clad three-story Union House Hotel (200 N. Broadway), which was begun in 1883 and was expanded several times thereafter, achieving its final form in 1922.(1) Still another example that is also believed to be individually eligible for listing in the NRHP (which see) is the two-story J. Baeten Block, 620-22 George St., built in 1903.

All of the De Pere examples of the Commercial Vernacular form are clad in brick, and those which still retain most of their original design features are listed below.

BR 49/21	200 N. Broadway	Union House Hotel	1883/1895/1922
BR 53/29	125 S. Broadway	Robert McGeehan Building	1888
BR 53/30	129 S. Broadway	John Hokers Building	1883
BR 53/35	415 George St.	J. S. Chase Building	1891
BR 47/36	520 George St.	Building	
BR 47/35	522 George St.	Building	
BR 47/28	620-22 George St.	J. Baeten Building	1903
BR 47/29	621 George St.	Building	1884-1890/1890-1895
BR 57/29	301 Main Ave.	Frank De Both Building	ca.1882
BR 57/08	330 Main Ave.	Building	1900-1914
BR 57/12	348 Main Ave.	Building	1895-1900
BR 57/24	365 Main Ave.	Louis E. Secor Building	1913
BR 57/28	377 Main Ave.	Henry Strong Building	pre-1883

Footnote:

I. De Pere News. September 1, 1883, p. 1; September 15, 1883, p. 1; October 27, 1883, p. 1; November 17, 1883, p. 1.

ARCHITECTS and BUILDERS

Among the principal objectives of an intensive survey is the identification of the designers and the builders responsible for creating the resources in the area being surveyed, followed by the compilation of an inventory of the work associated with the persons in each of these groups. This objective is central to the primary intent of intensive surveys, which is, to provide information that will help determine which resources are potentially eligible for inclusion in the National Register of Historic Places (NRHP) and it is embodied in National Register Criteria C, which states that "The quality of significance in American history, architecture, archeology, and culture is present in districts, sites, buildings, structures, and objects that possess integrity and that embody the distinctive characteristics of a type, period, or method of construction or that represent the work of a master." One result of the many intensive surveys done over the last decade has been a redefining of the term "master" to make it broader and more inclusive than it was previously when the term was usually assigned exclusively to professionally trained architects. Now we recognize that many of the resources we study and preserve were designed by the craftsmen who built them and that the buildings and structures created by these largely unsung designers are as worthy of inclusion in the National Register as are the works of many more formally trained designers. This more sophisticated view of the historic development of the built environment has resulted in a much deeper and richer understanding of our surroundings and has provided a richer context within which to view the works of our most important designers. It has also made it possible for far more buildings to be considered eligible for listing in the National Register than was possible in the past.

The overwhelming majority of all De Pere buildings were built and also probably designed by local builders using published plans or customary building styles. Never-the-less, the Survey found many works in De Pere that were the work of some of the best known professional architects in Wisconsin and these buildings are all listed in the short architect's biographies that follow, regardless of whether or not they are still extant. No one calling himself an architect is known to have practiced in De Pere itself until the arrival of Joseph Lemieux, who came to De Pere from Green Bay in 1885. Lemieux came to De Pere after purchasing the Commercial House Hotel in De Pere, which he planned to remodel and run while also doing work as a contractor, and he is discussed further later in this section.

In addition to Lemieux, the names and some work of several of the other active and historically important builders in De Pere have been identified as well, and all of the known work of these men is listed in the section that follows.

The principal resources employed by the De Pere Intensive Survey to identify architects and builders who practiced in the community were published local histories and local newspapers, and it was the newspapers that provided the great majority of the information. Even so, the most important resources that remain to be systematically searched for relevant information are still the local newspapers. While the survey used newspapers as one of its principal research tools, a complete search of the De Pere newspapers available on microfilm was beyond the scope of the survey's resources. Such work as was done, however, showed that newspapers are the single best resource for identifying the work of the designers and builders who worked and practiced in De Pere after 1871 and it is to be hoped that the work done by the survey will provide a starting point which others can use to undertake additional research in the future.

ARCHITECTS

The following is a summary of available information on the architects who are known to have designed buildings in De Pere. The list is arranged in the approximate chronological order of their appearance in the city, from the oldest to the most recent, as of the end of World War II.

William Waters

William Waters (1843-1917) practiced for most of his professional career out of Oshkosh where he was the most prominent architect of his day and also one of the best known architects in Wisconsin. Waters was born in Delaware County, New York in 1843, and grew up and was educated in the schools of Franklin, New York. He subsequently studied architecture at the Polytechnic Institute in Troy, New York and after graduation in 1867, came to Oshkosh, where he would remain for the rest of his life.

During his career in Oshkosh, Waters designed numerous commercial buildings, private residences, and public buildings and churches, both in Oshkosh and elsewhere in Wisconsin. A biographical note written about him in 1895 credited him with the following buildings outside of Oshkosh as of that date:

Among the many buildings, the plans for which were drawn by Mr. Waters, may be mentioned the following: Courthouses at Phillips, Wautoma and Waupaca; high schools at Ripon, Sheboygan Falls, Shawano and Marshfield; school buildings—two at Ashland, one at Phillips; four at Appleton; two at Neenah; and two at Menasha—Citizens Bank, Phillips; Commercial Union Bank, Oshkosh; Commercial and National Bank, Appleton; and a bank at Waupaca; opera houses at Watertown, Appleton, and Ripon; the Danish Hall at Waupaca.

In addition to the above, Waters also achieved renown outside the borders of the state when he designed the Wisconsin State Building that was built at the World's Fair in Chicago in 1893.(1)

Waters designed one known buildings in De Pere during his career, a large Queen Anne style residence at 721 N. Broadway for E. E. Bolles that is now part of the North Broadway Historic District. A newspaper account of the times noted that

E. E. Bolles, broke ground for his new residence in the northern part of De Pere on Monday last. Walters [sic] of Oshkosh, is the architect, and the building will in all respects be an elegant and costly one—a little the handsomest in fact of any yet erected in the village.(2)

Waters continued to practice for many years after he finished his only known De Pere project, and he was also a one-time president of the Wisconsin Chapter of the American Institute of Architects, and finally died in Oshkosh in 1917.(3)

Footnotes:

1. *Commemorative Biographical Record of the Fox River Valley*. Chicago: J. H. Beers & Co., 1895, pp. 1172-1173.

2. *De Pere News*, June 10, 1882, p. 3.

3. *Oshkosh Northwestern*: December 15, 1917.

Joseph Lemieux

As noted earlier, Joseph Lemieux was called "the well known architect and contractor, of Green Bay," by the *De Pere News*, at the time of his removal from that place to De Pere in 1885 with his wife and family to take over the Commercial House Hotel (302 George St., extant but greatly altered) that he had recently purchased.(1) Prior to this event, Lemieux had also built a house on Wisconsin Street (address unknown) for H. R. Jones in 1882.(2) Nothing else is known of Lemieux's prior history in Green Bay nor have any

details of his place of birth or education been found. And yet it appears that he intended to continue his profession at some level even after coming to De Pere to run his hotel since he had already accepted a contract to build (and perhaps design) a new residence in De Pere (location unknown) for F. C. Cady prior to moving here.(3) In addition, once he had arrived, Lemieux also won the contract to build a new two-story brick store on the corner of N. Broadway and James St. (non-extant) for Dwight Smith later in 1885 as well, both projects bracketing his work on his new hotel property. No other information about his subsequent career has yet been found.

BR 53/04 302 George St. Commercial House Hotel pre-1884

Footnotes:

1. *De Pere News*, May 16, 1885, p. 1.
2. *Ibid.* April 29, 1882, p. 3.
3. *Ibid.* April 11, 1885, p. 1.

D. H. & A. B. Tower

The firm of D. H. and A. B. Tower was located in Holyoke, Massachusetts and was the architect of the Shattuck & Babcock Co. Paper Mill in De Pere (200 Main Ave.), which was built in 1891-1892 and was for many decades thereafter the most important industrial development in De Pere. The very large Astylistic Utilitarian form mill complex was constructed mainly out of cream brick and while it has been greatly expanded over the years since it was built, the five-story original core of the mill is still very much a dominant part of the De Pere waterfront today and is believed to be individually eligible for listing in the NRHP (which see). Little is known about the firm that designed this mill but mills of this type and complexity were typically designed by specialists and it is likely that D. H. and A. B. Tower was also such a firm.

BR 56/30-32 200 Main Ave. Shattuck & Babcock Co. Paper Mill 1891-1892

Footnotes:

1. *De Pere News*, December 27, 1890, p. 1; March 12, 1892, p. 1 (illustrated).

Van Ryn and DeGelleke

The Milwaukee architectural firm of Van Ryn and DeGelleke designed only a single project in De Pere, the original De Pere High School building (non-extant), which was built in 1899-1900 and was located at the north end of the present East Side high School building at the corner of S. Broadway and Merrill Street.(1) The choice of this firm was not surprising because it had built its enviable reputation primarily on its designs for public and institutional buildings.

Both Van Ryn and DeGelleke were of Dutch Heritage. Henry J. Van Ryn was born in Milwaukee on June 8, 1864. His father, a native of Utrecht, Holland, came to Milwaukee and was a successful tobacco manufacturer until his death in 1878. Henry Van Ryn was educated in Milwaukee's public schools until 1881, when, at the age, of 17, he became an apprentice architect in the Milwaukee office of Charles A. Gombert. Later, Van Ryn worked as a draftsman in the offices of Milwaukee architects James Douglas and Edward Townsend Mix. After completing his apprenticeship in 1888, Van Ryn established his own architectural practice in downtown Milwaukee at the Plankinton Bank Building. In the fall of 1897, Van Ryn established a partnership with Gerrit DeGelleke, who had recently returned to Milwaukee after completing an architectural studies course at the University of Pennsylvania.

Gerrit J. DeGelleke was born in Milwaukee on August 19, 1872. His father, a native of Holland, was a Milwaukee building contractor. After graduating from Milwaukee's East High School in about 1890, DeGelleke went to work as a draftsman for Henry Van Ryn, but left in 1895 to take a two-year course in architectural studies at the University of Pennsylvania. After graduating in 1897, DeGelleke returned to Milwaukee as an architect and formed a partnership called Van Ryn and DeGelleke with his former boss. The firm was very prosperous and most of their extensive residential and commercial work was designed in the period revivals of the day. The firm specialized, however, in institutional work and designed school buildings and hospitals throughout the state. Between 1912 and 1925, the firm designed all of the Milwaukee public school buildings including the Milwaukee Area Technical College building and Bay View and Riverside High Schools.(2)

Footnotes:

1. *Brown County Democrat*, June 2, 1899, p. 8.
2. Hatala, Carlen and Les Vollmert. North Grant Boulevard Historic District NRHP Nomination Form. City of Milwaukee Department of City Development, September 1993, pp. 8-37 - 8-38.

David M. Harteau

David M. Harteau (1842-1903) was born in De Pere in 1842. He first learned the masons trade and after serving in the Civil War, practiced his profession while studying to be an architect, finally setting up his practice in an office in Green Bay in 1874.(1) Harteau continued to practice in Green Bay until his death in 1903. Because of the early date of Harteau's work, very few of his many buildings have been identified and it is likely that time and progress have led to the destruction of much that he created.

Harteau's only identified project in De Pere has also now been demolished. This was the repairing and expanding of the east side Fire Engine House, which was originally located just to the north of the Union House Hotel on N. Broadway.(2) This project was let in 1899 and the building survived until at least 1953 but has since been demolished.

Footnotes:

1. *Commemorative Biographical Record of the Fox River Valley*, 1895, pp. 162-163.
2. *Brown County Democrat*, July 28, 1899, p. 1.

Foeller, Schober & Berners

Foeller, Schober & Berners has been one of the most important architectural firms in Wisconsin since it was founded in Green Bay in 1895. The founding partner was Henry Foeller (1871-1938), who was born in then French province of Alsace in 1871, the eldest of 17 children. He came to Wisconsin in 1885 and lived with an uncle in Oshkosh who put him through high school and Oshkosh teachers college. During this time, Foeller was apprenticed to Oshkosh architect William Waters (1843-1917), the most prominent architect in that city and one of the most prominent in the state. In 1895, Foeller came to Green Bay where he formed a short-lived partnership with James E. Clancy under the name Clancy & Foeller. Two years later, Foeller was practicing on his own and he continued to do so until 1907, when he took as a partner Max W. Schober (?-1965) who had begun his Green Bay career as a draftsman in Foeller's office. The new firm, Foeller & Schober, soon became the most important one in Green Bay, a position it has maintained long after the death of the original partners.

A major reason for this success was the skill the firm showed in attracting new personnel who had the ability to design conservative versions of the latest architectural styles and fashions. This task was made easier because of the prominence of the firm, which made it the logical place for newly arriving architects and engineers in Green Bay to begin their careers. Among these persons was Edgar Berners, (1898-?), who

was born in Port Washington and raised and educated in that community. Berners subsequently became an engineer and came to Green Bay in 1925, where he was promptly employed in the offices of Foeller & Schober. By 1929, Berners had been made a partner in the firm, which was renamed Foeller, Schober & Berners. Berners eventually became certified as an architect and was eventually honored by being named a Fellow of the American Institute of Architects.

Not surprisingly, given its relatively close proximity to De Pere, the firm of Foeller & Schober designed more buildings in De Pere than any other known firm between 1904 and the present, almost all of which are still extant. The first is the Beaux Arts style remodeling that Henry Foeller did for the State Bank of De Pere in 1904 at 127 N. Broadway, which is still extant today. This was to be followed by a lengthy list of projects of every kind that have continued to be created up to the present day by the latest generation of the firm, which is now one of the oldest if not *the* oldest continuously operating architectural firm in Wisconsin and is known as Berners-Schober Assoc., Inc.(1)

Extant Resources Surveyed (Public Buildings):

BR 47/15	1016 N. Broadway	St. Norbert Abbey	1956-59
BR 53/19	127 N. Broadway	State Bank of De Pere	1877/1904
BR 53/31	132 S. Broadway	John Maternowski Bowling Alley	1939/1948
BR 57/16	380 Main Ave.	De Pere Public Library	1936
BR 45/26	615 S. Broadway.	East De Pere High School (portions)	1938/1951
BR 46/34	221 S. Wisconsin St.	St. Francis Xavier R. C. School (1st portion)	1923
BR 55/10	111 S. Third St.	Nicolet High School	1922-23(2)
BR 47/19	100 S. Huron St.	St. Mary's R. C. School	1951
BR 55/11	100 Grant St.	St. Joseph's R. C. Priory Addition	1963
BR 59/08	1500 Fort Howard Ave.	Brown Co. Fairgrounds Cattle Barn	1919
BR 59/07	1500 Fort Howard Ave.	Brown Co. Fairgrounds Horse Barn	1921/1959
BR 59/09	1500 Fort Howard Ave.	Brown Co. Fairgrounds Poultry Barn	1921
BR 59/10	1500 Fort Howard Ave.	Brown Co. Fairgrounds Sales Barn	1921

Extant Resources Surveyed (Private Residences):

BR 54/10	1000 Fox River Dr.	Herbert M. Cuene House	1938
BR 54/13	1120 Fox River Dr.	J. C. Heath House	1920
BR 54/14	1202 Fox River Dr.	Harold M. Kuypers House	1938
BR 52/30	605 Randall Ave.	R. K. Chapel House	1946
BR 51/31	703 Ridgeway Blvd.	Robert Brebner House	1946(3)

In addition to the buildings listed above, later iterations of the firm have designed numerous modern Contemporary Style buildings in De Pere that are not covered by this survey. On the St. Norbert College campus, for instance, the firm (Berners, Schober & Kilp) has been responsible for the following: Abbot Pennings Hall of Fine Arts (1956/1988-89); Frank J. Sensenbrenner Hall (1956); Frank J. & Margaret Sensenbrenner Memorial Union (1961); Victor McCormick Hall (1963); Loraine & Madelaine Halls (1963); Mary Minahan McCormick Hall (1965); Gertrude S. Bergstrom Hall (1966); Dr. John R. Minahan Science Hall (1967); Todd Wehr Library (1978); and the Schuldes Sports Center (1979).

Footnotes:

1. Original drawings for all the listed projects are kept in the offices of the firm, now known as Berners-Schober Assoc., Inc., in Green Bay.
2. *Brown County Journal-Democrat*. January 26, 1922, p. 1.
3. City of De Pere Building Permit.

Levi A. Geniesse

Levi A. Geniesse was the son of Green Bay carpenter Louis Geniesse and is first mentioned as an architect and engineer in the 1929 Green Bay City Directory. Geniesse appears to have practiced alone except for a short partnership with John Connell between 1937 and 1939, and his career continued until at least the early 1960s. While Geniesse's projects are probably scattered throughout the greater Green Bay area, most of his known work is in Green Bay itself. Four of his projects, however, were single family residences that he designed for the Wisconsin Land & Improvement Co. in De Pere and these are listed below.(1)

Extant Resources Surveyed (Private Residences):

BR 59/29	916 Lawton Pl. Wisconsin Land & Improvement Co. House	1939
BR 59/19	436 Randall Ave. Wisconsin Land & Improvement Co. House	1940
BR 51/34	818 Talbot Ave. Wisconsin Land & Improvement Co. House	1940
BR 52/04	915 Talbot Ave. Wisconsin Land & Improvement Co. House	1939

In addition, Geniesse also designed a new Contemporary Style school for St. Bonifare's R. C. Church in 1957.(2)

BR 55/25	405 Grant St.	St. Boniface's R. C. Church School	1957
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Footnotes:

1. City of De Pere Building Permits.
2. Blueprints located at De Pere City Hall.

William E. Reynolds

William E. Reynolds (1856-1933) was born in Rochester, New York, and came to Wisconsin at age of three and was reared in Dodge County.(1) He first appears in the Green Bay City Directories in 1896-1897, when he is listed as an architect having his office in his home. The next directory lists him as a carpenter contractor but all succeeding directories list him as an architect up until the time of his death. Much of Reynold's work was located in Green Bay, but he also produced a substantial body of important work in De Pere as well, all his known projects being located on the St. Norbert College campus. The earliest of these is the excellent Richardsonian Romanesque Revival style Main Hall, begun in 1901 and completed in 1903, which would suggest that Reynold's reputation and training must have been impressive to garner such a commission so soon after arriving in Green Bay. Reynold's subsequent projects for the College continued up until just three years before his death in 1933, by which time he had completed all the buildings on the campus built up to that time.(2)- The following lists Reynold's known work in De Pere.

Extant Resources Surveyed:

BR 55/15	100 Grant St.	Main Hall	1903
BR 55/16	100 Grant St,	College Heating Plant	1917
BR 55/13	100 Grant St.	Francis M. Boyle Hall	1917
BR 55/14	100 Grant St.	St. Joseph's Hall	1916-17
BR 55/11	100 Grant St.	St. Joseph's Priory	1925/1963
BR 55/17	100 Grant St.	I. F. Van Dyck Hall	1930

Footnotes:

1. *Green Bay Press-Gazette*. June 3, 1933, p. 1.

2. Pieters, Donald L. *St. Norbert College Buildings Centennial Edition*. De Pere: St. Norbert College, 1998, pp. 2-9, 20-21 (Reynolds is incorrectly listed in this work as 'W. C Reynolds').

Frank M. Riley

Frank Morris Riley (1875-1949) was one of the most important architects to practice in Madison, Wisconsin in the first half of the twentieth century. Riley was born in Madison on September 10, 1875. His father, Edward F. Riley (1847-1927) was secretary of the UW Board of Regents from 1888 to 1906 and was also well-known in business and real estate circles in Madison. Frank Riley first studied civil engineering at the UW beginning in 1894. In 1897, however, he left Madison for Boston, where he studied architecture at MIT. He studied there until 1900, then, from 1900 to 1908, Riley worked for three of Boston's best architectural firms, following which he worked in his own practice until 1911. From 1911 until 1913 he lived in London, and from 1913 to 1914, he lived in Italy and Germany. While in Germany, he worked for a year for an architect in Munich. In 1914, he came back to the U.S. and to Madison, where he remained for the rest of his life.(1)

Riley is best known today for his residential designs, most of which were expertly and knowledgeably done in either the Colonial Revival or Georgian Revival styles. Like many other of the best architects of his time, though, Riley was equally at home with all the major period revival styles and his mastery of the Tudor Revival, Mediterranean Revival, French Provincial, and Norman Revival styles resulted in some of Madison's finest houses.

Riley was fortunate in that his return to Madison coincided with the beginning of the period in which the city's economic and social elite were starting to abandon the increasingly congested downtown neighborhoods that had been their traditional home for other areas, most of which were new suburbs then being developed on the outskirts of the city. In the years between 1914 and 1941, Riley designed many of the finest houses in such Madison suburbs as Nakoma, University Heights, and the Highlands and in the neighboring villages of Shorewood Hills and Maple Bluff. He also designed a number of outstanding fraternity and sorority houses on Langdon Street as well as some of Madison's more important non-residential and institutional buildings.(2) In his later years he was also associated with Lewis A. Siberz, a former draftsman in his office, in the firm of Riley & Siberz.

Riley designed just a single house in De Pere and it was done at the very end of his career, but it is one of his best and is also one of the best of De Pere's Georgian Revival style houses. This is the large house he designed for Elmer Stone on Nicolet Ave.(3)

BR 51/19 755 Nicolet Ave. Elmer Stone House 1949

Footnotes:

1. Quaipe, Milo (Ed.). *Wisconsin; Its History and its People*. Chicago: S. J. Clarke Publ. Co., 1924, Vol. 4, pp. 184-186.
2. *Wisconsin State Journal*. February 8, 1965.
3. City of De Pere Building Permits.

Harry W. Williams

Harry W. Williams (1901-1984) was born in Manitowoc, Wisconsin in 1901 and came to Green Bay in 1933 to be married. First listed as a draftsman in the Green Bay City Directories, Williams went on to have a notable career in that city and continued to produce buildings of high quality up until his retirement in 1974. The full extent of William's work in De Pere is not known but three of his residential projects were identified and are listed below.(1)

Extant Resources Surveyed (Private Residences):

BR 58/02	1205 Lost Dauphin Rd.	Dr. H. W. Doyle House	1940
BR 51/15	815 Nicolet Ave.	Edward F. Kohl House	1940
BR 51/14	911 Ridgeway Blvd.	Ben J. Rosenberg House	1956

Footnote:

1. City of De Pere Building Permits.

BUILDERS

The great majority of the historically and architecturally significant buildings in De Pere and elsewhere were designed either wholly or in part by the persons who built them. These designers played an important role in the creation of the built environment and the best of them are now considered to be fully deserving of the term "master" as it is used in National Register Criteria C. Consequently, an important goal of the De Pere Intensive Survey was the identification of the most important builders who lived in De Pere. These persons possessed widely differing skills and design capabilities but were generally distinguished from those persons calling themselves architects by their less formal education and design training and by their greater degree of physical involvement in the building process. The first builders were usually skilled or semi-skilled carpenters and masons whose design sense developed out of the direct experience they acquired working with traditional building methods and designs. Prior to 1850 this experience was much the same for both builders and for those persons then calling themselves architects in Wisconsin. As a result, builders proved to be more than adequate designers for the vast majority of buildings built in this early period of Wisconsin's history, a period whose chief need was for shelter and functional utility. Even as the needs of society became more complex and buildings larger and much more numerous, builders were still able to satisfy the great majority of client's requests by resorting to pattern books for design ideas and to an ever-growing number of mail order catalogs which made available an endless variety of increasingly complex architectural details. In its essentials this system continues to exist today and most residences in particular are still built "from plans" much as they were in the nineteenth century.

The earliest builders in De Pere were probably mostly itinerant craftsmen whose portable skills gave them great flexibility in choosing where to locate. Many of these persons probably stayed in De Pere just long enough to finish a job and get paid. As De Pere grew, however, it became possible for some of these men to move from job to job within the community and become permanent residents. For many of these men, part of the attraction of the work was the independence they enjoyed and such men did not often form lasting business associations with others. The associations that typical occur were between different generations of the same family, a pattern that gave a definite family feeling to the building trades.

The principal resources employed by the De Pere Intensive Survey to identify builders who practiced in the community were published local histories and local newspapers. In order to expand the known list of builders and in order to identify the buildings they constructed, census tracts and local newspapers will need to be systematically searched for relevant information, both of which are projects that lie outside the scope of an intensive survey.

Never-the-less, the survey did manage to identify several builders and their projects. The following is a roughly chronological listing of the names of the builders identified so far and each name is then followed by a biography, if possible, and by a list of their known projects, when such could be identified, and by their address, when known.

DE PERE BUILDERS

Hermann Roffers

Nothing is known about Hermann Roffers or his work save for a single reference in the *De Pere News* in 1883 in reference to the construction of the new Holland Catholic Church (St. Boniface R. C. Church, 402 Grant St.). In the article, mention is made of the Herman Roffers, the builder of the church, and mention is made that "he has studied architecture in Holland and Belgium."⁽¹⁾ It is not known if he also had a hand in the design of the church and this is his only identified project.

Extant Building Surveyed:

BR 55/24	402 Grant St.. St. Boniface R. C. Church	1883
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Footnote:

1. *De Pere News*, July 7, 1883, p. 3.

David LeClair

David LeClair was one of the most active contractors in De Pere in the 1880s and although nothing is known of his personal history, many of his projects are known and some have been identified as still being extant. The following list is compiled from De Pere newspapers.

Building List:

BR 53/23	101 S. Broadway	John Hahn Store Building	1883(1)
BR 60/21	500 N. Michigan St.	Mrs. J. A. Annas House	1886(4)
BR 60/09	518 N. Wisconsin St.	Fred Lawrence House	1887(6)

Mrs. Messing Store Building, 22x60, brick, two-stories, R. Weyenberg Store Building , 23x60, brick, two-stories (west side of S. Broadway); G. Remmington Store Building, 21x60, two-stories.⁽¹⁾

C. W. Jackson House (north end of Broadway, possibly 640, which is extant).⁽²⁾

Roller Rink Building, corner of S. Broadway and Charles streets (non-extant), for

\$2000.⁽³⁾ Christian Fritz House (east side near George St.).⁽⁵⁾

C. DeJonghe Store building, corner of S. Broadway and Charles streets (non-extant).⁽⁷⁾

Robert Brooks Store Building, corner of S. Broadway and Charles streets (non-extant).⁽⁸⁾

A. G. Wells Store Building, adjoining previous building. 66-foot total frontage.⁽⁹⁾

Footnotes:

1. *De Pere News*. May 20, 1882, p. 3.

2. Ibid. January 31, 1885, p. 1.

3. Ibid. April 11, 1885, p. 1

4. Ibid. August 21, 1886, p. 1.

5. Ibid. September 18, 1886, **p. 1.**

6. Ibid. March 12, 1887, p. 1.

7. Ibid. March 19, 1887, p. 1.
8. **Ibid.** August 6, 1887, p. 1.
9. Ibid. August 13, 1887, p. 1.

Joseph LeClair

Joseph LeClair was also one of the more active contractors in De Pere in the 1880s and although nothing is known of his personal history, many of his projects are known and some have been identified as still being extant. The following list is compiled from De Pere newspapers.

BR 48/07	102 N. Michigan St.	W. P. Call House	1886(2)
BR 50/05	521 N. Michigan St.	Joseph LeClair Residence	1887(3)
BR 53/22	112-116 N. Broadway	Steckart & Falck Double Block	1888(5)
BR 55/12	100 Grant St.	St. Joseph's R. C. Church	1889(6)

Building List:

Henry Collette House, Main Ave.(1)

Captain Johann House (west side).(4)

J. H. Scott House (west side, opp. the French R. C. Church).(4)

Footnotes:

1. *De Pere News*. October 31, 1885, p. 1.
2. **Ibid.** October 9, 1886, p. 1., November 6, 1886, p. 1.
3. Ibid. September ?, 1887, p. 1.
4. Ibid. May 19, 1888, p. 1.
5. Ibid. May 26, 1888, p. 1.
6. **Ibid.** September 21, 1889, p. 1.

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POTENTIALLY ELIGIBLE INDIVIDUAL RESOURCES

As noted previously, the survey inventoried 574 resources within the project area. Of these, the following six historic districts contain a total of 224 buildings:

Historic Districts

1. Fox River Drive Historic District 21 Buildings
2. Main Avenue Historic District 18 Buildings
3. N. Michigan Street—N. Superior St. Historic District 116 Buildings
4. Randall Avenue Historic District 54 Buildings
5. St. Norbert College Historic District 6 Buildings
6. South Broadway Historic District 10 Buildings

In addition to the districts listed above, all of which are described more fully in the District Survey Forms that are located at the end of this report, the following sixteen resources or groups of resources are being recommended as being potentially eligible for listing in the National Register of Historic Places (NRHP) on an individual basis.

Individual Resources

1. J. Steckart & J. Falck Double Block. 112-116 N. Broadway. The Steckart and Falck Double Block was built in 1888 and is a very fine and largely intact example of High Victorian Italianate style-influenced design as applied to a large brown brick-clad commercial block.(1) This two-story-tall rectilinear plan building consists of two identical buildings placed side by side, each of which has two first story storefronts that are separated from one another by the entrance to the upper story of each block. The two buildings were built to house the saloon business of Jacob Falck and meat market of John Steckart, both of whose earlier buildings were lost in a large fire on April 13, 1888 that destroyed most of the original buildings on this side of the block. The contractor was Joseph LeClair of De Pere, and the finished building is now the most impressive and one of the most intact historic commercial buildings in De Pere and is believed to be eligible for listing in the NRHP under Criterion C (Architecture).

2. State Bank of De Pere Building. 127 N. Broadway. The limestone-faced State Bank of De Pere Building is an outstanding small scale example of Beaux Arts style design and is the only example of this style in De Pere is believed to be eligible for listing in the NRHP under Criterion C (Architecture). The original portion of the State Bank of De Pere Building was built ca.1875 for M. K. Hunt.(2) It was subsequently owned by R. B. Kellogg & Co., who operated the Kellogg Bank from these premises. This bank subsequently became the State Bank of De Pere, and the building was totally remodeled to designs by the architectural firm of Henry Foeller of Green Bay in 1904, the only portions of the original building that survived being the side and rear walls.(3)

3. Union House Hotel. 200 N. Broadway. The cream brick-clad Union House Hotel is a fine and extremely intact example of the Commercial Vernacular form applied in this instance, to a hotel building. The original portion of this mostly three-story-tall building was built for Fred Altmayer as a two-story-tall 60x30-foot rectilinear plan block in 1883.(4) By 1890, the hotel had been doubled in size to 60x60 and in 1893 a third story was added. Also still intact is the kitchen and stable wing, added between 1914 and 1925, which created the building as it appears today. The Hotel is still in operation as a hotel to this day, making it one of the oldest if not *the* oldest continually operated hotel in the state and certainly in De Pere, and its current owners have been to great lengths to respect the historic integrity of the building. The Union House is one of the most intact

commercial buildings remaining in De Pere that was built in the 1880s and it is believed to be eligible for listing in the NRHP under Criterion C (Architecture).

4. St. Norbert Abbey. 1016 N. Broadway. The large St. Norbert Abbey building complex was built between 1956 and 1959 to house the fathers of the Norbertine Order of the Roman Catholic Church.(5) The Abbey was designed by Foeller, Schober, Berners, Safford & Jahn of Green Bay and it is a totally intact, very late Neo-Gothic style-influenced complex of related elements all joined into one very large building that appears to have been modeled on medieval monastic examples. The Abbey sits in extensive grounds on the north edge of De Pere and although too new to be listed in the NRHP at the moment, it will be eligible in 2009, at which time it will be eligible on the basis of its architectural merit under Criterion C (Architecture).

5. Julius Krause Store Building. 106 S. Broadway. This fine Italianate style-influenced two-story, rectilinear plan brick store building was built in 1882 to house the shoe store of Julius Krause, his original store near this site having been destroyed by the great fire of April 23, 1882.(6) The Krause store is one of the most intact commercial buildings built in the 1880s that remains in De Pere and it is believed to be eligible for listing in the NRHP under Criterion C (Architecture) as an excellent representative example of its style.

6. Otto Gretzinger House. 922 N. Broadway. The clapboard-clad Otto Gretzinger House is both the largest and one of the finest examples of the Bungalow Style in De Pere. This extremely intact house was built for Gretzinger in 1915 and is an excellent example of the influence that the Craftsman Style exerted on Bungalow design.(7) Consequently, the Gretzinger House is believed to be eligible for listing in the NRHP under Criterion C (Architecture).

7. J. Baeten Building. 620 George St. This fine, late, Italianate style-influenced Commercial Vernacular two-story, rectilinear plan brick store building was built in 1903 for J. Baeten.(8) The large Baeten store building has recently been restored and is one of the most intact historic commercial buildings remaining in De Pere and is believed to be eligible for listing in the NRHP under Criterion C (Architecture) as a fine, largely intact example of Commercial Vernacular form design.

8. Dennis M. Burke Hall. 100 Grant St. (St. Norbert College). Built on the banks of the Fox River in 1942 as a residence dormitory for the then all male student body of St. Norbert College, Dennis M. Burke Hall, as it is now known, was the first residence dormitory built by the College. The three-story, H-plan red brick clad Burke Hall is also an outstanding example of Neo-classical style design that was created by Green Bay architects Gordon Feldhausen and Gardner Coueilan and was built at the beginning of World War II at a cost of \$321,000.(9) The Hall was originally known just as Residence Hall and was designed to house 144 students and is believed to be eligible for listing in the NRHP under Criterion C (Architecture).

9. First Baptist Church. 309 Grant St. Built in 1874, the largely intact cream brick-clad Gothic Revival style First Baptist Church is both the oldest Protestant church remaining in De Pere and one of the oldest churches in the city. The church was occupied by the Baptist congregation until 1892, when it was taken over by the German Evangelical Lutheran St. John's Society congregation.(10) Although the church is now owned by St. Norbert College and is no longer in use as a church, the building is still in very good and largely original condition today and still retains its original stained glass windows. The only significant alteration to the exterior has been the loss of the uppermost portion of the east spire, but the building is never-the-less believed to be eligible for listing in the NRHP under Criterion C (Architecture) as a fine, largely intact example of the Gothic Revival style.

10. Hotel Roffers. 500 Grant St. The brown brick-clad ,two-story, rectilinear plan Hotel Roffers is a fine example of the Twentieth Century Commercial style and it was built to serve travelers arriving at the adjacent West De Pere depot (non-extant) of the Chicago and Northwestern Railroad. Built as a hotel in 1912 by the Thomsen Brothers to a design by Alfred Fleck, the Hotel Roffers is the newest of the city's historic hotel buildings and its exterior is also one of the most intact, the building having been recently restored, and it is also now the only remaining example of a railroad hotel in De Pere.(11) Consequently, the Hotel is believed to be

eligible for listing in the NRHP under Criterion A (History) as a fine, largely intact example of a railroad hotel, an historically important and highly threatened hotel type.

11. Shattuck & Babcock Co. Paver Mill. 200 Main Ave. The Shattuck & Babcock Co. Paper Mill has been the most important industrial operation in De Pere since its original portion was completed in 1892 and it is still in operation today as a part of the International paper Co. and remains an important part of the city's economy today. The original portion of the Shattuck & Babcock Co. paper mill was built between 1891 and 1892 to a design by the Holyoke, Massachusetts firm of D. H. and A. B. Tower.(12) The several component parts of this very large five-story-tall Astylistic Utilitarian form cream brick-clad building is still easily discernible today despite being surrounded by less tall later additions built in 1949, 1959, 1963, and 1969, some of which are believed to be old enough to be considered contributing addition to the original structure.(13) Because the original structure is still largely intact despite these later encroachments and because the economic impact of the mill has been of enormous historic importance to the city of De Pere, the Shattuck & Babcock Co. Paper Mill is believed to be eligible for listing in the NRHP under Criterion A (History) as a still largely intact historic paper mill complex, a highly important resource type in the history of De Pere and the Fox River Valley in general, and historic examples of which are now a highly threatened resource type.

12. De Pere Public Library. 380 Main Ave. Built in 1936 to a design by Green Bay architects Foeller, Schober, and Bemers, the almost totally intact limestone-clad, slate-roofed De Pere Public Library is an outstanding example of the offshoot of the Tudor Revival style that is sometimes called "the English Cottage style."(14) Although De Pere had had a public library collection as early as 1888, the new Library was the first building in the city's history designed specifically to house it and it is still in use today as the city's main library facility. This, plus the fact that the building was built with help from the WPA and was a nationally recognized example of WPA-sponsored work, gives the building an historic significance that is believed to make it eligible for listing in the NRHP under Criterion A (History). In addition, the Library is also believed to be eligible for listing in the NRHP under Criterion C (Architecture) as a fine, largely intact example of the English Cottage Style as applied to a public building.

13. Henry Heyrman House. 403 S. Michigan St The highly intact and beautifully restored clapboard-clad Henry Heyrman House is one of the most intact examples of the Queen Anne style in De Pere. Built in 1903, the Heyrman house lacks the size and elaboration found on some of the examples in the North Broadway Historic District but it is their equal in terms of integrity and overall period feeling.(15) This house is believed to be eligible for listing in the NRHP under Criterion C (Architecture) because it is a fine, representative example of the Queen Anne Style, one whose significance is based as much on its extremely high degree of integrity as on its design.

14. Edwin O. Guthnecht House. 603 S. Michigan St. The stucco-clad, two-story, Edwin O. Guthnecht house was built in 1913 two blocks further south on Michigan Street from the Henry Heyrman House and a comparison between the two is instructive in showing just how far architectural styles had advanced in the intervening ten years.(16) The Guthnecht house is one of the best examples of the American Foursquare style in De Pere and is the only good example in the city of the Prairie School's influence on the style. Consequently, the Guthnecht House is believed to be eligible for listing in the NRHP under Criterion C (Architecture) because it is a fine example of the American Foursquare Style, examples of which are uncommon in the city, and because it is the only example of a Prairie School style-influenced example.

15. Wallace Field House. 312 S. Sixth St. The two-story-tall Wallace Field House was built prior to 1889 and it is the most imposing of the few brick Italianate style houses that survive in De Pere.(17) The exterior of the house is still essentially unchanged although it is all but certain that there was once a front porch of some sort that has since been lost. Much research needs to be undertaken to determine if Fields was the original owner of the house and to determine the original date of construction. Never-the-less, extant residential examples of the Italianate style are very rare in De Pere and intact examples even more so and it is therefore believed that the Wallace Field house is eligible for listing in the NRHP under Criterion C (Architecture) on this basis.

16. Nicolet High School. 111 S. Third St. Built between 1922 and 1923 as the public high school for West De Pere, the brown-brick-clad two-story-tall T-plan Nicolet High School was designed by the Green Bay firm of Foeller, Schober and Stephenson and it is now the only surviving historic school located on the west side of the Fox River and it is also a fine, highly intact example of Classical Revival style design.(18) Now owned by St. Norbert College and renamed for Abbot Bernard Pennings of the Norbertine Order, the Nicolet High School is one of only three surviving historic public schools in the city and is the only intact example on the west side. Consequently, the school is believed to be eligible for listing in the NRHP both because of its historic importance to the history of public education in De Pere under Criterion A (History) and as a fine example of Classical Revival style design applied to a public school building under Criterion C (Architecture).

Endnotes:

1. *De Pere News*. April 14, 1888, p. 1; May 26, 1888, p. 1
2. City of De Pere Real Estate Tax Rolls.
3. Bemers-Schober Archives, Green Bay. Dated drawings.
4. *De Pere News*. September 1, 1883, p. 1; September 15, 1883, p. 1; October 27, 1883, p. 1; November 17, 1883, p. 1. See also: *De Pere Journal-Democrat*: January 20, 1921, p. 1.
5. Bemers-Schober Archives, Green Bay. Dated drawings.
6. *De Pere News*. May 13, 1882, p. 1.
7. City of De Pere Real Estate Tax Rolls.
8. Date and name plaque on building cornice.
9. Pieters, Donald L. *St. Norbert College Buildings Centennial Edition*. De Pere: St. Norbert College, 1998, pp. 12-13.
10. Maes, Matthew J. *The History of Brown County and De Pere, Wisconsin*. *Brown County Democrat* March 26, 1915, p. 9.
11. Date and name plaque on building cornice. See also: *Brown County Democrat*, August 23, 1912, p. 1; November 1, 1912, p. 1.
12. *De Pere News*. November 15, 1890, p. 1; December 27, 1890, p. 1; February 21, 1891, p. 1; March 12, 1892, p. 1 (illustrated).
13. Plans in City of De Pere Building Inspection Unit offices.
14. Bemers-Schober Archives, Green Bay. Dated drawings. See also: Vande Hei, Michael C. *History of the De Pere Public Library, 1896-1968*. UW-Oshkosh, January, 1985. MA Thesis.
15. City of De Pere Real Estate Tax Rolls.
16. Ibid.
17. Ibid.
18. *De Pere Journal-Democrat*, January 26, 1922, p. 1. See also: Pieters, Donald L. *St. Norbert College Buildings Centennial Edition*. De Pere: St. Norbert College, 1998, p. 42.

RECOMMENDATIONS

Recommendations for the Registration and Protection of Resources

A. Survey and Research Needs

It is believed that the area of the city of De Pere covered by the intensive survey has been adequately documented and further survey work in this area is not recommended.

Future research needs have already been suggested in the Architects and Builders theme. These include: studying the various census tracts pertaining to De Pere kept at the State Historical Society in order to identify inhabitants calling themselves builders or contractors (i.e. masons, carpenters, etc.); and undertaking a systematic search of all the De Pere newspapers published after 1871 to identify building activity in the city after that date and the persons related to it. Microfilm copies of these newspapers are available at the Brown County Public Library and also at the Wisconsin Historical Society in Madison and these are the best and virtually the only resources available for such a study. Both of these are projects that should ideally be undertaken by a local historical society, and it is believed that the data base created by the intensive survey will be of benefit to these efforts. Other needed research efforts should concentrate on the potentially eligible individual buildings noted in the preceding section. In addition, an immediate effort should be made to identify any areas within the city that might contain either prehistoric or historic archeological remains. Such an area might include the land bordering the Fox River.

B. De Pere's Current National Register of Historic Places Listings De Pere

currently has several listings in the National Register. These are listed below:

North Broadway Historic District (NRHP 9-8-83).
De Pere Lock and Dam Historic District (NRHP 12-7-93).
Main Hall of St. Norbert College (100 Grant St., NRHP 10-28-88).
C. A. Lawton Company (233 N. Broadway, NRHP 1-30-92).

C. Threats to Resources

The biggest threat to the historic resources of De Pere is the continuing growth that the city is experiencing coupled with the lack of a fully organized effort dedicated to preserving the city's existing historic resources. The ongoing expansion of the urban area surrounding the historic core of De Pere and the accompanying increase in local population has brought with it the need for more services, larger and newer public facilities, and more and larger stores, all of which are having and will continue to have an impact on the existing historic infrastructure of the city.

The considerable age of De Pere made it all but inevitable that many of the city's oldest buildings would have been demolished by now and replaced with larger, more modern ones, and comparing the existing building stock with old maps and photos proved this to be true. Most noticeable now is the lack of early Greek Revival and Italianate style buildings and their vernacular form equivalents, which, in the beginning, formed the bulk of the building stock in the historic downtown core of the city. Today, many of these buildings have been demolished and replaced by newer buildings, some of which, fortunately, are believed to be architecturally significant in themselves.

The most heavily changed historic portions of De Pere on the east side of the Fox River are: the area between N. Broadway and the Fox River; and the area enclosed by Cass St., Michigan St., James St., and N. Broadway. On the west side of the Fox River the most heavily changed historic portions of De Pere are: the areas between the Fox River and S. Third Street from Main Ave. south to Stewart St. now given over to the St. Norbert College campus, and the area bordering Reid Street between S. Third and S. Sixth streets.

All four of these areas border the two existing historic commercial cores on the east and west sides of the river and while much of this change has been of a positive nature, the fact remains that it has been accomplished at a cost to the historic fabric of the city. Examining the survey cards from the 1975 Reconnaissance Survey showed that a significant number of the buildings within these areas that were surveyed in that year have now been demolished and these areas are still being threatened by new development projects today. This trend is especially important because of the effect it could have on the still intact portions of the historic commercial core of De Pere, the retention of which is of vital importance to the future of historic preservation and tourism in the city. Fortunately, the degree of integrity is still quite high in the downtown core, with its most impressive features being both the quality of its individual buildings and the retention of its uniform historic street fronts, which do so much to give these districts their historic appearance. The principal problems preservation efforts face in these areas include: educating the citizens of De Pere and property owners about the value of these areas; establishing the right mix of businesses in the commercial core; and keeping the core relevant to the evolving needs of the city.

The intensive survey also noted that De Pere contains many older residential buildings of all kinds that would have been surveyed except for the fact that they have been poorly remodeled; inappropriate additions, siding choices and window replacement choices being the most common problems. Thus, there is clearly room for improvement in terms of educating the general public as to the range of options that could be considered when remodeling or restoration projects are contemplated. It is possible, however, that one of the greatest threat to the residential buildings in the project area has already passed. Beginning in the 1940s and continuing to the present, a number of the older owner-occupied single family residential buildings in the project area were converted into either single family or multi-family rental housing, a change that was often accompanied by interior and exterior alterations. As part of the same process, the ownership of many of these buildings shifted from an owner-occupied to an absentee status and this was often attended by a gradual lessening of maintenance standards and by the casual construction of inappropriately designed income-producing additions. Recently, however, there are signs that this trend may be reversing. Housing costs in De Pere are rising to the point where the community's older housing stock is once again becoming attractive to single family purchasers and a number of older houses in the project area now show signs of thoughtful, sometimes meticulous recent renovation.

The future growth of the city is also expected to have an impact on its archeological potential. The historic core of De Pere is now almost completely ringed by modern subdivisions and new commercial buildings and the population growth forecasts for the near future suggest that this process will continue and even accelerate. Thus, any prehistoric or historic archeological remains that still exist within the city's boundaries must be considered to be greatly threatened.

D. National Register Priorities

The top priority for listing in the National Register should be the three residential historic districts and the two commercial historic districts identified by the Intensive Survey. The nomination of these districts will require several public meetings and the publicity that results will also be useful in generating interest on the part of the owners of the privately owned individual properties that have also been recommended for listing.

It is further recommended that the Union House Hotel and the Shattuck & Babcock Co. Paper Mill be the next resources identified by the intensive survey to be nominated for listing in the NRHP. These resources are the most vulnerable in terms of location and type and have the most to gain by the tax credits that are one of the benefits of NRHP listing and the favorable publicity that is also generated by being listed. The resulting publicity can then be used to prepare the way for the nomination of the other privately owned buildings on the list of potentially eligible individual buildings that is included in this report.

E. Community Strategies for Historic Preservation

The most effective means by which a meaningful historic preservation strategy can be created in De Pere is already in place, namely, the enactment of a local landmarks ordinance and the simultaneous creation of a

local landmarks commission. Continued support for the City of De Pere Historic Preservation Commission is the most effective way the city can protect its historic resources and it is also the city's most effective potential educational tool as well. In addition, the complimentary historic preservation-related activities of the De Pere and Brown County Historical Societies and the City's participation in the Main Street Program are all important steps by which local interest in historic preservation can be created and encouraged.

An important step was taken in 2000, when the City successfully applied to the DHP for a Survey and Planning grant that could be used to fund an intensive survey of the city. The City's intent in funding such a survey was twofold; to create a data base of information about the historic resources in the city, and to identify properties that might be eligible for the NRHP. Both of these goals have now been realized and the successful first public meeting that was held in conjunction with this survey suggests that there is also considerable local interest in historic preservation.

The principal questions that now face the City are: "How can it best make use of the information generated by the survey to better inform the public about the historic resources in their midst?" and "How can public opinion be mobilized to place a higher value on these resources?" The answer seems to be largely a matter of education. The City now has much of the information it needs to assess the importance of the buildings in the survey area and the survey also identified both individual buildings and a group of buildings in the survey area that may meet NRHP criteria for listing. Therefore, the best course for the City to follow would appear to be to sponsor the nomination of these buildings to the NRHP as a way of demonstrating to the community that De Pere does, in fact, contain notable historic resources, some of which, like the Shattuck & Babcock Co. Paper Mill, are not necessarily of an historic type normally valued by the general public.

Listing these resources in the NRHP is an important step because people must first be made aware of their historic resources before they will place a value on them and be motivated to preserve them. Listing these resources is also a good way of introducing the community to the criteria that the National Register uses to evaluate buildings and districts. And finally, listing these buildings would also be a way of showing that a number of the historic resources in the city that are privately owned stand to benefit from available restoration-related Federal and State tax credits.

The need for getting more and better information into the hands of the public is clear. For instance, the intensive survey found that a number of buildings in the survey area that might otherwise have been eligible for listing in the NRHP have been rendered ineligible because they have been resided, most often with inappropriate materials or with materials that are different in scale from the originals such as when wide gauge clapboard is used to replace narrower gauge original siding. By disseminating information that is readily available from the NRHP and the DHP about the importance of maintaining a building's original appearance and by making the public aware of the fact that siding of an appropriate size is now widely available, the City can help the public make better informed decisions about renovation projects.

The City can also use the products of the survey to help educate the community about its historic resources. Historic photos and maps of De Pere that were identified in the survey could be reproduced (with the aid of funding from local businesses) and displayed in the heavily used De Pere Public Library and in local schools and businesses. Informational brochures that touch on remodeling issues and the tax advantages of NRHP listings can also be made available by the City as part of its education effort. Finally, lectures and workshops given by the members of the DHP can be used to better inform the community about preservation issues and techniques.

SURVEY RESULTS

What follows is a complete list of all the resources that were surveyed as part of the City of De Pere Reconnaissance Survey. Each property surveyed during the course of this project will also have an intensive survey card prepared for it in accordance with DHP standards. These cards consist of a dry-mounted black and white photo of the resource on one side and a summary of the historical and architectural analysis performed on the subject resource and other required information such as an address and the photo and map codes assigned to the resource on the reverse side. In addition, all the written information contained on these cards, plus additional historic data, will be copied into the DHP's computerized database using the Historibase software developed by the DHP.

The abbreviations given below for architectural styles and vernacular building forms are the same abbreviations used in the DHP's Historibase software. These are as follows:

AF = American Foursquare
AM = Art Moderne
AS = Astylistic Utilitarian Form
BE = Beaux Arts Classical
BO = Boomtown
BU = Bungalow
CG = Collegiate Gothic
CO = Colonial Revival
COM= Commercial Vernacular
CON = Contemporary
CR = Craftsman
CRO = Cross Gable
DU = Dutch Colonial Revival
ELL = Gable Ell
FG = Front Gabled
FP = French Provincial
GN = Georgian Revival
GO = Gothic Revival
GR = Greek Revival
HVI = High Victorian Italianate
IT = Italianate
NA = Not a Building
NE = Neo-Classical
NG = Neo-Gothic
OSC = One-Story Cube
QU = Queen Anne
RI = Richardsonian Romanesque Revival
SG = Side Gabled
TC = Twentieth Century Commercial
TU = Tudor Revival
WR = Wrightian

BR 54/26	1215		Ashland Ave.	House		ELL	
58/14	235		Autumn Dr.	A. J. Despin & Sons House	1967/1995	GN	
56/13	236		Belle Ave.	House		CO	
54/37	615		Birch St.	House	pre-1925	BU	
53/16	107	N.	Broadway	The National Bank	1895-1914	NE	
53/17	109	N.	Broadway	Building	pre-1914	COM	
53/22	112-16	N.	Broadway	J. Steckart & J. Falck Double Block Building	1888	HVI	
53/18	115	N.	Broadway	Building	1884-1890	TC	
53/21	118	N.	Broadway	Building		COM	
53/20	124	N.	Broadway	Knoeller Block Building	1899	COM	
53/19	127	N.	Broadway	State Bank of De Pere Building	1877/1904	BE	
49/21	200	N.	Broadway	Union House Hotel	1883/1884- 1890/1920/ 1922	COM	
52/22	922	N.	Broadway	Otto Gretzinger House	1915	BU	
52/23	932	N.	Broadway	House		BU	
52/24	942	N.	Broadway	House		AF	
52/25	944	N.	Broadway	House		DU	
52/26	1000	N.	Broadway	House		AF	
47/15	1016	N.	Broadway	St. Norbert Abbey	1956-59	CON	
53/23	101	S.	Broadway	John Hahn Building	1883	COM	
53/34	106	S.	Broadway	Julius Krause Building	1882	IT	
53/24	107	S.	Broadway	Louis Minnich/Mrs. M. Beaver Building	1883	COM	
53/25	109-11	S.	Broadway	John Smith Building	1883	COM	
53/26	115-17	S.	Broadway	VanDeWeil/Arnold Martins Building	1883	COM	
53/33	118	S.	Broadway	Building	1884-1890	COM	
53/27	121	S.	Broadway	De Pere Federal Savings & Loan Buildin	1959	CON	
53/28	123	S.	Broadway	M. A. McCall Building	1883/1934- 1953	COM	I
53/29	125	S.	Broadway	Robert McGeehan Building	1888	COM	
53/32	126	S.	Broadway	Building	1883	COM	
53/30	129	S.	Broadway	John Hooker Building	1883	COM	
53/32	130	S.	Broadway	Building	1884-1890	COM	
53/31	132	S.	Broadway	John Maternowski Bowling Alley Building	1939/1948	AM	
47/08	221	S.	Broadway	F. J. Neubauer House	1896	QU	
47/07	229	S.	Broadway	John Steckart House	1927	MED	
45/26	615	S.	Broadway	East De Pere High School	1929/1938/ 1951	CG	

Film Code	Number		Street	Qrj*L:)wnei'	Date	Style,
45/03	1940	S.	Broadway	House		ELL
55/09	551		Butler St.	House	1934-1953	SG
46/35	604		Charles St.	Peter Francken House	1930	TU
46/36	608		Charles St.	George Gates House	1929	DU
47/10	1313		Charles St.	House		WR
45/28	918		Chicago St.	House		ELL
45/29	921		Chicago St.	House		ELL
45/30	1121		Chicago St.	House		FG
45/31	1602		Chicago St.	House		SG
55/28	336		College Ave.	House	pre-1895	ELL
55/30	432		College Ave.	F. Vandebanden House	1904	QU
55/31	438		College Ave.	Alfred Pautz House	1921	DU
58/31	116		Eighth St.	House		CR
58/30	218		Eighth St.	House		BU
58/32	836		Elm St.	House		FG
49/10	108	N.	Erie St.	Clarence Riley House	1924	BU
49/09	124	N.	Erie St.	House	1871-1895	ELL
49/08	431	N.	Erie St.	House	1871-1895	SG
49/07	436	N.	Erie St.	House		ELL
49/06	448	N.	Erie St.	House		AF
50/24	509	N.	Erie St.	House		QU
50/25	526	N.	Erie St.	House		TU
50/26	621	N.	Erie St.	House		FG
46/13	221	S.	Erie St.	House	1900-1914	ELL
46/14	230	S.	Erie St.	House	post-1953	AC
4 ⁶ / ₁₅	303	S.	Erie St.	William Coenen, Jr. House	1911	AF
46/16	324	S.	Erie St.	House	1871-1895	FG
46/17	327	S.	Erie St.	House		TU
45/37	402	S.	Erie St.	House		AF
45/36	408	S.	Erie St.	House		TU
45/35	420	S.	Erie St.	House		DU
45/34	426	S.	Erie St.	House		CO
45/33	509	S.	Erie St.	House		SG
45/32	513	S.	Erie St.	House		CO
45/08	801	S.	Erie St.	House		ELL
45/07	ca.911	S.	Erie St.	Shea Family Tomb		NA
45/06	1002	S.	Erie St.	House		ELL
45/05	1208	S.	Erie St.	House		SG
45/04	1211	S.	Erie St.	Barn		AS
54/28	624		Fairview Ave.	House		ELL
54/29	639		Fairview Ave.	House		TU
54/30	649		Fairview Ave.	House		BU

Film Code	Number	tree	OwnerOrigial	Date	
59/04	716	Fort Howard Ave.	De Pere Paper Mfg. Co.	1914-1925	AS
59/05-06	800	Fort Howard Ave.	Lyons Boiler Works	pre-1914/ 1931	AS
54/36	1102	Fort Howard Ave.	House		TSC
54/34	1230	Fort Howard Ave.	House		TU
59/07	1500	Fort Howard Ave.	Brown County Fairgrounds Horses Barn	1921/1959	AS
59/08	1500	Fort Howard Ave.	Brown County Fairgrounds Cattle Barn	1919	AS
59/09	1500	Fort Howard Ave.	Brown County Fairgrounds <u>Sheep-Swine-Poultry Barn</u>	1921/ 1925-1934	AS
59/10	1500	Fort Howard Ave.	Brown County Fairgrounds Barn	1921/1959	AS
61/29	1500	Fort Howard Ave.	Brown County Fairgrounds <u>Ticket Building</u>		AS
54/27	1902	Fort Howard Ave.	House		TSC
55/29	317	S. Fourth St.	John Rotters House	1900/1913	<u>QU</u>
5603	410	S. Fourth St.	House		<u>QU</u>
5604	417	S. Fourth St.	Norbert P. Jacobs House	1946	<u>CO</u>
5605	420	S. Fourth St.	House		<u>BU</u>
5606	507	S. Fourth St.	House	pre-1925	<u>CO</u>
5607	512	S. Fourth St.	House	pre-1925	SG
5608	515	S. Fourth St.	House	pre-1925	<u>BU</u>
5609	517	S. Fourth St.	House	pre-1925	<u>CR</u>
56/10	522	S. Fourth St.	House	pre-1925	<u>BU</u>
56/11	602	S. Fourth St.	House	<u>pre-1925</u>	<u>QU</u>
56/12	705	S. Fourth St.	Peter L. Jensen House	1930	<u>TU</u>
56/15	816	S. Fourth St.	House		<u>CO</u>
61/30	908	S. Fourth St.	House		<u>CR</u>
5809	1515	Fox Ridge Ct.	Bjorn Construction Co. House	1978	TU
5808	1527	Fox Ridge Ct.	House	1978	<u>CO</u>
5807	1535	Fox Ridge Ct.	Bowin Construction Co. House	1979	<u>TU</u>
5806	1543	Fox Ridge Ct.	<u>Thomas Olejniczak House</u>	1979	NE
5403	803	Fox River Dr.	House		<u>FG</u>
5404	833	Fox River Dr.	William Campbell House	1880/1901	<u>FG</u>
5405	888	Fox River Dr.	O. M. Kiley House	1915	<u>AF</u>
5406	903	Fox River Dr.	E. C. Merrill House	1876	<u>IT</u>
5407	918	Fox River Dr.	Victor Saul House	1909/19??	<u>CO</u>
59/12	926	Fox River Dr.	J. W. Warren House	1913	<u>CO</u>
5408					
5409	927	Fox River Dr.	G. F. Merrill House	1877	<u>FG</u>
54/10	1000	Fox River Dr.	Herbert M. Cuene House	1938	<u>CO</u>
54/11	1012	Fox River Dr.	John W. Goemans House	1909	<u>AC</u>
54/12	1024	Fox River Dr.	R. H. Larson House	1910/1930	<u>CO</u>

Film Code	Number		Street	Owner	Date	Style
59/13	1106		Fox River Dr.	Carl Jacobsen House	1919	CR
59/14	1116		Fox River Dr.	W. A. Barker House	1919	CR
54/13	1120		Fox River Dr.	J. E. Heath House	1920-21	CO
5 ⁴ / ₁₄	1202		Fox River Dr.	Harold M. Kuypers House	1938	CO
54/22	1207		Fox River Dr.	Vincent A. Jacobs House	1951	CON
59/15	1208		Fox River Dr.	Walter Cloud House	1957	CON
5 ⁹ / ₁₆	1210		Fox River Dr.	John A. Denis House	1991	TU
54/15	1211		Fox River Dr.	Mrs. Hannah Ebeling House	1939	CON
5 ⁴ / ₁₆	1218		Fox River Dr.	House		NE
59/17	1250		Fox River Dr.	Marianne Hageman House	1987	CO
54/17	1306		Fox River Dr.	House		QU
54/18	1316		Fox River Dr.	House		CO
54/19	1324		Fox River Dr.	House		FP
54/20	1334		Fox River Dr.)	House	1936	TU
54/35	665		Foxview Ave.	House		TSC
49/17	903		Franklin St.	House		ELL
61/23	503		Fulton St.	James Harbridge House	1867/1882	QU
50/32	525		Fulton St.	Lewis Allie House	1869	ELL
53/36 61/33			George St.	Claude Allouez Bridge	1932-1933	NA
53/04	302		George St.	Commercial House Hotel Building	ca.1870/ 1936	AS
53/35	415		George St.	J. S. Chase Building	1891	COM
48/03	416		George St.	De Pere Post Office	1940	CO/GN
48/05	417		George St.	Building	1890-1895	COM/ AM
48/04	421		George St.	Garage Building	1900-1914/ 1914-1925	TC
47/37	500		George St.	Clinic Building	1934- 1945/1946	TU
47/36	520		George St.	Building	post-1893	COM
47/35	522		George St.	Building	1871-1889	COM
47/34	600		George St.	Building	pre-1884	COM
47/33	602		George St.	Building	pre-1884	COM
47/32	609		George St.	Building	1900-1914	COM
47/31	610		George St.	Building	1934-1953	TC
47/30	614		George St.	Building	1890	COM
47/28	620		George St.	J. Baeten Building	1903	COM
47/29	621		George St.	Building	1884-1890/ 1890-1895	COM
47/27	921		George St.	House	pre-1925	ELL
47/26	1003		George St.	House	pre-1925	ELL
47/25	1121		George St.	House	pre-1925	FG
47/24	1348		George St.	House		TU
47/23	1356		George St.	House		FG
53/37	900		Georgia Dr.	House		CO

Film Code	Number		Street	Owner	Date	Style
51/29	611		Glenwood Ave.	Edgar Ballman House	1951	WR
51/28	707		Glenwood Ave.	J. Bon Davis House	1950	CON
51/27	713		Glenwood Ave.	James Cagle House	1967	CON
51/10,16	800		Glenwood Ave.	Dolph Van Lanen House	1967	DU
51/18	805		Glenwood Ave.	Robert Phenicie House	1955	CON
51/26	826		Glenwood Ave.	Raymond M. Waldkirch House	1948	NE
55/11	100		Grant St.	St. Joseph's Priory	1925/1963	NE
55/12	100		Grant St.	St. Joseph's Church	1889/1999	GO
55/13	100		Grant St.	Francis M. Boyle Hall	1917	NE
55/14	100		Grant St.	St. Joseph's Hall	1916-17	NE
55/15	100		Grant St.	Main Hall	1903	RI
55/16	100		Grant St.	SNC Heating Plant	1917	AS
55/17 61/32	100		Grant St.	I. F. Van Dyke Hall	1930/1999	TU
55/18 61/31	100		Grant St.	Rev. Dennis Burke Hall	1942	NE
55/23	309		Grant St.	First Baptist Church	1874	GO
55/24	402		Grant St.	St. Boniface R.C. Church	1883-1884	GO
55/25	405		Grant St.	St. Boniface R.C. School	1957	CON
55/26	406		Grant St.	St. Boniface R.C. Church Rectory	1916	SG
55/27	419		Grant St.	St. Boniface R. C. Church Convent	1919/1949	CO/CR
57/17	500		Grant St.	Hotel Roffers	1912	TC
58/25	720		Grant St.	House		ELL
54/25	1126		Grant St.	House		AF
54/24	1156		Grant St.	House		CO
51/17	904		Hickory Ave.	Arthur A. Fogel House	1954	CON
51/20	930		Hickory Ave.	I. E. Levitas House	1950	CON
51/21	938		Hickory Ave.	House	ca. 1947	CO
51/22	948		Hickory Ave.	A. L. Gnewuch House	1951	CO
51/23	958		Hickory Ave.	Ralph Vandebush House	1972	CO
51/24	961		Hickory Ave.	Charles K. Dietsch House	1950	CO
56/14	320		High St.	Robert Ver Cauteren House	1938	CO
48/30	109	N.	Huron St.	F. Schnitzer House	1869	SG
61/21	114	N.	Huron St.	House	1951	CON
48/31	115	N.	Huron St.	Jon Gasheus House	1872/1913	SG
61/20	120	N.	Huron St.	John Smith House	1874	ELL
61/19	121	N.	Huron St.	Leo Lee House	1933	CO
61/18	126	N.	Huron St.	Mrs. John Hill Bailey House	1912	DU
48/32	127	N.	Huron St.	Henry & Neil Vander Heiden House	1937	CO
48/33	131	N.	Huron St.	Honorina Coenen House	1928	DU
48/34	132	N.	Huron St.	John Ganerke House	1911	SG

Film Code	Number		Street	Original Owner	Date	Style
61/17	202	N.	Huron St.	George Kerner House	1904	QU
48/35	208	N.	Huron St.	Fred Manders House	1905	FG
61/16	209	N.	Huron St.	Barney Van Vonderen House	1921	BU
48/36	214	N.	Huron St.	August Martens House	1906	AF
48/37	215	N.	Huron St.	M. Schwartz House	ca.1871	QU
49/04	218	N.	Huron St.	F. Vantongerin House	1872	ELL
61/15	221	N.	Huron St.	A. Jordan House	1874	ELL
61/14	227	N.	Huron St.	H. Ottoway House	ca.1871	SG
61/13	233	N.	Huron St.	House	1900-1914	FG
49/05	442	N.	Huron St.	House	pre-1895	FG
50/23	501	N.	Huron St.	House	1871-1895	ELL
50/22	502	N.	Huron St.	House	1871-1895	ELL
50/21	509	N.	Huron St.	House	1914-1925	BU/CR
50/20	514	N.	Huron St.	House	1900-1914	FG
50/19	620	N.	Huron St.	House		AF
50/18	621	N.	Huron St.	House		QU
50/17	640	N.	Huron St.	Robert W. Danen House	1948	CO
47/19	100	S.	Huron St.	St. Mary's R. C. School	1951-1952	AD
47/22	133	S.	Huron St.	House	1900-1914	QU
46/22	200	S.	Huron St.	Jerome Danen House	1946	CO
46/21	209	S.	Huron St.	House	pre-1895	IT
46/20	214	S.	Huron St.	L. W. Janssen House	1940	TU
46/19	215	S.	Huron St.	House	1914-1925	CR
46/18	308	S.	Huron St.	House	1900-1914	FG
46/03	409	S.	Huron St.	House		CO
46/04	415	S.	Huron St.	Floyd A. Bunchell House	1938	BU
46/05	427	S.	Huron St.	Peter Lambert House	1939	CO
46/06	501	S.	Huron St.	House		FG
45/24	612	S.	Huron St.	House		FG
45/23	628	S.	Huron St.	House		ELL
45/22	638	S.	Huron St.	House		CO
47/13	1219		Irwin Ave.	House		CO
53/05	201		James St	' Columbian Mills/James Street Inn	1892/1995	AS
49/20	621		James St.	House	1871-1890	QU
61/22	721		James St.	House	1871-1895	ELL
49/19	814		James St.	House	1895-1900	QU
49/18	820		James St.	House	pre-1895	SG
45/10	818		Jordan Rd.	House	1851	ELL
52/08	801		Lawton Pl..	Arthur B. McEachron House	1938	TU
52/07	802		Lawton Pl.	Arthur B. McEachron House	1938	SG
59/25	803		Lawton Pl.	Arthur B. McEachron House	1923	SG
59/27	804		Lawton Pl.	Arthur B. McEachron House	1925	SG

Film Code	Number		Street	Original Owner		Style
59/26	805		Lawton Pl.	Arthur B. McEachron House	1924	SG
59/28	806		Lawton Pl.	Arthur B. McEachron House	1925	CO
52/05	807		Lawton Pl.	Arthur B. McEachron House	1925	QU
52/06	820		Lawton Pl.	Arthur B. McEachron House	1938	TU
59/29	916		Lawton Pl.	Wisconsin Land & Improvement Co. House	1939	NE
51/30	931		Lawton Pl.	W. B. Hartman House	1941	CO
55/04	1855		Lemon Lane	House		CON
47/06	514		Lewis St.	House	pre-1871	ELL
47/05	621		Lewis St.	House	pre-1895	ELL
47/04	715		Lewis St.	Mrs. Theo Danen House	1933	DU
47/03	719		Lewis St.	Martin Francken House	1938	TU
46/37	724		Lewis St.	Peter De Cleene House	1908	QU
57/36	1121		Lost Dauphin Rd.	House	ca.1932	CO
58/02	1205		Lost Dauphin Rd.	Dr. H. W. Doyle House	1940	CO
57/37	1213		Lost Dauphin Rd.	Dr. J. E. Abbott House	1941	CO
61/28	1303		Lost Dauphin Rd.	House		FG
58/10	1625		Lost Dauphin Rd.	Albert & Mary Turek House	1978	DU
58/11	1631		Lost Dauphin Rd.	Timothy J. Howland House	1999	FP
58/13	1700		Lost Dauphin Rd.	St. John's Lutheran Church	1963/19??	CON
58/12	1703		Lost Dauphin Rd.	George Stock House	1996	CON
58/21	2005		Lost Dauphin Rd.	House	1975	CON
58/22	2021		Lost Dauphin Rd.	Dr. G. E. Le Mieux House	1968	CON
55/03	1307		Lourdes St.	Our Lady of Lourdes R. C. Church	1999	CON
56/30-32	200		Main Ave.	Shattuck & Babcock Co. Paper Mill	1891-1892/ 1949/1959/ 1963/1969	AS
57/29	301		Main Ave.	Frank De Both Building	ca.1882	COM
57/30	305		Main Ave.	John Pfiffer Building	1913	QU
57/31	313		Main Ave.	Thomsen Bros. Building	1912	COM
57/32	315-17		Main Ave.	Fred Gabel Building	1914-1915	QU
57/07	320		Main Ave.	Westbridge Building	post-1995	TC/CON
57/33	321		Main Ave.	Henry Rahr Building	1891/1922/ post-1950	CON
57/34	327		Main Ave.	Van Den Heuvel Electric Co. Building	1966	CON
57/08	330		Main Ave.	Building	1900-1914	COM
57/35	331		Main Ave.	Henry Collette Building	pre-1883	COM
57/09	334		Main Ave.	Building	pre-1884	COM

Film Code	Number		Street	Original Name	Date	Style
57/18	337		Main Ave.	G. H. Salter Building	1895-1900	COM
57/10	338		Main Ave.	Building	1884-1890	BO
57/19	339-41		Main Ave.	Jacob Bros. Building	1940-50	TC
57/11	342		Main Ave.	Building	1925-1934/	CON
57/20	345		Main Ave.	William Van Dyk Building	1933/1940-1950	TC
57/12	348		Main Ave.	Building	1895-1900	COM
57/21	351-353		Main Ave.	Max L. Franc Building	1940-1950	TC
57/22	355		Main Ave.	Van Gernert Marble Works Building	1913/1922	TC
57/13	360-02		Main Ave.	Building	1890-1895	COM
57/23	363		Main Ave.	Building	post-1953	CON
57/24	365		Main Ave.	Louis E. Secor Building	1913	COM
57/14	366		Main Ave.	Building	1900-1914/19?	CON
57/25	367		Main Ave.	Louis E. Secor Building	1928	COM
57/15	368		Main Ave.	Post Office Building	1925	TC
57/26	371		Main Ave.	Bank of West De Pere Building	1919-1920	NE
57/27	375		Main Ave.	Building	1925-1939	TC
57/28	377		Main Ave.	Henry Strong Building	pre-1883	COM
57/16	380		Main Ave.	De Pere Public Library	1936/1963	TU
56/33	401		Main Ave.	Building	pre-1884	BO
56/34	405		Main Ave.	Building	pre-1884	BO
56/35	407		Main Ave.	Building	pre-1884	BO
56/36	409		Main Ave.	Building	pre-1884	COM
56/37	413		Main Ave.	Building	pre-1884	COM
57/04	417		Main Ave.	Building	1895-1900	COM
57/05	419		Main Ave.	Building	1900-1914	TC
57/06	421		Main Ave.	Building	1900-1914	COM
58/26	721		Main Ave.	House		FG
45/09	937		Mansion St.	House		CO
55/32	309		Marsh St.	House	pre-1925	FG
55/35	320		Marsh St.	Joseph B. Layde House	1939	CO
55/36	324		Marsh St.	Leslie N. Bender House	' 1939	CO
55/33	325		Marsh St.	House	pre-1925	FG
61/27	326		Marsh St.	House	pre-1925	BU
55/34	335		Marsh St.	House	pre-1925	BU
45/25	802		Merrill St.	House		ELL
48/07	102	N.	Michigan St.	W. P. Call House/	1886/	FG
48/08	114	N.	Michigan St.	House	pre-1890	QU
48/09	202	N.	Michigan St.	George Fenstermacher House	1869	IT
60/29	208	N.	Michigan St.	George Fenstermacher House	1872	ELL
48/10	214	N.	Michigan St.	Herbert L. Francken House	1923	BU

Film Code	Number		Street	Original Owner	Date	Style
48/11	220	N.	Michigan St.	Peter Francken House	1910	AF
60/28	222	N.	Michigan St.	Peter Francken House	1911	DU/CRO
48/12	232	N.	Michigan St.	John S. Monroe House	1869	FG
48/13	306	N.	Michigan St.	House	moved to site in	TSC
48/14	312	N.	Michigan St.	W. R. Mathews House	1876	IT
60/27	321	N.	Michigan St.	William Weshner House	1924	FG
60/26	430	N.	Michigan St.	House	moved to site in	AF
60/25	431	N.	Michigan St.	Bridget Walsh House	1906	FG
60/24	436	N.	Michigan St.	J. C. Mularkey House	1926	DU
48/15	437	N.	Michigan St.	D. O. Sanborn House	1895	QU
60/23	442	N.	Michigan St.	H. A. Hammond House	pre-1867	ELL
48/16	443	N.	Michigan St.	James C. Miller House	1903	QU
60/22	448	N.	Michigan St.	G. G. Pratsch House	1891	QU
48/17	449	N.	Michigan St.	Andrew T. Kay House	1920	BU
60/21	500	N.	Michigan St.	Mrs. J. A. Annas House	1886	FG
50/09	503	N.	Michigan St.	Robert Jackson House	1895	QU
50/08	508	N.	Michigan St.	Anton C. Leininger House	1920	BU
50/07	511	N.	Michigan St.	Mrs. Ida Jackson House	1895-1900	QU
60/20	514	N.	Michigan St.	C. E. Wright House	ca. 1883	ELL
50/06	520	N.	Michigan St.	Robert Gano House	1886	QU
50/05	521	N.	Michigan St.	Joseph Le Clair House	1887	QU
50/04	528	N.	Michigan St.	J. H. Scott House	1873	ELL
60/19	529	N.	Michigan St.	Robert Jackson House	1887	FG
50/03	600	N.	Michigan St.	C. Dannen House	1906	QU
61/26	606	N.	Michigan St.	Alton E. Withbroe House	1980	CON
60/18	614	N.	Michigan St.	Charles H. Foster House	1950	CON
61/25	615	N.	Michigan St.	Mrs. J. A. Baker House	1893	QU
61/24	619	N.	Michigan St.	Susan Allcox House	1994	CON
60/17	620	N.	Michigan St.	House	1895-1940	SG
49/37	621	N.	Michigan St.	F. C. Lawrence House	1902	QU
49/36	626	N.	Michigan St.	John J. Norton House	1937	CO
60/16	632	N.	Michigan St.	Clarence Roffers House	1962	CON
49/35	633	N.	Michigan St.	Ed DeGroot House	1942	CO
60/15	636	N.	Michigan St.	Williams, Builders House	1970	CON
60/14	639	N.	Michigan St.	Douglas A. French House	2000	CON
49/34	702	N.	Michigan St.	John Cornelisen House	1938	CO
60/13	705	N.	Michigan St.	Peter Haanen House	1919	BU
60/03	708	N.	Michigan St.	Edward G. Reinhart House	1938.	CO
49/33	713	N.	Michigan St.	George W. Martin House	1913	BU
60/04	716	N.	Michigan St.	A. B. McEachron House	1938	CO
49/32	719	N.	Michigan St.	Mrs. Christina Regan House	1915	BU
49/31	725	N.	Michigan St.	Mrs. Sophia Lawton House	1912	BU
46/32	215	S.	Michigan St.	House		ELL
46/33	332	S.	Michigan St.	House	1934-1953	CO
46/09	402	S.	Michigan St.	House	1893-1925	CRO
46/08	403	S.	Michigan St.	Henry Heyrman House	1903	QU
46/10	407	S.	Michigan St.	House	pre-1925	BU
46/11	417	S.	Michigan St.	House	pre-1925	DU

Film Code	Number		Street	Original Owner	Date	Style
45/16	603	S.	Michigan St.	Edwin O. Guthnecht House	1913	AF
45/15	609	S.	Michigan St.	House	pre-1925	ELL
45/14	615	S.	Michigan St.	House	pre-1925	AF
45/13	645	S.	Michigan St.	House		FG
45/12	705	S.	Michigan St.	Hope Lutheran Church	1954	NG
45/11	815		Mt. Olivet Dr.	Victor DeCleene House	1952	CON
51/19	755		Nicolet Ave.	Elmer Stone House	1949	GN
51/15	815		Nicolet Ave.	Edward F. Kohl House	1940	NE
58/29	416		Ninth St.	House		ELL
58/28	509		Ninth St.	House		OSC
58/27	715		Oak St.	House		FG
52/09	803		Oakdale Ave.	Robert Schreiber House	1908	FG
52/10	807		Oakdale Ave.	Fred Meyer House	1938	CO
59/20	814		Oakdale Ave.	F. M. Newall House	1945	CO
52/11	815		Oakdale Ave.	August Schreiber House	1908	FG
52/12	821		Oakdale Ave.	Don Anderson House	1938-39	CO
52/13	908		Oakdale Ave.	Neil Branson House	1930	TU
52/14	918		Oakdale Ave.	Sam Clark House	1930	CO
52/17	920		Oakdale Ave.	Streetcar Station/ Jack Wemple House	Moved to site in	OSC
52/18	924		Oakdale Ave.	Enos Ellegard House	1929	CO
52/15	933		Oakdale Ave.	George E. Bowman House	1928	CO
52/16	937		Oakdale Ave.	Leo Dillon House	1942	CO
52/19	940		Oakdale Ave.	Martha Saul House	1933	TU
52/20	947		Oakdale Ave.	A. J. Hutchinson House	1933	CO
59/24						
59/21	950		Oakdale Ave.	Martha Saul House	1937	DU
59/23	953		Oakdale Ave.	D. E. Brasted House	1948	CON
59/22	956		Oakdale Ave.	J. Karn House	1937	CO
49/12	127	N.	Ontario St.	House		ELL
49/13	443	N.	Ontario St.	House		QU
50/29	505	N.	Ontario St.	House		BU
50/28	527	N.	Ontario St.	House		CO
50/27	614	N.	Ontario St.	House		TU
47/21	107	S.	Ontario St.	House	pre-1925	QU
47/20	133	S.	Ontario St.	House	/1938	QU
46/12	220	S.	Ontario St.	House		FG
56/27	208		Pleasant Pl.	Louis Bender House	1926	AF
56/26	217		Pleasant Pl.	House	pre-1925	BU
56/25	222		Pleasant Pl.	Frank Bressinich House	1942	CO
58/05	200		Prospect Pl.	John Hofrivan House	1998-99	CO
58/04	229		Prospect Pl.	Henry Erdmann House	1957	CO

Film Code	Number	Street	OrigYilal Owner:::	Date	Style
58/03	230	Prospect Pl.	Merle A. Minor House	1945	CO
58/15	1755	Rainbow Ave.	Dr. Charles Trout/ House	1987	FP
58/16	1777	Rainbow Ave.	Al Kemper House	1967	CON
58/17	1818	Rainbow Ave.	/Tom Gavic House	1966/1998	CO
58/18	186	Rainbow Ave.	McCarthyHouse	1969	CON
58/20	1921			1996	TU
59/18	435			1967	DU
59/19	436			1940	CO
58/19	1905	Rainbow Ave.	Ronald Adriansen House	1972	TU
		Rainbow Ave.	Donald J. Hoida House		
		Randall Ave.	Ralph Vandebush House		
		Randall Ave.	Wisconsin Land & Improvement Co. House		
I 52/27	508	Randall Ave.	F. Van Laanen House	1930	CO
52/28	514	Randall Ave.	Paul Van Laanen House	1930	CO
52/29	515	Randall Ave.	Wesley H. Gamer House	1937/1949	CO
52/30	605	Randall Ave.	R. K. Chapel House	1946	CO
52/31	612	Randall Ave.	Winfield A. Austin House	1938	CO
52/32	614	Randall Ave.	Fred & Josephine Lenfesty House	1938	CO
52/33	615	Randall Ave.	George Baken House	1945-46	CO
52/34	702	Randall Ave.	A. J. Kwitek House	1949	NE
51/25	718	Randall Ave.	Jeff Nichols House	1956/1965	CON
54/23	735	Reid Street	House		CO
52/35	429	Ridgeway Blvd.	W. G. Klicka House	1938	CO
52/36	503	Ridaewav Blvd.	Miss Aanes Warske House	1942	CO
52/37	509	Ridgeway Blvd.	Robert Danen House	1946	CO
50/33	604	Ridgeway Blvd.	C. H. Nystrom House	1937	CO
59/33	608	Ridgeway Blvd.	Fred Harris House	1940	CO
59/34	616	Ridaewav Blvd.	John J. Mettner House	1940	I CO
59/35	620	Ridgeway Blvd.	J. Robert Kaftan House	1938	CO
51/31	703	Ridgeway Blvd.	Robert Brebner House	1946	CO
51/32	713	Ridgeway Blvd.	Robert Phencil House	1946	CO
51/33	723	Ridaewav Blvd.	Donald L. Cass House	1946	CO
50/16	726	Ridgeway Blvd.	House	1889-1953	ELL
51/14	911	Ridgeway Blvd.	Ben J. Rosenberg House	1956	CO
50/34	920	Ridgeway Blvd.	Laurence Bittner House	1956	CON
54/33	644	River Ave.	House		FG
54/32	659	River Ave.	House		DU
54/31	672	River Ave.	House		AM

56/28	221		Riverview Ave.	House		BU
56/29	223		Riverview Ave.	House		AF
53/15	805	E.	St. Francis Rd.	Robert Smet House	1955	CON
53/14	815	E.	St. Francis Rd.	Robert Smet House	1954	CON
53/13	863	E.	St. Francis Rd.	Robert Smet House	1954	CON
53/07	840	W.	St. Francis Rd.	Robert Smet House	1956	CON

Film Code	Number		Street	Original Own	Date	Style
53/06	841	W.	St. Francis Rd.	Ray H. Behling House	1955	CON
53/09	846	W.	St. Francis Rd.	Robert Smet House	1954	CON
53/08	847	W.	St. Francis Rd.	Robert Smet House	1954	CON
53/10	854	W.	St. Francis Rd.	Robert Smet House	1953	CON
53/11	867	W.	St. Francis Rd.	Dr. Bernard Waldkirch House	1957	CON
53/12	873	W.	St. Francis Rd.	H. A. Trudell House	1955	CON
55/08	603		St. Joseph's St.	Dan Smet House	1974	CON
55/06-07	1026		Seventh St.	House		BU
58/33	223	N.	Sixth St.	House	1895-1900	FG
58/34	244	N.	Sixth St.	House		ELL
58/35	252	N.	Sixth St.	House		DU
58/36	305	N.	Sixth St.	House		BU
59/03	311	N.	Sixth St.	House		SG
58/24	312	S.	Sixth St.	Wallace Field House	pre-1889	IT
58/23	716	S.	Sixth St.	House		TU
55/05	1108	S.	Sixth St.	House		TU
51/04	1336	N.	Summer Range Rd	House		CON
51/03	1339	N.	Summer Range Rd	Ray Metzler House	1973	WR
51/05	1338	S.	Summer Range Rd	Hillcrest Homes House	1972	WR
51/06	1350	S.	Summer Range Rd	Vernon Kussow House	1965	CO
48/29	120	N.	Superior St.	Peter Francken/Emil M. Hahn House	1921	BU
61/12	126	N.	Superior St.	John Creviere House	1954	CON
48/28	132	N.	Superior St.	Martin Haanen House	1909	DU
48/27	133	N.	Superior St.	John Brockman House	1903	QU
61/11	202	N.	Superior St.	House	pre-1890	SG
61/10	208	N.	Superior St.	House	pre-1890	ELL
48/26	209	N.	Superior St.	Peter Francken House	1893	QU
61/09	214	N.	Superior St.	House	pre-1890	ELL
61/08	215	N.	Superior St.	John Morrison, Sr. House	1871/1923	BU/FG
61/07	220	N.	Superior St.	House	pre-1890	ELL/QU
61/06	221	N.	Superior St.	House	pre-1890	ELL
48/25	226	N.	Superior St.	House	pre-1895	QU
48/24	227	N.	Superior St.	Henry Barlament House	1902	QU
48/23	232	N.	Superior St.	House	pre-1895	ELL
61/05	233	N.	Superior St.	House	pre-1895	QU
61/04	423	N.	Superior St.	House	post-1953	CR/BU
48/21	428	N.	Superior St.	Irwin School	1924	CG
61/03	429	N.	Superior St.	House	post-1953	CON
48/22	437	N.	Superior St.	John Hockers House	1907	AF
60/37	443	N.	Superior St.	Gerhard Janssen House	1951	CO
48/20	449	N.	Superior St.	John Beemster House	1915	DU
60/36	502	N.	Superior St.	Sean Smits Spec. House	1992	CON
60/35	503	N.	Superior St.	House		QU

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46/26	227	S.				ELL
46/25	314	S.				DU
46/24	321	S.				ELL
46/23	327	S.				QU
46/07	414	S.				FG
45/17	603	S.				FG
45/18	608	S.				TU
45/19	609	S.				DU
45/20	621	S.				BU
45/21	627	S.				BU
Film Code	Number		Street	Oriainal Owner	Date	Style
60/34	506	N.	Superior St.	House		CO
60/33	509	N.	Superior St.	House		BU
60/32	514	N.	Superior St.	House		FG
50/10	515	N.	Superior St.	House		AF
60/31	520	N.	Superior St.	House		CR/CO
50/11	521	N.	Superior St.	House		FG
60/30	526	N.	Superior St.	House	pre-1953	CO
50/12	527	N.	Superior St.	House		FG
50/13	601	N.	Superior St.	House	/1939	ELL
50/14	602	N.	Superior St.	House		FG
59/37	703	N.	Superior St.	House		ELL
50/15	707	N.	Superior St.	House		SG
59/36	715	N.	Superior St.	House	pre-1953	CO
47/17	120	S.	Superior St.	House	1890-1895?	GR
47/16	121	S.	Superior St.	St. Mary's R.C. Rectory	1905	QU
47/18	126	S.	Superior St.	Minnie Vandenberg House	1938	TU
46/31	201	S.	Superior St.	J. A. Kuypers House	1895	QU
46/30	202	S.	Superior St.	House	pre-1890	FG
46/29	208	S.	Superior St.	House	re-1890	ELL

46/28	214	S.	Superior St.	House	pre-1890	ELL
46/27	221	S.	Superior St.	Peter J. Goemans House	1909	BU

Superior St. House pre-1895
 Superior St. Louis T. Guyon House 1928
 Superior St. House pre-1895
 Superior St. House pre-1895
 Superior St. House pre-1925
 Superior St. House pre-1925
 Superior St. Fred Hendricks House 1930
 Superior St. House
 Superior St. House
 Superior St. House

Talbot Ave.	McNeil Constr. Co.
Talbot Ave.	House Charles H. Foster
Talbot Ave.	House Robert P. Klanner
Talbot Ave.	House Wisconsin Land & Improvement Co. House
Talbot Ave.	Outagamie County Bank House
Talbot Ave.	Carleton Mueller House
Talbot Ave.	Arthur Gnewuch House
Talbot Ave.	Wisconsin Land & Improvement Co. House

55/10 61/34-35	III	S. Third St.	Nicolet High School	1922-1923	NE
		S. Third St.	St. John's Lutheran Church Rectory	1914-1925	
		S. Third St.	Louis Scheuring House	1906	
59/32	803	S. Third St.	House	1977 pre-1925	<u>CO</u>
59/31	809			1946	<u>CO</u>
59/30	817			1952	<u>CO</u>
51/34	818			1940	CO
51/35	902			1937	CO
51/36	906			1948	CO
52/03	908			1938	CO
52/04	915			1939	CO
55/22	306				AF
55/21	406				<u>AF</u>
55/20	606				GN

Film.Code	Number		Street	Original Owner	Date	Style
55/19	619		S. Third St.	Micke Grocery Store Bldg.	1928	TC
56/24	701		S. Third St.	House	pre-1925	BU
56/23	707		S. Third St.	House	pre-1925	BU
56/22	715		S. Third St.	House	pre-1925	DU
56/21	717		S. Third St.	House		BU
56/20	718		S. Third St.	House		BU
56/19	803		S. Third St.	House		BU
56/18	810		S. Third St.	House		BU
56/17	813		S. Third St.	House		BU
56/16	915		S. Third St.	House		TU
51/09	845		Urbandale Ave.	Dr. A. J. Turek House	1965	NE
51/08	927		Urbandale Ave.	A. M. Stem House	1948	CO
51/07	940		Urbandale Ave.	Bernard Waldkirch House	1968	TU
50/31	630		Waubaunaqua Tr.	Canard Inc. House	1962	CON
47/12	635		Waubaunaqua Tr.	/Henry Becker House	/1908	ELL
50/30	710		Waubaunaqua Tr.	Harold Ecker House	1957	CO
47/11	301		N. Webster Ave.	House		BU
47/14	605		N. Webster Ave.	First United Presbyterian Church	1958/1963/ 1988	CON
50/37	702		N. Webster Ave.	House		CO
50/36	710		N. Webster Ave.	Charles Feininger House	1956	CON
50/35	726		N. Webster Ave.	House		ELL
51/13	815		White Pine Ave.	Dr. Joseph B. Grace House	1964	CO
51/12	822		White Pine Ave.	Douglas Shannahan House	1941	CO
51/10	932		White Pine Ave.	David G. Champs House	1970	CON
54/21	446		Wilcox Road	House		CO
49/22	603		Williams St.	W. W. Mathews House	1870	IT
49/16	100	N.	Winnebago St.	House	pre-1925	FG
49/15	108	N.	Winnebago St.	House		SG
49/14	120	N.	Winnebago St.	House		ELL
48/06	106	N.	Wisconsin St.	House	1900-1914	FG
49/30	432	N.	Wisconsin St.	G. H. Fleck House	1906	QU
48/18	443	N.	Wisconsin St.	House		TU
48/19	444	N.	Wisconsin St.	John Devroy House	1869	FG
60/12	450	N.	Wisconsin St.	Mrs. Susan Morrison	1867	FG
60/11	502	N.	Wisconsin St.	A. Putnam/L. P. Bickford House	1864-1867	ELL
60/10	508	N.	Wisconsin St.	Mrs. J. M. Fifield House	1891	QU
60/09	518	N.	Wisconsin St.	Fred Lawrence House	1887	QU
60/08	522	N.	Wisconsin St.	Otto Schreiber House	1938	TU
49/23	526	N.	Wisconsin St.	C. W. Cutting House	1887	QU
60/07	616	N.	Wisconsin St.	Thomas Struthers House	1868	IT
60/06	622	N.	Wisconsin St.	Elmer Secor House	1913	NE/AF

Film Code	Number		Street		Date	
49/24	628	N.	Wisconsin St.	P. R. Proctor House	1874	IT
49/25	632	N.	Wisconsin St.	Anne Klender House	1938	DU
49/26	638	N.	Wisconsin St.	J. B. Crandall House	pre-1867	ELL
49/27	702	N.	Wisconsin St.	William Hannmill House	1924	QU
49/28	712		Wisconsin St.	Art McEachron House	1921	DU
60/05	718	N.	Wisconsin St.	Ivan Wright House	1911	BU
47/09	132	S	Wisconsin St.	House	1914-1925	AF
46/34	221	S	Wisconsin St.	St. Francis Xavier R.C. School	1923-1924/1960	NE
45/27	405	S	Wisconsin St.	House	pre-1925	LU

49/29	724	N.	Wisconsin St.	John McEathron House	1919	SG
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DISTRICT SURVEY FORM

1	<u>District</u> Fox River Drive Historic District	<u>Surveyor</u> Timothy F. Heggland	<u>SHSW Staff</u>
	<u>City</u> De Pere	<u>County</u> Brown	<u>Survey</u> De Pere Intensive Survey
	<u>Film Rolls/Negatives</u> BR 54/04-BR 54/20 BR 59/12-BR 59/14 BR 59/15-BR 59/19		
	<u>Streets</u> Fox River Drive	<u>Numbers</u> 833, 838, 903, 918, 926, 927, 1000, 1012, 1024, 1106, 1116, 1120, 1202, 1208, 1210, 1218, 1250, 1306, 1316, 1324, 1334	<u>Streets</u>
			<u>Numbers</u>

2	<p><u>Boundary Description</u> The district boundary begins at a point on the east shore of the Fox River that corresponds to the NW corner of the lot associated with 838 Fox River Dr. The line then continues E along the N lot line of said lot to the NE corner of the lot, then continues E across Fox River Dr. to a point on the curbline that corresponds to the SW corner of the lot associated with 833 Fox River Dr. The line then turns 90° and continues N along said curbline to the NW corner of said lot, then turns 90° and runs E along the north lot line to the NE corner, then turns 90° and runs E along the north lot line of the lot associated with 903 Fox River Dr. to the NE corner of said lot, then turns 100° and continues in a southerly direction along the rear lot lines of 903 and</p>
3	<p><u>Boundary Justification</u> The boundaries of the district enclose all the land that has historically been associated with the district's resources.</p>

SOURCES OF INFORMATION
A. City of De Pere Real estate Tax Rolls, 1848-1960.
B. Sanborn-Perris Map Co. Fire Insurance Maps of De Pere 1884, 1890, 1895, 1900, 1914, 1925, and 1925 updated to 1934 and to 1953
C. City of De Pere Building Permits.
D. <i>De Pere Journal-Democrat</i> . 1920-present

MAP REFERENCE		
USGS quad: De Pere		
scale: 1-24,000		
UTM References	H.	
A.16/415400/4921540	I.	
B.16/415560/4921480	J.	
C.16/415420/4921440	K.	
D.16/415150/4920975	L.	
E.16/415040/4921000	M.	
F.	N.	
G.	O.	
Opinion of National Register Eligibility		
date: _____ initials: _____		
eligible	not eligible	unknown
national	state	local

HISTORIC PRESERVATION DIVISION

WISCONSIN HISTORICAL SOCIETY

2. Boundary Description, Continued

927 Fox River Dr. to the SE corner of the lot associated with 927 Fox River Dr. The line then turns 100° and continues W along the N lot line of said lot to the SW corner of the lot, the continues west across Fox River Dr. to a point on the west curblineline of said Drive, then continues in a southerly direction along said curblineline to the Se corner of the lot associated with 1334 Fox River Dr. The line then turns 80°and continues west along the south lot line of said lot to the east shoreline of the Fox River, then turns and runs north along said shoreline to the POB.

General character, building types, styles, environment, important natural and man-made features, qualities that distinguish district from surroundings, nature of intrusions, and generally excepted properties.

The Fox River Drive Historic District is a residential district that occupies a continuous stretch of the Fox River shoreline beginning just south of Bomier St in the south part of east De Pere. The single family residences that occupy these river front lots are mostly examples of the Period Revival styles that date from the 1920s and 1930s but there are also excellent Italianate and Queen Anne style examples and several examples of the American Foursquare and Craftsman styles as well. All but three of the buildings in the district face east onto Fox River Drive, which was originally an important north-south running thoroughfare known as the Old Plank Road and later formed a continuation of S. Broadway. The district now contains the most intact concentration of larger scale late nineteenth and early twentieth century residences in the south half of De Pere. The proposed district consists of twenty-one principal buildings.

Of the twenty-one buildings within the district boundaries, three are considered to be non-contributing because of their late date of construction. Of the eighteen contributing buildings, the three on the east side of the Drive (833, 903, and 927) and one on the west or river side (1306) were built in the last half of the nineteenth century and represent Italianate and Queen Anne style country homes of people who, for the most part, owned property in the downtown commercial district of De Pere. The rest of these houses date from the first forty years of the twentieth century and from the period when ownership of automobiles allowed residents to live further away from the downtown than before. All the contributing buildings in the district are good, representative examples of the several Progressive Styles or the Period Revival styles, several are known to have been architect-designed, and they vary considerably in size, plan, materials, and in the details of their construction.

Size, design, and date of construction set the houses in the Fox River Drive Historic District apart from other historic residential neighborhoods in the south half of the east side of the city of De Pere. Except for a small group of altered older houses located just north of the district on Fox River Dr., all of the other houses that surround the district were built after the end of World War II and they are generally different in scale and in design from the houses in the district

8 SIGNIFICANCE

Areas of significance

Architecture _____ Italianate Style _____ History: _____
Late 19th and Early 20th Century Revivals
Late 19th & Early 20th Century American Movements _____

Period of Significance: _____ 1876-1951

Historical Development and Statement of Significance.

The Fox River Drive Historic District is believed to of local architectural significance (Criterion C) because it contains the only intact historic streetscape of larger scale late nineteenth century and early twentieth century single family residences in De Pere besides the already listed North Broadway Historic District. Individually, the buildings in the district are good, sometimes outstanding examples of styles that range from the Italianate to the Contemporary, with the majority being examples of the Period Revival styles. Collectively, the buildings in the district have a significance that is as great as the merit that they possess individually because larger scale houses such as several in the district were never that common in De Pere; these and the ones in the North Broadway District being the only two historic groups of this type that developed in De Pere.

The district grew up where it did because its location on the east bank of the Fox River was close to but not actually in the developed part of the rest of De Pere. Up until the end of World war II, houses in the district must have enjoyed an almost rural atmosphere and something of that feeling still lingers today. Part of this area had, in fact once been genuinely rural even after being platted as Whitneys' Addition by Daniel Whitney in 1855, this subdivision consisting of portions of Private Claim 36, which stretched from the Fox River east to the Jordan Road and south to the corporation boundary of the day. Running along the river at the west end of the plat was the north-south-running thoroughfare known as the Plank Road (now the Fox River Rd.) and it was the land west of this road and east of the river that now makes up much of the district. The earliest house in the district is the large frame Italianate style house that was built by De Pere merchant E. C. Merrill in 1876 at 903 Fox River Dr. This house was a sizable one for its day and it appears that it was used more as a country home than as a farm house. The same may also have been true of the Front Gable form G. F. Merrill House next door at 927 Fox River Dr. as well.

The first house in the district that was actually located on the west side of the road and on the river front is the really outstanding cream brick clad Queen Anne style house at 1306 Fox River Dr., about which nothing is yet known. This house was clearly intended as a country estate and its impressive site suggests an equally impressive owner and designer as well. Still, it was not until 1909 and 1910 that others came to join this early group of residents. In these years three more houses (918, 1012, and 1024) were built along the river, all three being clustered near the north end of the district close to Bomier St. and to the rest of De Pere, and all three being either American Craftsman or Arts and Crafts designs, although two have since been modified somewhat and enlarged. In 1913, the Bungalow style-influenced Side Gable form J. W. Warren house was built at 926 Fox River Dr. and the American Craftsman style 0. M. Kiley House at 838 Fox River Dr. was built almost next door in 1915. What all these houses had in common were designs based on the so-called Progressive styles that were then fashionable and also owners who in all probability possessed automobiles to get to and from De Pere.

Subsequent houses built in the district after World War I and even after World War II were almost all Period Revival style examples, one of the earliest being the excellent Craftsman Style-influenced Colonial Revival designed by Green Bay architects Foeller and Schober for J. C. Heath in 1920 at 1120 Fox River Dr. Later designs that also achieved a high level of excellence were the fine Neo-Classical Revival style-influenced house at 1218 Fox River Dr., the fine French Provincial style house at 1324 Fox River Dr., and the outstanding Tudor Revival style house (actually an estate) located at 1334 Fox River Dr.

8. Description Section, Continued.

Because all three of these houses were originally located in the Town rather than the City of De Pere, their records were not researched as part of this survey. Consequently, nothing is known about them as yet but they are clearly historically associated with the rest of the houses in the district and were annexed to the city in November of 1972.

The Fox River Historic District is therefore believed to be of architectural significance because many of its buildings are individually excellent examples of their particular styles that were designed by important area architects and because the district still retains much of its original appearance and ambiance today.

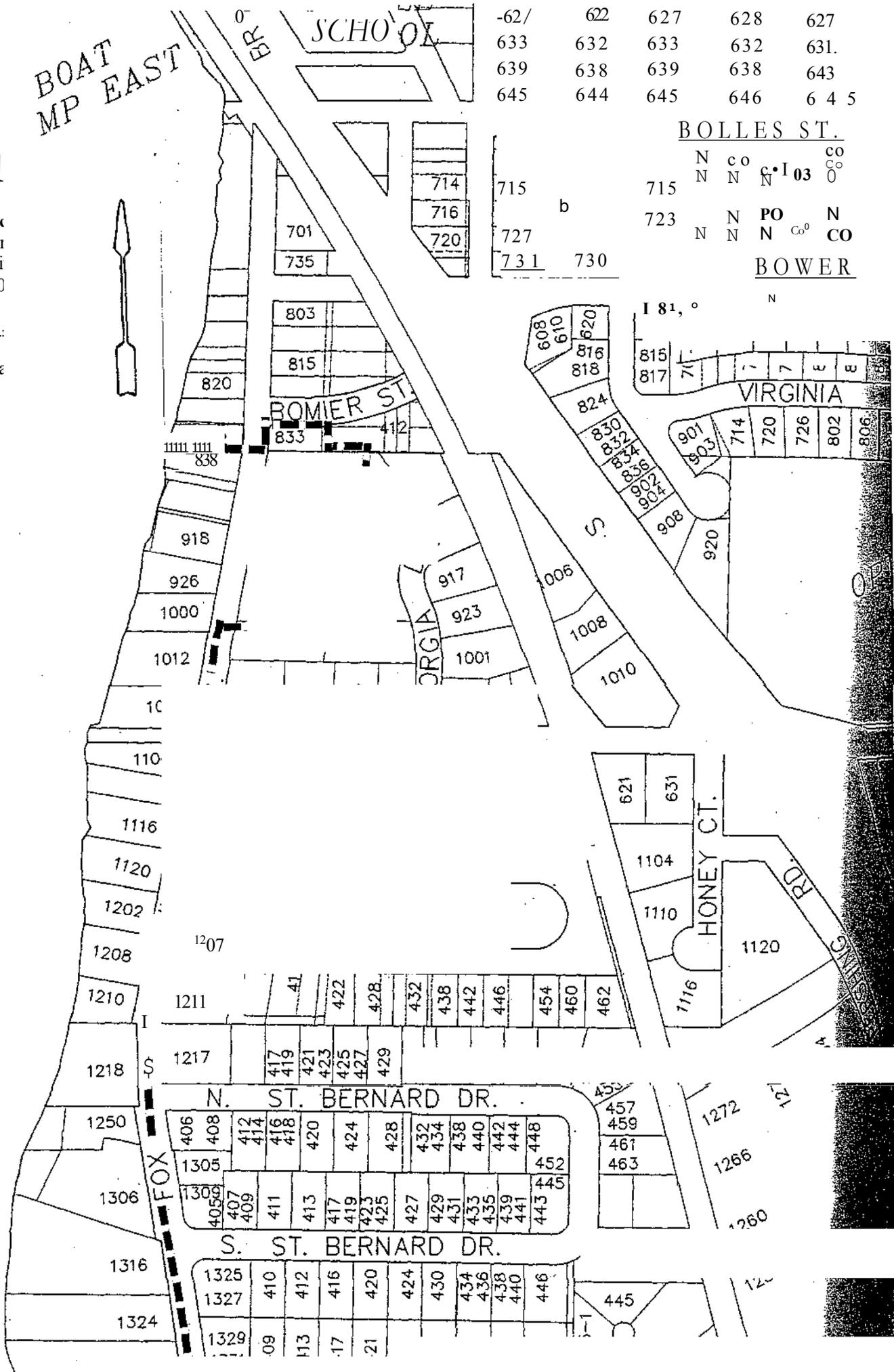
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S. ST. BERNARD DR.

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BOAT MP EAST

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GARDENING RD.

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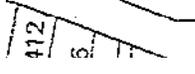
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DISTRICT SURVEY FORM

1	District		Surveyor	SHSW Staff
	Main Avenue Historic District		Timothy F. Heggland	
	gv De Pere	County	Survey	Date
		Brown	De Pere Intensive Survey	2001
	Film Rolls/Negatives		BR 57/18-BR 57/35	
Streets		Numbers	Streets	Numbers
Main Avenue		301, 305, 313, 315-17, 321,327, 331, 337, 339-41, 345, 351-53, 355, 363, 365,		
		367, 371, 375, 377		

2	<u>Boundary Description</u>
	<p>The district boundary begins at a point on the south curblineline of Main Ave. that corresponds to the NE corner of the lot associated with 301 Main Ave.. The line then continues W along said curblineline to the NW corner of the lot associated with 377 Main Ave., turns 90° and continues S along the W side lot line of 377 Main Ave. to the SW corner of the lot, then <i>turns</i> 90° and runs E along the rear lot lines of 377, 375, 371, 367, 365, 363, 355, 351-53, 345, 339-41, 337, 321, 327, 321, 315-17, 313, 305, and 301 Main Ave. to a point on the west curblineline of Third St. that corresponds to the SE corner of the lot associated with 301 Main Ave. The line then turns 90° and continues N along the E side of said lot to the NE corner of the lot and the POB.</p>
3	<u>Boundary Justification</u>
	<p>The boundaries of the district enclose all the land that has historically been associated with the district's resources.</p>

SOURCES OF INFORMATION
A. City of De Pere Real estate Tax Rolls, 1848-1960.
B. Sanborn-Perris Map Co. Fire Insurance Maps of De Pere 1884, 1890, 1895, 1900, 1914, 1925, and 1925 updated to 1934 and to 1953
C. City of De Pere Building Permits.
D. <i>De Pere News</i> . 1871-1918.
A.

MAP REFERENCE		
USGS quad: De Pere		
scale: 1-24,000		
UTM References	H.	
A.16/414900/4922185	L	
B.	J.	
C.	K.	
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F.	N.	
G.	O.	
Opinion of National Register Eligibility		
date:	initials:	
eligible	not eligible	unknown
national	state	local

HISTORIC PRESERVATION DIVISION

WISCONSIN HISTORICAL SOCIETY

5

6

7 DESCRIPTION

General character, building types, styles, environment, important natural and man-made features, qualities that distinguish district from surroundings, nature of intrusions, and generally excepted properties.

The Main Avenue Historic District consists of the north half of a single city block that forms the core of the historic downtown commercial section of that portion of the larger city of De Pere known as West De Pere and also, historically, as the city of Nicolet. All of the buildings in the district face north onto the 300 block of the east-west running Main Avenue. The district contains the most intact concentration of the surviving nineteenth and early to mid-twentieth century commercial buildings in the historic commercial business district of this portion of De Pere. The proposed district consists of eighteen buildings.

Of the eighteen buildings within the district boundaries, three are considered to be non-contributing due to their late date of construction or because they have been profoundly altered. Of the fifteen contributing buildings, three were built prior to 1883; two are known to have been built between 1890 and 1900; six were built between 1910 and 1920; one was built between 1920 and 1930; one was built between 1930 and 1940, and two between 1940 and 1945. The contributing buildings range from one to two stories in height, all of them are either rectilinear or square in plan, and all but one are of masonry construction.

In addition to the older Commercial Vernacular, Queen Anne style, and Twentieth Century Commercial style buildings that make up the bulk of the district's resources, the district also includes a fine Neoclassical Revival style building (the Bank of West De Pere, 371 Main Ave.). As is typical of the older commercial buildings in other Wisconsin cities, most of the original first story storefronts belonging to the district's buildings have been lost to subsequent modernization. The upper floors of these facades are all still largely intact, however, and most also retain their original masonry cornices.

Design, integrity, and density set the buildings in the Main Avenue Historic District apart from the other historic commercial buildings in the downtown area of this portion of the city of De Pere. Many of the other nineteenth and early twentieth century buildings that once flanked the district have been demolished and many of those that remain have now been either greatly altered or else their group integrity has been seriously diminished by the addition of modern buildings that have replaced demolished historic examples. Consequently, the Main Avenue Historic District now constitutes the best remaining intact contiguous group of historic commercial buildings remaining in West De Peres downtown.

8	SIGNIFICANCE
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Areas of significance

Architecture: Twentieth Century Commercial Style History: Commerce
Queen Anne Style
Commercial Vernacular Style

Period of Significance: ca.1878-1951

Historical Development and Statement of Significance.

The Main Avenue Historic District is believed to of local architectural significance (Criterion C) because it contains the only intact historic streetscapes of Victorian period and early twentieth century commercial buildings remaining in the historic business center of that portion of the city of De Pere known as West De Pere. Individually, the buildings in the district are good representative examples of Queen Anne, Neoclassical Revival, Twentieth Century Commercial style and Commercial Vernacular form designs. Collectively, however, the buildings in the district have a significance that is greater than the merit they possess individually. While other groups of historic commercial buildings are located adjacent to the district, the integrity of these groups has been compromised by the inclusion of later modern buildings that have replaced demolished historic ones, and many of the historic resource in these groups that do exist have been greatly altered by subsequent modernization. In addition, the buildings in the district are believed to be of local significance to the history of commerce in De Pere (Criterion A) because they represent the most intact group of surviving historic buildings in West De Pere that are associated with that community's historic retail stores and other commercial enterprises.

The downtown core of West De Pere grew up where it did because of its location adjacent to the West end of the bridges that have spanned the Fox River at this point since 1851 and which unite the communities of West De Pere on the west bank of the river and De Pere on the east bank. Proximity to the Fox River was the critical factor in the establishment of both of these communities. The mouth of the Fox River empties into Green Bay and Lake Michigan and De Pere is located 3% miles south of this mouth at a place on the river where sizable rapids made further navigation upstream impossible in the early 1800s, which was also a time when shipping on nearby Lake Michigan was the only reliable means of transporting large quantities of goods and large numbers of people to and from this area in the period before adequate overland roads and later, railroads, were developed. Consequently, that portion of the river between these rapids and Lake Michigan gradually developed into an important Great Lakes port. Even more important, though, was the fact that the rapids of the Fox River at De Pere was the most important potential source of water power in the area in the 1840s-1860s and was thus the logical place for the construction of a dam and of saw mills and flour and grist mills and other industries that could make use of water for power and manufacturing.

The combination of transportation access and water power brought success to the De Pere communities on both sides of the rapids and this led in turn to the development of roads extending out to outlying areas that were in need of the resources that De Pere had to offer. One of the most important of these roads on the west bank of the river *was* Main Ave. What made this particular east-west-running road especially important was the fact that it continued east across the Fox River to De Pere on the east bank via the first bridge in the entire Green Bay area that spanned the river. Built in 1851, this bridge and its successors were the only bridges in the entire area that crossed the river for many years thereafter, so land near the bridge site on both sides of the river quickly evolved into the places where commercial activities occurred. The importance of the West De Pere end of the bridge and of Main Ave. was still further enhanced in 1862 when the first railroad to extend north into this region from Chicago, the Chicago & Northwestern Railroad, was constructed up the west bank of the river and past West De Pere on its way to Fort Howard at the river's mouth. Not surprisingly, the place where these tracks crossed Main Ave. became another natural focus for commercial development as well and further anchored the commercial district that was growing up along Main Ave..

8. Significance, Continued

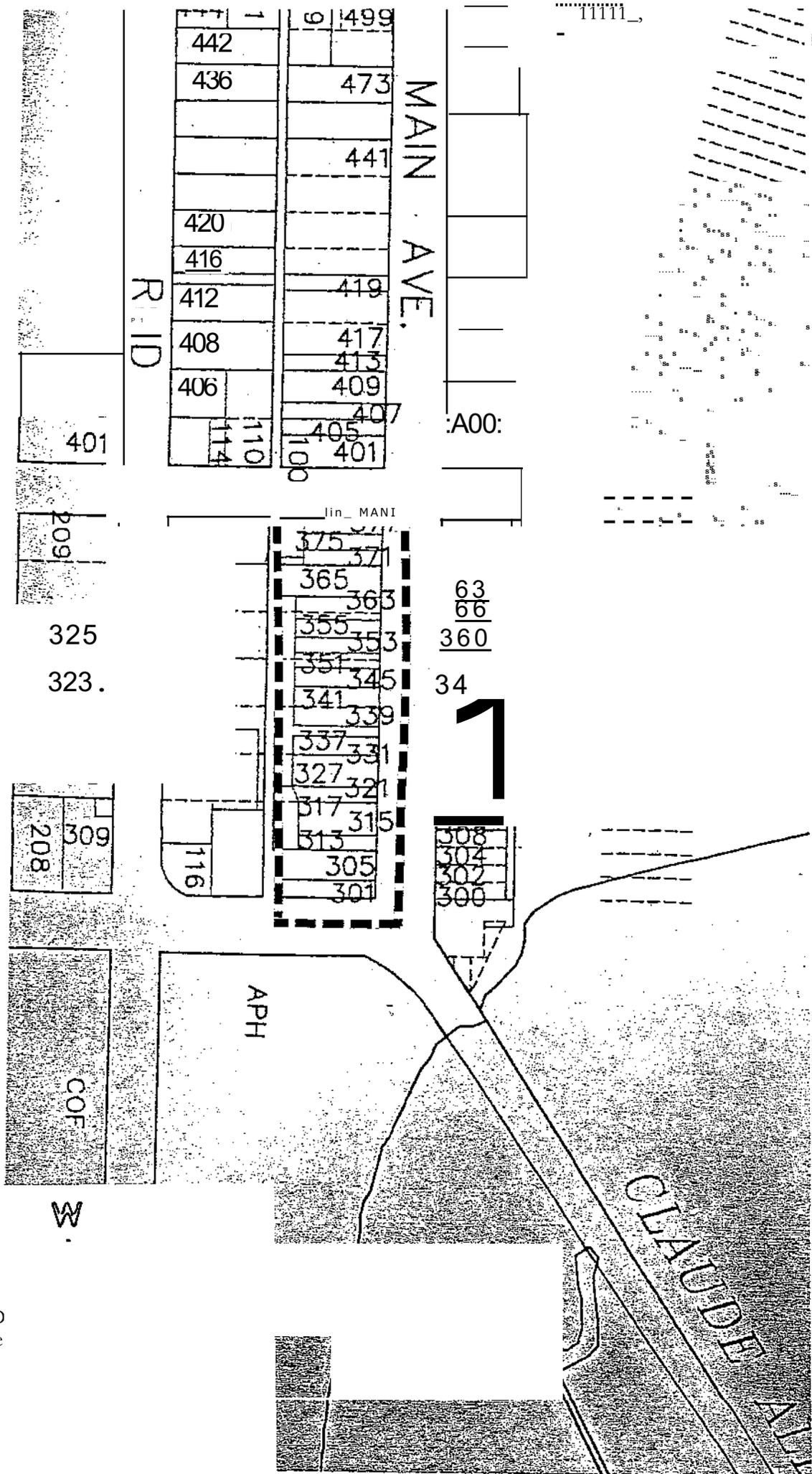
The first commercial buildings built in the district were in place as soon as the first bridge was built over the river and they were almost all small one and occasionally two-story wood frame buildings. Interestingly, the first Sanborn-Perris maps to cover De Pere show that even in 1884, when the combined population of De Pere had reached 4500, nearly all the commercial buildings on Main Ave. were still of this kind and for reasons that are not yet clear, a number of the district's original frame construction commercial buildings were still in existence and in use in the 1930s and a few were still in use in the 1950s. Today, however, only one of the early wood-clad commercial buildings erected in the district still survives, albeit in altered form (the Henry Collette Building at 331 Main Ave.), fire and especially progress having accounted for the rest.

By the mid-1880s, brick-clad commercial buildings were making their first appearance in the district. Fortunately, several of this first generation of West De Pere's brick buildings still exist up and down the length of Main Avenue, two good examples in the district being the Commercial Vernacular form Frank De Both Building, 301 Main Ave., and Henry Strong Building at 377 Main Ave.

Subsequent decades witnessed a steady increase in the number of brick-clad buildings in the district, most of which replaced earlier wood-clad buildings. By the mid-1890s, additional brick Commercial Vernacular form buildings in the district included the G. H. Salter Building at 337 Main Ave. and the now greatly altered Henry Rahr Building at 321 Main Ave. By the end of the 1910s, the number of brick buildings in the district was nearly equal to the number of wood-clad ones. Some of these brick buildings were also examples of the Commercial Vernacular form, including the Thomsen Bros. Building at 313 Main Ave., and the Lewis Secor Building at 365 Main Ave., but there were also two fine late Queen Anne style examples as well, the John Pfffer Building at 305 Main Ave. and the Fred Gabel Building at 315-17 Main Ave. In addition, the 1910s also witnessed the construction of the first example of the Twentieth Century Commercial style in the district, the Van Gernert Marble Works Building at 355 Main Ave., and the district's most architecturally distinguished building, the small but quite fine limestone-clad Neoclassical Revival style Bank of West De Pere Building at 371 Main Ave., which was begun in 1919 and completed in 1920.

By the beginning of World War II, brick and masonry-clad buildings dominated in the district. All of the ones built between the World Wars were designed in the Twentieth Century Commercial Style, the most notable examples being the William Van Dyk Building at 345 Main Ave. and the buildings at 367 and 375 Main Ave. Still other examples of the style were built in the decade after World War II, however, including the Jacob Bros. Building at 339-41 Main Ave. and the Max L. Franc Building at 351-53 Main Ave.

The Main Avenue Historic District streetscape of today contains intact resources from each period of its evolution and development. These resources reflect both changes in architectural styles and also changes that occurred in retail practices and in urban commercial real estate nationwide during the period of significance (ca. 1882-1951). They also reflect the continuing relevance of the Main Avenue Commercial District to the economic life of the community and the continuing belief of the owners of these buildings in the future of this community. As a result, much of West De Pere's historic commercial history is still visible in the district in all its stylistic diversity today.



Main Avenue Historic District D
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 Pere Intensive Survey
 November, 2000

District Boundary Line

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DISTRICT SURVEY FORM

1	District		Surveyor	SHSW Staff
	N. Michigan St.-N. Superior St. Historic District		Timothy F. Heggland	
	cjV	County	Survey	Date
	De Pere	Brown	De Pere Intensive Survey	2001
Film Rolls/Negatives				
See Inventory List				
	Streets	Numbers	Streets	Numbers
	N. Superior Street	120, 126, 132-602	N. Wisconsin Street	400, 432, 444, 450, 502, 508, 518, 522, 526, 616,
	N. Michigan Street	202, 208, 214, 220, 222, 232, 306, 312, 321, 430-639, 705, 713, 719, 725	"	622, 628, 632, 638, 702, 712, 718, 724
	N. Huron Street	109-233	Fulton Street	503, 525
	James Street	621, 721	William Street	605

2	<u>Boundary Description</u>
	See Survey Map
3	<u>Boundary Justification</u>
	The boundaries of the district enclose all the land that has historically been associated with the district's resources.

SOURCES OF INFORMATION
A. City of De Pere Real Estate Tax Rolls, 1848-1960.
B. Sanbom-Perris Map Co. Fire Insurance Maps of De Pere: 1884, 1890, 1895, 1900, 1914, 1925, and 1925 updated to 1934 and to 1953
C. City of De Pere Building Permits.
D. <i>De Pere News</i> . 1871-1920
E.

MAP REFERENCE	
USGS quad: De Pere	
scale: 1-24,000	
UTM References	
H.16/415820/4922400	
A.16/416925/4923040	1.16/415730/4922640
B.16/416040/4923860	J.
C.16/416030/4922730	F.
D.16/416060/4922730	G.
E.16/416060/4922500	H.
F.16/416900/4922320	I.
G.16/415940/4922325	0.
Opinion of National Register Eligibility	
date:	
eligible	not eligible
national	state

HISTORIC PRESERVATION DIVISION

WISCONSIN HISTORICAL SOCIETY

7 DESCRIPTION

General character, building types, styles, environment, important natural and man-made features, qualities that distinguish district from surroundings, nature of intrusions, and generally excepted properties.

The N. Michigan Street-N. Superior Street Historic District on the east side of the city of De Pere is a large residential district that occupies an irregular area of platted land that is located east of N. Broadway, south of Ridgeway Blvd., west of N. Erie St., and north of George St. The single family residences that occupy the lots in the district are almost all small to middle-size examples of nearly all the styles and vernacular forms that were built in De Pere during the period of significance and include Italianate, Queen Anne, American Foursquare, Bungalow, and Period Revival styles as well as Front Gable, Side Gable, and Gable Ell examples that date from the 1860s to the 1950s, and there are also several examples of later Contemporary style design as well. The district contains 116 buildings and represents the largest concentration of intact historic residences in De Pere.

The most striking thing about the district is its stylistic diversity, which can be at least partly attributed to the continuing need and desire of its residents to live near to their places of work just a few blocks away in the Broadway commercial district and on George Street. There are no real concentrations of particular styles in the district although the older houses tend to be grouped closer to Broadway and to George Street. Rather, it appears that the larger parcels associated with even the smallest older houses in the district were gradually subdivided and the new lots then occupied by later houses, a process that continued until well into the 1940s.

It is both size and the higher overall level of integrity in the district that sets its houses apart from the other historic residential neighborhoods that surround them. To the north and east of the district are neighborhoods of post-World War I and World War II suburban development that are generally different in scale and in design from the houses in the district. To the west are the much larger houses along the Fox River and N. Broadway that are part of the North Broadway Historic District and also the buildings of a different type in the commercial area along the lower part of N. Broadway. Similar commercial buildings are also found along George St. south of the district as well. There are few non-contributing resources within the district boundaries. Integrity levels in the district are generally good and most of the resources in the district that are considered to be non-contributing are ones that were constructed after 1952 and are thus too new to meet the NPS 50-year exclusion rule. Such buildings are scattered throughout the district and are noted in the inventory.

8 SIGNIFICANCE

Areas of significance

Architecture

Colonial Revival Style

Queen Anne Style

Bungalow Style

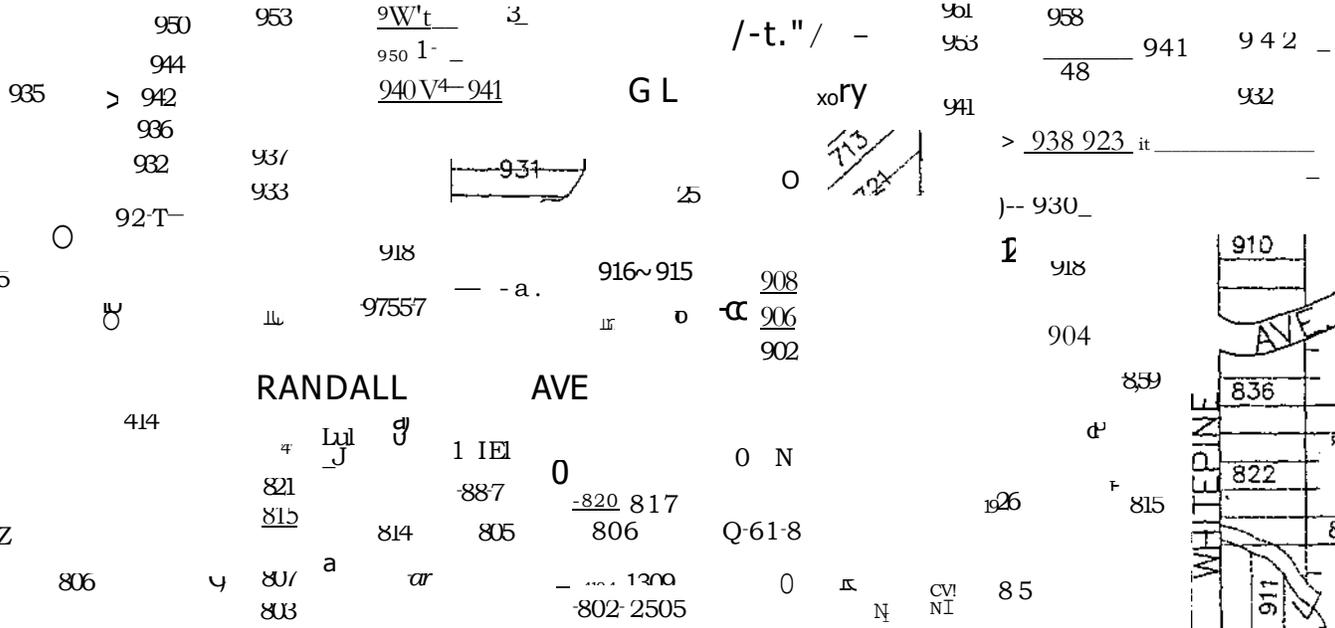
History: _____

Period of Significance: 1865-1952

Historical Development and Statement of Significance.

The N. Michigan Street-N. Superior Street Historic District is believed to of local architectural significance (Criterion C) because it contains the largest intact historic collection of residential buildings to be found within the corporate boundaries of the city of De Pere. The earliest buildings in the district were built in the mid-1860s and are Vernacular Form buildings, while the latest contributing buildings are late examples of the Period Revival and Contemporary styles. The great majority, however, were built in the years between 1890 and 1930 and are examples of the Queen Anne, Bungalow and the Colonial and Tudor Revival styles and of the various Vernacular forms. Nearly all of these buildings are of small to medium. size, but a number have fine designs that were supplied by the best builders that practiced in De Pere during these years. Collectively, the district's resources are of greater importance than its individual components because their large numbers and their generally good degree of integrity makes it possible to study in depth the range of designs that were available to the working class and the middle class in De Pere during the period of significance, which period extends over most of the modern history of the city. .

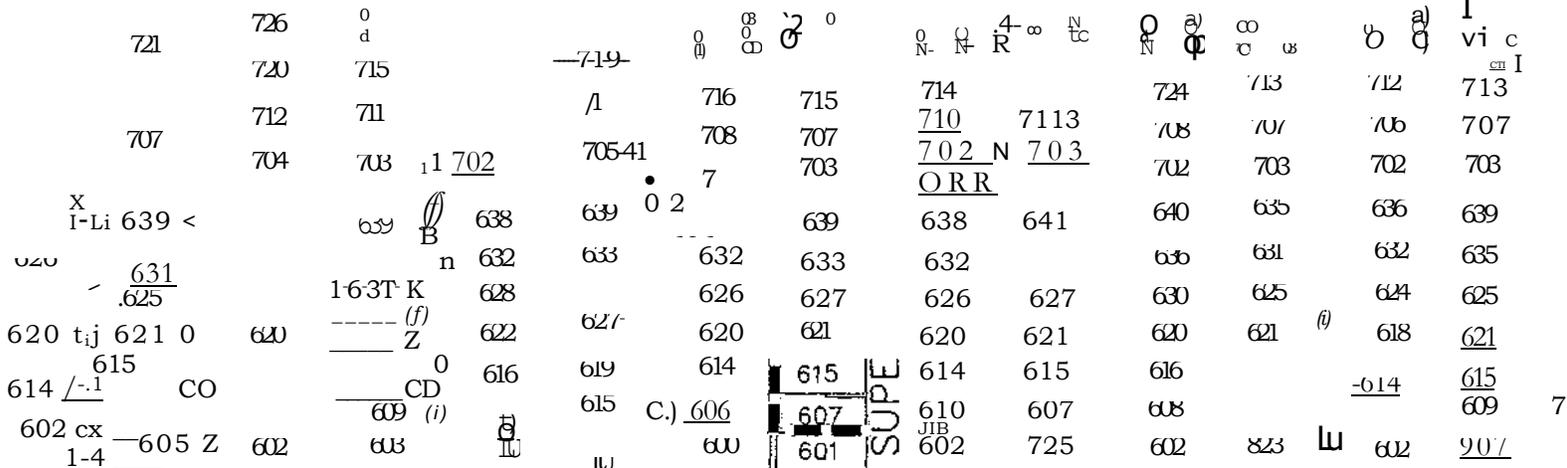
The N. Michigan Street-N. Superior Street Historic District is therefore believed to be of architectural significance because it represents a coherent whole that is clearly distinct from surrounding neighborhoods and because it contains individual buildings of architectural merit that are representative of the styles that were prevalent elsewhere in the state during this period. The significance of the district is further enhanced by its generally its well maintained status.



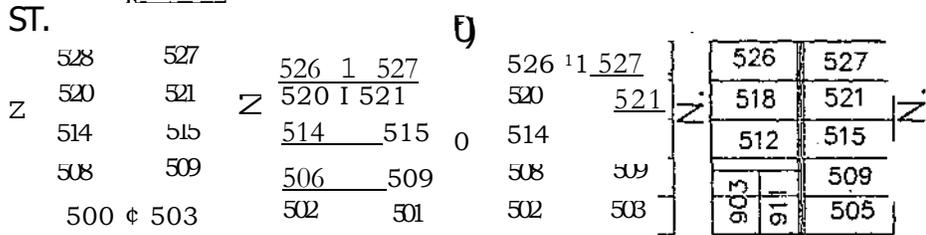
RIDGEWAY

RIDGEWAY

BOULEVARD



FULTON



FRANKLINx•NST.

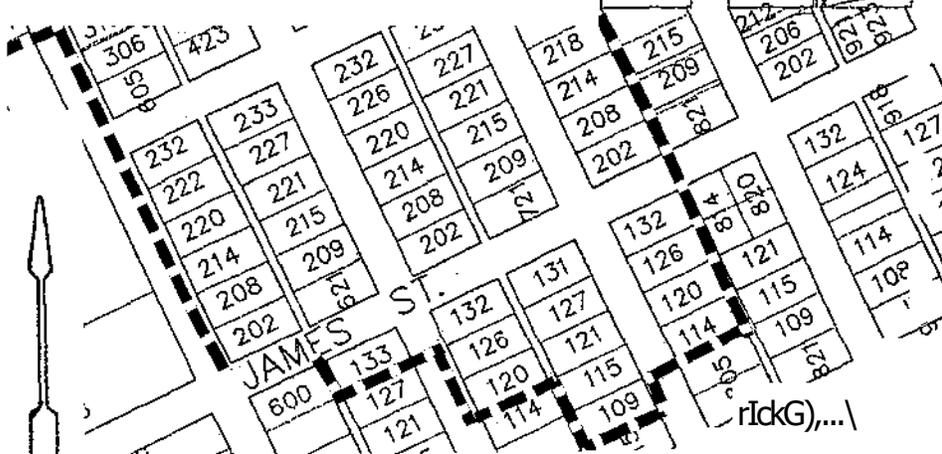


N. Michigan Street—N. Superior Street Historic District
 De Pere, Brown Co. WI
 De Pere Intensive Survey
 November, 2000

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District Boundary Line

Not to Scale



DISTRICT SURVEY FORM

1	District Randall Avenue Historic District	Surveyor Timothy F. Hegglund	SHSW Staff
	City De Pere	County Brown	Survey De Pere Intensive Survey
			Date 2001
	Film Rolls/Negatives	BR 52/03-BR 52/20	BR 60/03-BR 60/04
		BR 59/21-BR 59/29 BR 51/19, BR 49/34,	BR 59/18-BR 59/19 BR 52/27-BR 52/37
			BR 51/31-BR 51/36 BR 50/33, BR 50/15 BR 59/30-BR 59/37
	Streets	Numbers	Streets
	Lawton Place	801, 802, 803, 804, 805,806, 807, 820, 916	Randall Avenue
	Nicolet Avenue N. Superior Street	755 703, 707, 715	Ridgeway Boulevard
	Oakdale Avenue	803, 807, 814, 815, 821,908, 918, 920, 924, 933, 937, 940,	N. Michigan Street
		947, 950, 953, 956	Talbot Avenue
			435, 436, 514, 515, 605, 612, 614, 615, 702, 718 429, 503, 509, 604, 608, 616, 620, 703, 713, 723 702, 708, 716 803, 809, 817, 818, 902, 906, 908, 915

2 The district boundary begins at a point on the SW corner of the lot associated with 702 N. Michigan St. The line then **Boundary Description** continues N along the E curblineline of said Street and continues across Ridgeway Blvd. to a point on the south curblineline of said Blvd. The line then turns 90° and continues W along said curblineline to the SW corner of the lot associated with 429 Ridgeway Blvd. The line then turns 90° and continues N to the south curblineline of Randall Ave., then turns 90° and continues E a short distance, then turns 90° and crosses Randall Ave. to a point on the N curblineline that corresponds to the SW corner of the lot associated with 435 Randall Ave. The line then turns continues N along the rear lot lines of 933, 937, 947 and 953 Oakdale Ave. to the

3 **Boundary Justification**
The boundaries of the district enclose all the land that has historically been associated with the district's resources.

SOURCES OF INFORMATION
A. City of De Pere Real Estate Tax Rolls, 1848-1960.
B. Sanbom-Perris Map Co. Fire Insurance Maps of De Pere: 1884, 1890, 1895, 1900, 1914, 1925, and 1925 updated to 1934 and to 1953
C. City of De Pere Building Permits.
D. De Pere Journal-Democrat. 1920-present
E.

MAP REFERENCE	
USGS quad: De Pere	
scale: 1-24,000	
UTM References	H.
A.16/416070/4923340	K.
B.16/416180/4923280	I.
C.16/416370/4923080	J.
D.16/416210/4922895	K.
E.16/416080/4922850	L.
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a16/415940/4923050	O.
Opinion of National Register Eligibility	
date:	
eligible	not eligible
national	state

HISTORIC PRESERVATION DIVISION

WISCONSIN HISTORICAL SOCIETY

7 DESCRIPTION

General character, building types, styles, environment, important natural and man-made features, qualities that distinguish district from surroundings, nature of intrusions, and generally excepted properties.

The Randall Avenue Historic District is a residential district that occupies an irregular area of platted land that is located along the northern boundary of the east portion of De Pere just to the east of the north end of the already listed North Broadway Historic District. The single family residences that occupy the lots in the district are almost all middle-sized examples of the Period Revival styles that date from the 1930s and 1940s, but there are also excellent examples from the 1920s as well and also several examples of later Vernacular form designs and even a Queen Anne style example. The district contains of fifty-four buildings and represents the most intact concentration of historic Period Revival style residences in De Pere.

Of the fifty-four buildings within the district boundaries, four are considered to be non-contributing because of their late date of construction. Of the fifty contributing buildings, two (803 and 815 Oakdale Ave.) were built in 1908, seven were built in the 1920s, twenty-six were built in the 1930s, and nineteen were built in the 1940s. Most of the contributing buildings in the district are good, representative examples of the several Period Revival Styles, Colonial Revival designs being by far the most common, several are known to have been architect-designed, and they vary considerably in size, plan, materials, and in the details of their construction.

As can be seen, most of these houses date from the 1920s, 1930s and 1940s, a period when ownership of automobiles was becoming commonplace and allowed residents to live further away from the downtown than before. This is clearly expressed in the design of the houses that were built, most of which have attached garages unlike the detached garages of houses built in the first two decades of the century.

Styles and dates of construction set the houses in the Randall Avenue Historic District apart from the other historic residential neighborhoods that surround them. To the north of the district are the open fields associated with the land holdings of St. Norbert Abbey. To the west are the much larger houses along the Fox River that are part of the North Broadway Historic District. To the south are the much older and generally smaller houses that are part of the proposed N. Michigan St-N. Superior St. Historic District, and to the west are neighborhoods of post-World War II suburban development that are generally different in scale and in design from the houses in the district. There are few non-contributing resources within the district boundaries. Integrity levels in the district are extremely high and no building constructed within the period of significance is considered to be non-contributing on the basis of loss of integrity. All of the resources in the district that are considered to be non-contributing are ones that were constructed after World War II and are thus too new to meet the NPS 50-year exclusion rule. Such buildings are scattered throughout the district and are noted in the inventory.

8 SIGNIFICANCE

Areas of significance

Architecture Colonial Revival Style History: _____
Tudor Revival Style _____
Georgian Revival Style _____

Period of Significance: 1908-1952

Historical Development and Statement of Significance.

The Randall Avenue Historic District is believed to of local architectural significance (Criterion C) because it contains the finest collection of Period Revival style residential buildings to be found within the corporate boundaries of the city of De Pere. The two earliest buildings in the district were built in 1908 and are Vernacular form buildings. The great majority, however, were built in the years between the World Wars and are examples of the Period Revival styles, most notably the Colonial and Georgian Revivals and the Tudor Revival. These Period Revival style residences comprise almost all the buildings built in the district during the period of significance and while they are mostly of medium size, many have very fine designs that were supplied by the best architects that practiced in the Green Bay area and elsewhere during these years. Collectively, the district's resources are also of considerable importance because their large numbers and their very high degree of integrity makes it possible to study in some depth the range of the stylistic evolution that occurred as the Period Revival styles were adapted to the changing needs of the middle class in the years between the two World Wars.

Most of the area that comprises the district was platted for Ira M. Martin in 1913 as the Urbandale Park Addition, which was a resurvey of the earlier De Pere Land & Improvement Co. Subdivision A that had been platted in 1893 but not constructed for some years thereafter. In 1913, Urbandale Park was located at the north limit of the east side of De Pere and De Pere's streetcar line ran next to the new suburb. That a demand for the 99 lots in the subdivision existed was evident, all the lots within it having been sold within two days of the new plat being announced and even before the streets had been completely graded or landscaping begun. Even so, serious development did not begin to take place in the district until after World War I, by which time the ownership of automobiles was becoming common enough to be a viable alternative to existing forms of transportation. The first group of houses to be built was a speculative venture constructed by Arthur B. McEachron, a building contractor and lumberyard owner in De Pere who built five houses on both sides of the 800 block of Lawton Place between 1923 and 1925 and three more in 1938. The other houses in the district that were built in the 1920s were constructed on an individual basis and were located on Oakdale Ave. The 1930s, however, saw far more development in the district despite the effects of the Great Depression, and by the beginning of World War II houses had been scattered throughout the suburb, with the largest concentrations having been built on Oakdale and Randall avenues and on Lawton Street.

By 1950 almost all the lots in the suburb had been filled, several of which had been used as a site for the large, outstanding, red brick Georgian Revival style house built for Elmer Stone in 1949 at 755 Nicolet Ave. to a design furnished by Madison, Wisconsin architect Frank M. Riley, one of the state's best Period Revival style practitioners.

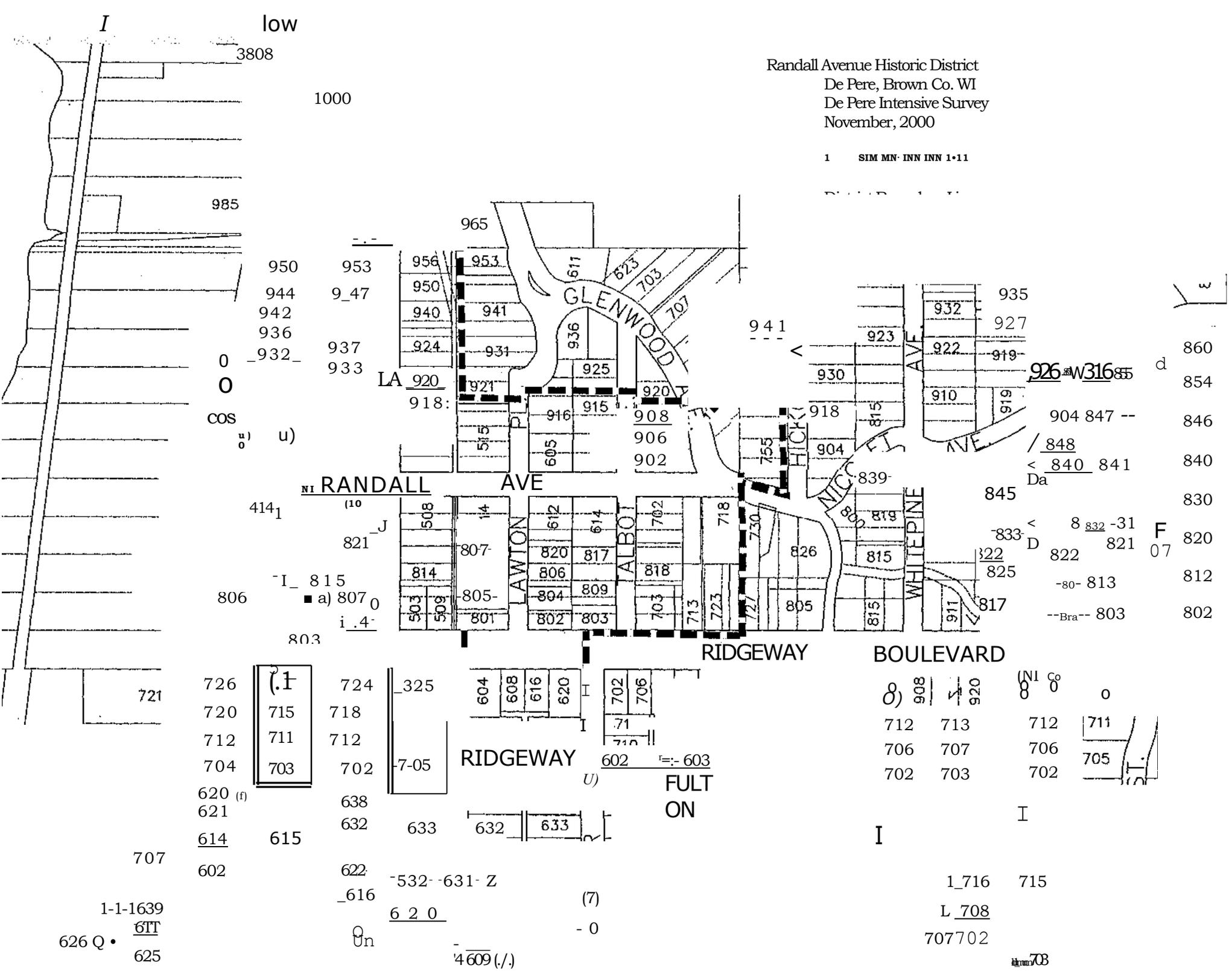
The Randall Avenue Historic District is therefore believed to be of architectural significance because it represents a coherent whole that is clearly distinct from surrounding neighborhoods and because it contains individual buildings of architectural merit, many being the work of the best designers and builders then working in the area. The significance of the district is further enhanced by its high degree of integrity and its well maintained status.

2. Boundary Description, Continued

NW corner of the lot associated with 953 Oakdale Ave. The line then turns 90° and continues east along the north lot lines of 953 and 956 Oakdale Ave. to the NE corner of the lot associated with 956 Oakdale Ave. The line then turns 90° and continues south along the rear lot lines of 956, 950, 940, 924, and 920 Oakdale Ave. to the SE corner of the lot associated with 920 Oakdale Ave., then turns 90° and continues east along the north lot lines of the lots associated with 515 Randall Ave., 916 Lawton Ave., 915 Talbot Ave., and 908 Talbot Ave. to the W curblin of Glenwood Ave. The line then continues across Glenwood Ave. to the east curblin, then continues in an irregular fashion around the lots associated with 755 Nicolet Ave. to a point on the N curblin of Nicolet Ave. that is directly opposite the NE corner of the lot associated with 718 Talbot Ave. The line then crosses Nicolet Ave. to said NE corner and continues S along the E side lot lines of the lots associated with 718 Randall Ave. and 723 Ridgeway Blvd. to a point on the N curblin of said Blvd. that corresponds to the SE corner of the lot that is associated with 723 Ridgeway Blvd. The line then turns 90° and runs along the N curblin of the Blvd. to a point that is directly opposite the NE corner of the lot associated with 620 Ridgeway Blvd. The line then turns 90° and crosses said Blvd. to the said NE corner, then continues S along the west curblin of N. Superior St. to a point that corresponds to the SE corner of the lot associated with 703 N. Superior St. The line then turns 90° and continues west along the south lot lines of 703 n. Superior St. and 702 N. Michigan St. to the POB.

Randall Avenue Historic District
 De Pere, Brown Co. WI
 De Pere Intensive Survey
 November, 2000

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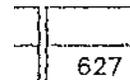
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DISTRICT SURVEY FORM

1	District		Surveyor	SHSW Staff
	St. Norbert College Historic District		Timothy F. Heggland	
	CiV	County	Survey	Date
	De Pere	Brown	De Pere Intensive Survey	2001
Film Rolls/Negatives		BR 55/11-BR 55/16		
Streets		Numbers	Streets	Numbers
Grant Street		100		
Note: all College buildings on same Grant Street address. names rather <u>than</u> by a		the main campus have the They are known by their numerical street address.		

2	Boundary Description
	See district survey map. While the boundaries shown on the map enclose the buildings within the district, an accurate description will only be possible when more detailed information is available.
3	Boundary Justification
	The boundaries of the district enclose that portion of the College land that has historically been associated with the district's resources.

4	SOURCES OF INFORMATION
	A.. <i>The Catholic Church in Wisconsin</i> . Milwaukee: Catholic Historical Publishing Co., 1895-98.
	B. Sanborn-Perris Map Co. Fire Insurance Maps of De Pere 1884, 1890, 1895, 1900, 1914, 1925, and 1925 updated to 1934 and to 1953
	C. Pieters, Donald L. <i>St. Norbert College Buildings Centennial Edition</i> . De Pere: St. Norbert College, 1998.
	D. <i>De Pere News</i> . 1871-1918.
B.	

MAP REFERENCE		
USGS quad: De Pere		
scale: 1-24,000		
UTM References	H.	
A. 16/415100/4921890	I.	
B. 16/415300/4921850	J.	
C. 16/415100/4921660	K.	
D. 16/415260/4921640	L.	
E.	M.	
F.	N.	
G.	O.	
Opinion of National Register Eligibility		
date:	initials:	
eligible	not eligible	unknown
national	state	local

HISTORIC PRESERVATION DIVISION

WISCONSIN HISTORICAL SOCIETY

7 DESCRIPTION

General character, building types, styles, environment, important natural and man-made features, qualities that distinguish the district from surroundings, nature of intrusions, and generally excepted properties.

The St. Norbert College Historic District consists of a group of six buildings that form the still largely intact historic core of the larger thirty-three building St. Norbert College campus in West De Pere. St. Norbert College now occupies all the land east of Third Street between Main Ave. to the north, Pleasant Place to the south, and the Fox River to the east, some thirty-three acres in total, and the buildings in the district are located close to the center of this active and still growing campus. All the buildings in the district were built between 1889 and 1925, and while they represent a variety of styles and resource types, they are unified by their high degree of integrity and by the fact that all six are of masonry construction and are clad in brown or reddish brown brick trimmed with limestone.

The buildings in the district were constructed for two different reasons and are of two kinds; buildings that were associated with the original St. Joseph's Roman Catholic Church parish, and buildings that were built especially for college purposes. The earliest building in the district and the earliest of the first group is the fine Gothic Revival style St. Joseph's Church, built in 1889 to replace the original parish church, which was destroyed by fire earlier in the same year. This church is still in use today and its main north-facing facade is oriented towards the now vacated east-west-running Grant Street that originally ran in front of it. The same orientation also characterizes the Neo-Classical Revival style 1925 wing of the St. Joseph's Priory building next door to the east, whose main facade also faces north onto the now vacated Grant Street. The south-facing main facade of the Neo-Classical Revival style St. Joseph's Hall, which was built as St. Joseph's Parish School in 1916-17 to replace the original parish school, is also oriented to Grant Street as well and these three buildings constitute the core of the surviving historic parish buildings.

The earliest building built exclusively for the use of St. Norbert College is Main Hall, a splendid example of Richardsonian Romanesque Revival style design and it is listed in the NRHP (10-28-88) and is oriented with its main facade facing west onto the now vacated north-south running Second Street. Main Hall was constructed on land just to the southwest of St. Joseph's Church that had been purchased by the Order for this purpose. This land was part of a larger parcel that was bounded by the now vacated Second and Millar streets and by the Fox River, and the gradual removal of the existing buildings that originally occupied it provided the necessary land on which the future college campus would grow. The next two buildings built for College purposes were both constructed in 1917. These were: Francis R Boyle Hall, a fine Neo-Classical Revival style three-story building that was built just north of Main Hall and with a principal facade that faces south towards that building; and the College Heating Plant and Maintenance Building, an Astylistic Utilitarian form building that is located just behind both Main Hall and St. Joseph's Church.

Thus, by 1917, six buildings comprised the core of what would become the much larger college campus of today. Two of these buildings still served some parish functions in 1917, the St. Joseph's Church and the St. Joseph's School, while the other four were dedicated almost exclusively to College functions. Between 1917 and 1956, just two more buildings would be added to the campus. The first of these, the Tudor Revival style-influenced I. F. Van Dyke Hall, was built as a gymnasium in 1930 and is located on the Fox River to the southeast of Main Hall. Unfortunately, this building has recently been greatly expanded and remodeled and is now too altered to be eligible for listing in the NRHP. The second building was Dennis M. Burke Hall, which was built on the Fox River just to the south of Van Dyke Hall in 1942. This excellent Neo-Classical Revival style building was the first residence dormitory built by the College and it is believed to be individually eligible for listing in the NRHP but is too far removed from the rest of the six contributing buildings to be considered part of the district.

When the last building constructed in the St. Norbert College Historic District was completed in 1925, the campus was still a compact area that was surrounded on three sides by single family residences and on the fourth side by the Fox River and it remained so until 1956. Since then, however, the campus has expanded enormously and all the single family residences that once surrounded it have now been replaced by modern college buildings built since 1956. Consequently, the six buildings that comprise the St. Norbert College Historic District constitute a clearly defined and quite compact group of historic buildings that is located in the

7. Description, Continued

midst of the modern campus that has grown up around them. In addition, the district also contains all but one of the historic buildings that were associated with the College prior to the beginning of World War H.

8 SIGNIFICANCE

Areas of significance

Architecture: Gothic Revival Style
Neo-Classical Revival Style
Richardsonian Romanesque Revival Style

History: Education

Period of Significance: 1889-1951

Historical Development and Statement of Significance.

The St Norbert College Historic District is believed to of local architectural and historical significance (NRHP Criteria A and C) because its six buildings constitute the still intact historic core of the campus of St. Norbert College, a thriving co-educational liberal arts Catholic college that is the most important educational institution in De Pere. Individually, the buildings in the district are fine, highly intact examples of the Gothic Revival, Richardsonian Romanesque Revival and Neo-Classical Revival styles, nearly all of which were designed between 1903 and 1925 by William E. Reynolds, an architect who practiced in Green Bay. Collectively, however, the buildings in the district have a significance that is even greater than the merit they possess individually because they comprise all the surviving buildings that are associated with the history of the College prior to 1930 and also the most important ones as well. In addition, these buildings still comprise a readily identifiable entity today despite being surrounded on three sides by the greatly expanded present day campus of the College.

The oldest building in the district is St Joseph's Church, a fine brick Gothic Revival style building that was built in 1889 to replace an earlier one that had been destroyed by fire earlier in 1889 and which had been built in 1870. The main facade of St Joseph's Church faces north onto what in 1889 was an extension of today's Grant Street, and it was originally a parish church and was flanked by now non-extant school, convent, and rectory buildings, the four buildings being surrounded on all sides by a substantial residential neighborhood. In 1898, however, the church and its associated buildings were transferred to the Norbertine Order, which used them as their new home. In 1899, a new, now non-extant building was built just to the east of the church and west of the already existing parish rectory to house the Norbertine fathers and it was also used to house the newly established St. Norbert College, which had been begun in 1898 and was run by the Order. This new building served as both St Joseph's Priory and as St Norbert College until 1903, when the earliest building built solely for college purposes was built This is Main Hall, a superb and highly intact Richardsonian Romanesque Revival style 3¹/₂-story building designed by William E. Reynolds that was listed in the NRHP in 10-28-88.

By 1903, the building complex associated with the Norbertine Order in West De Pere consisted of buildings associated solely with the College (Main Hall), with the Order (the Priory), and with St Joseph's Parish (the school and the convent) with St. Joseph's Church serving all three. In 1910, an additional three-story building (non-extant) was constructed to the east of the church and adjacent to the 1899 Priory and these two buildings housed the Priory until 1925, when the earliest Neo-Classical Revival style portion of today's Priory building designed by William E. Reynolds was built and the Priory became St. Norbert Abbey, West De Pere.

Also added to the complex was a new school for St. Joseph's Parish in 1916-1917 that replaced the original frame construction building. This school was designed by William E. Reynolds and is a two-story, brick, Neo-Classical Revival style building that faces south onto what in 1917 was still an extension of today's Grant Street, and it is now known as St. Joseph's Hall and houses the art department of St Norbert College.

The first additions to the College campus were built in 1917, when the fine Neo-Classical Revival style 3¹/₂-story Francis Boyle Hall and the Astylistic Utilitarian form St Norbert College heating plant building were constructed to the west and the south of St

8. Significance, Continued

Joseph's Church, respectively, and to the north and east of Main Hall. Both of these new buildings were also designed by William E. Reynolds and they, along with Main Hall, constituted the whole of the St. Norbert College campus until 1930, when the now greatly altered I. F. Van Dyke Hall was built on the river bank southeast of Main Hall. This was followed in 1942, by the construction of Dennis M. Burke Hall, another outstanding Neo-Classical style building that is located just to the south of Van Dyck Hall and is believed to eligible for listing in the NRHP on an individual basis. From 1942 until 1956, however, no other buildings were added to the campus, which up until that time was bounded by Grant Street to the north, Second Street to the west, the Fox River to the east, and Marsh Street to the south. This gradual expansion was accomplished by the purchase and demolition of a number of the single family houses and other buildings that surrounded the original St. Joseph's church and its associated buildings, but even until 1956, when the post-World War II expansion of the College began, the residential neighborhood surrounding the College grounds was still predominant.

Since 1956, however, the College has grown from five to thirty-three buildings and its thirty-three acre campus has now completely replaced the residential neighborhood that once surrounded it. Consistently ranked as one of the best liberal arts colleges in the Midwest, St Norbert has a national reputation for excellence and more than 2000 students. And yet, despite the great changes that have occurred since the end of World War II, the historic core of the College that comprises the St Norbert College Historic District is still very much intact today and is still the heart of the campus.

The individual buildings within the district are also of considerable architectural significance as well, both as individual designs and as the best known work of William E. Reynolds, an architect who practiced in Green Bay until his death in 1933. Main Hall is the best and also the only example of the Richardsonian Romanesque Revival style in De Pere and Boyle Hall and is one of the finest examples of Neo-Classical Revival design in De Pere and St. Joseph's Hall and St. Joseph's Priory are also good representative examples of the latter style as well. In addition, the Gothic Revival style St. Joseph's Church is perhaps the finest example of the Gothic Revival style in De Pere. Adding to the significance of these buildings is their generally high degree of integrity and the uniformity that has been achieved even within the context of differing styles by the utilization of brown brick with stone trim for all of the buildings in the district.

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St. Norbert's College Historic
 District De Pere, Brown Co.
 WI De Pere Intensive Survey
 November, 2000

II _ MIL _ w. MN JIM

District Boundary

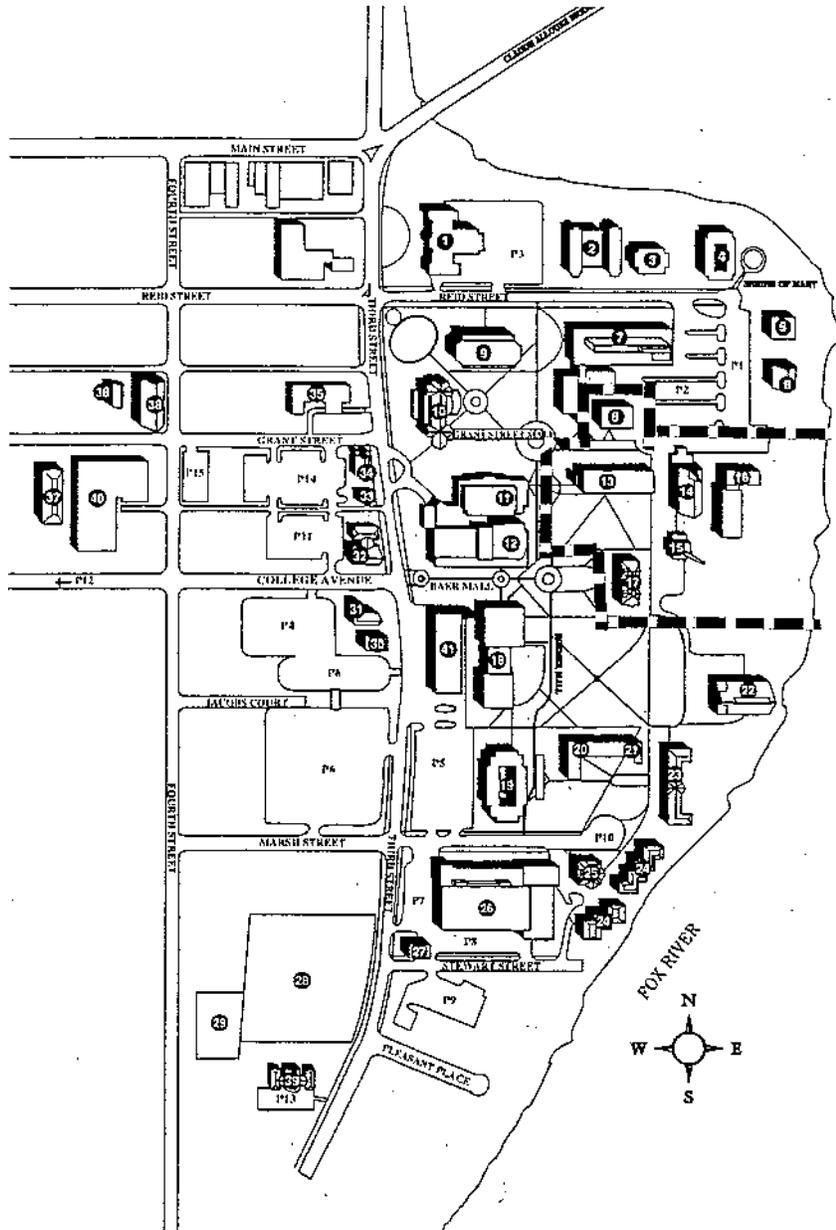
Line Not to Scale

CAMPUS LEGEND

- 1 Pennings Activity Center
- 2 Madelaine and Lorraine Halls
- 3 Gertrude S. Bergstrom Hall)
- 4 Mary Minahan McCormick Hall
- 5 Vander Zanden Hall
- 6 Riverside South
- 7 Dr. John R. Minahan Science Hall (JMS)
- 8 St. Joseph Hall
- 9 Austin E. Cofrin Hall
- 10 F.K. Bemis International Conference Center
- 11 Todd Wehr Library
- 12 Abbot Pennings Hall of Fine Arts
- 13 Francis M. Boyle Hall
- 14 Old St. Joseph Church
- 15 Healing Plan!
- 16 St. Joseph Priory
- 17 Main Hall
- 18 Frank J. & Margaret Sensenbrenner Memorial Student Union
- 19 Victor McCormick Hall (VMC)
- 20 Frank J. Sensenbrenner Hall
- 21 Children's Center
- 22 Ray Van Den Heuvel Family Campus Center
- 23 Rev. Dennis M. Burke Hall
- 24 Townhouse Village
- Anselm House, Gregory House
- Kerschmer House, Michael House
- Neuleld House, Olejniczak House.
- Patrick House
- 25 Carriage House
- 26 Schuldes Sports Center
- 27 Human Resources
- 28 Intramural Field
- 29 Outdoor Leadership Center
- Ropes Course
- 30 Conley House/Women's Center
- 31 Chi Flo Commons/Campus Ministry
- 32 Roland and Helen Murphy Admission/Visitor Center
- F. J. Van Dyke Alumni House
- 34 St. John's Hall
- 35 George F. Kress Residence for Executive Education
- 36 College Residence Hall
- 37 College Residence Hall
- 38 SNC Bookstore
- 39 Living-Learning Residence Hall
- 40 Facilities Service Center
- 41 Carol and Robert Bush Art Center

Parking Lots

- P-t First Street Lot
- P-2 JMS Lot
- P-3 PAC Lot
- P-4 Third St. Education Lot
- P-5 VMC Lot
- P-6 Third Street Employee Lot
- P-7 Schuldes West Lot
- P-8 Schuldes South Lot
- P-9 Stewart Street Lot
- P-10 Marsh SL Visitors Lot
- P-11 College Avenue Lot
- P-12 College Residence Hall Lot
- P-t3 New Residence Hall Lot
- P-14 International Center Lot



DISTRICT SURVEY FORM

1	District South Broadway Historic District	County	Survey	City/County Timothy F. Heggland	Date 2001
	City De Pere	County Brown	Survey De Pere Intensive Survey	City/County	Date
	Film Rolls/Negatives	BR 53/24-BR 53/30			
	Streets	Numbers	Streets	Numbers	
	South Broadway	107, 109-111, 115-17, 121, 123, 125, 129,			

- 2 **Boundary Description**
 The district boundary begins at a point on the east curblineline of S. Broadway that corresponds to the NW corner of the lot associated with 107 S. Broadway. The line then continues S along said curblineline to the SW corner of the lot associated with 129 S. Broadway, turns 90° and continues E along the S side lot line of 129 S. Broadway to the SE corner of the lot, then turns 90° and runs N along the rear lot lines of 129, 125, 123, 121, 115-17, 109-111, and 107 S. Broadway to a point on the south curblineline of George St. that corresponds to the NE corner of the lot associated with 107 S. Broadway. The line then turns 90° and continues W along the N side of said lot to the NW corner of the lot and the POB.
- 3 **Boundary Justification**
 The boundaries of the district enclose all the land that has historically been associated with the district's resources.

SOURCES OF INFORMATION
A. City of De Pere Real estate Tax Rolls, 1848-1960.
B. Sanborn-Perris Map Co. Fire Insurance Maps of De Pere 1884, 1890, 1895, 1900, 1914, 1925, and 1925 updated to 1934 and to 1953
C. City of De Pere Building Permits.
D. <i>De Pere News</i> . 1871-1918.
E.

MAP REFERENCE		
USGS quad: De Pere		
scale: 1-24,000		
UTM References	H.	
A.16/415640/4922220	I.	
B.	J.	
C.	K.	
D.	L.	
E.	M.	
F.	N.	
G.	O.	
Opinion of National Register Eligibility		
date:	initials:	
eligible	not eligible	unknown
national	state	local

HISTORIC PRESERVATION DIVISION

WISCONSIN HISTORICAL SOCIETY

5

6

DESCRIPTION

General character, building types, styles, environment, important natural and man-made features, qualities that distinguish district from surroundings, nature of intrusions, and generally excepted properties.

The South Broadway Historic District consists of the west half of a single city block that forms the most intact portion of the core of the historic downtown commercial section of that portion of the larger city of De Pere known as De Pere. All of the buildings in the district face west onto the 100 block of the highly important north-south running thoroughfare known as Broadway. The district contains the most intact concentration of the surviving nineteenth century commercial buildings in the historic commercial business district of this portion of De Pere. The proposed district consists of seven buildings.

Of the seven buildings within the district boundaries, one is considered to be non-contributing because of its late date of construction. Of the six contributing buildings, all were built between 1882 and 1888 as replacements for earlier buildings on the same sites that had been destroyed in a major fire of 1882. The contributing buildings range from one to two stories in height, all of them are either rectilinear or square in plan, and all are of masonry construction.

All the contributing buildings in the district are good, representative examples of the Commercial Vernacular form and most of these are clad in cream brick. As is typical of the older commercial buildings in other Wisconsin cities, most of the original first story storefronts belonging to the district's buildings have been lost to subsequent modernization. The upper floors of these facades are all still largely intact, however, and most also retain their original masonry cornices.

Design, integrity, and density set the buildings in the South Broadway Historic District apart from the other historic commercial buildings in the downtown area of this portion of the city of De Pere. Many of the other nineteenth and early twentieth century buildings that once flanked the district have been demolished and many of those that remain have now been either greatly altered or else their group integrity has been seriously diminished by demolition and by the addition of modern buildings that have replaced demolished historic examples. Consequently, the South Broadway Historic District now constitutes the best remaining intact contiguous group of historic commercial buildings left in this portion of De Pere's historic downtown.

8	SIGNIFICANCE	
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Areas of significance	
Architecture: <u>Commercial Vernacular form</u>	History: _____
_____	<u>Commerc</u>
Period of Significance: <u>1882-1951</u>	

Historical Development and Statement of Significance.

The South Broadway Historic District is believed to of local architectural significance (Criterion C) because it contains the only intact historic streetscapes of nineteenth century commercial buildings remaining in the historic business center of that portion of the city of De Pere on the east bank of the Fox River known as De Pere. Individually, the buildings in the district are good representative examples of the Commercial Vernacular form designs. Collectively, however, the buildings in the district have a significance that is greater than the merit they possess individually. While other groups of historic commercial buildings are located adjacent to the district, the integrity of these groups has been compromised by demolition, by the inclusion of later modern buildings that have replaced demolished historic ones, and by the alteration and modernization of many of the historic resource in these groups that do still exist. In addition, the buildings in the district are believed to be of local significance to the history of commerce in De Pere (Criterion A) because they represent the most intact group of surviving historic buildings in De Pere that are associated with that community's historic retail stores and other commercial enterprises.

The downtown core of De Pere grew up where it did because of its location adjacent to the east end of the bridges that have spanned the Fox River at this point since 1851 and which unite the communities of West De Pere on the west bank of the river and De Pere on the east bank. Proximity to the Fox River was the critical factor in the establishment of both of these communities. The mouth of the Fox River empties into Green Bay and Lake Michigan and De Pere is located 3¹/₂ miles south of this mouth at a place on the river where sizable rapids made further navigation upstream impossible in the early 1800s, which was also a time when shipping on nearby Lake Michigan was the only reliable means of transporting large quantities of goods and large numbers of people to and from this area in the period before adequate overland roads and later, railroads, were developed. Consequently, that portion of the river between these rapids and Lake Michigan gradually developed into an important Great Lakes port. Even more important, though, was the fact that the rapids of the Fox River at De Pere was the most important potential source of water power in the area in the 1840s-1860s and was thus the logical place for the construction of a dam and of saw mills and flour and grist mills and other industries that could make use of water for power and manufacturing.

The combination of transportation access and water power brought success to the De Pere communities on both sides of the rapids and this led in turn to the development of roads extending out to outlying areas that *were* in need of the resources that De Pere had to offer. One of the most important of these roads on the east bank of the river was Broadway. What made this particular north-south-running road especially important was the fact that it was the principal road running north to Green Bay from points to the south. Thus, Broadway was already an important area thoroughfare when the first bridge was built across the Fox River at De Pere. Built in 1851, this bridge and its successors were the only ones in the entire area that crossed the river for many years thereafter, so land near the bridge site on both sides of the river quickly evolved into hubs of commercial activity. The east-west thoroughfare that led to the eastern De Pere end of this bridge was George Street and its point of intersection with the already existing north-south-running Broadway became the commercial center of the community on the east bank of the river. The importance of the De Pere end of the bridge and of the Broadway/George Street area was still further enhanced in 1872 when the first railroad to extend north into this region along the east bank of the Fox River, the Milwaukee & Northern Railroad, was constructed up the east bank of the river and through De Pere on its way to Green Bay at the river's mouth. Not surprisingly, the proximity of these tracks to Broadway served to make area around the Broadway/

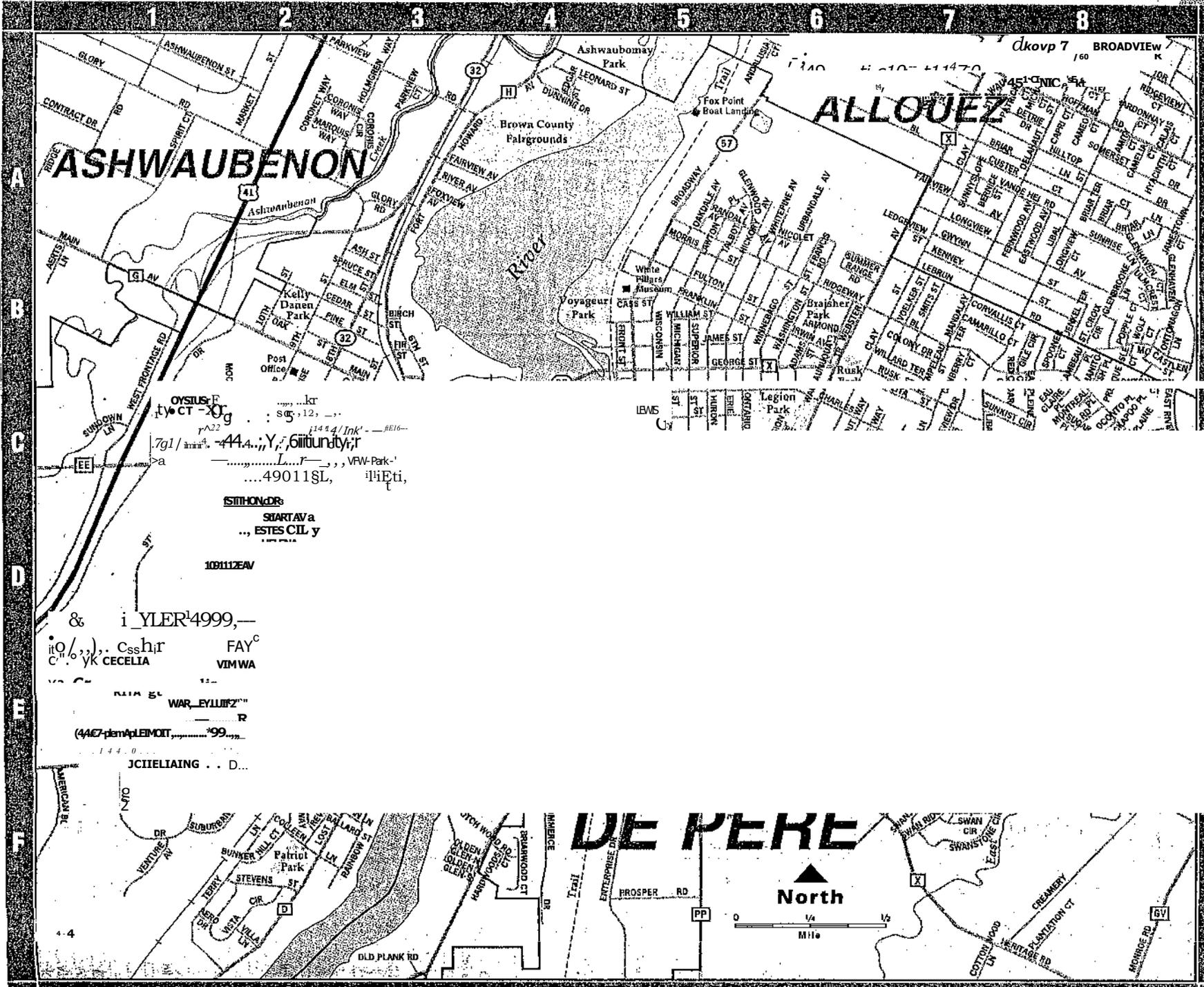
8. Significance, Continued

George Street intersection a still more attractive focus for commercial development and further anchored the commercial district that had developed around this intersection.

The first commercial buildings built in the South Broadway Historic District were put in place as soon as the first bridge was built over the river and these were almost all small one and occasionally two-story wood frame buildings. Gradually, a few brick buildings joined these wood frame pioneers and by 1880 both the east and west sides of the 100 block of South Broadway were almost completely lined with one, two and three-story commercial buildings. All of this changed in a single night on April 23, 1882, however, when an enormous fire destroyed all of the buildings fronting on both sides of the 100 and 200 blocks of South Broadway and almost all of the rest of the buildings in this four-block area as well.

One of the consequences of this fire was that the city council immediately created a fire district along Broadway that specified that all new construction within the district boundaries had to be of masonry or brick construction. Thus, when the rebuilding of "the burned district," as the area was called, began, the previous mixture of wood-clad and brick-clad commercial buildings that had characterized the South Broadway streetscape before was replaced by streetscapes of a much more uniform appearance instead and nowhere in De Pere's downtown can this be better seen than in the South Broadway Historic District. All but one of the contributing buildings in this district were built between 1882 and 1883, the single exception being the Robert McGeehan Building at 125 S. Broadway, which was built in 1888, and all of these buildings were built out of cream brick except, again, for the McGeehan Building, which is clad in reddish brown brick. In addition, all of these buildings are also good, representative examples of Commercial Vernacular form design and several are almost identical in appearance, which is not surprising given the circumstances surrounding their construction.

It is this uniformity of materials and design that is one of the most notable characteristics of the South Broadway Historic District and these characteristics are further enhanced by the largely intact state of almost all the district's resources and, indeed, of the entire streetscape. Today, the district is the most intact collection of historic commercial buildings remaining in De Pere and it is a testament both to the continuing relevance of the district in the city's commercial life and to one of the most notable events in the city's history.



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