

Site Inventory Form
State Historical Society of Iowa
 (December 1, 1999)

State Inventory No. 70-01135 **New** **Supplemental**
 Part of a district with known boundaries (enter inventory no.) 70-01005
 Relationship: Contributing Noncontributing
 Contributes to a potential district with yet unknown boundaries
 National Register Status: (any that apply) Listed De-listed NHL DOE
 Review & Compliance No. _____
 Non-Extant (enter year) _____

1. Name of Property

historic name Bartlett-Kautz House
 other names/site number Field Site #: WH-019

2. Location

street & number 107 Spruce Street
 city or town Muscatine vicinity, county Muscatine
 Legal Description: (If Rural) Township Name _____ Township No. _____ Range No. _____ Section _____ Quarter of Quarter _____

(If Urban) Subdivision Original Town Block(s) 8 Lot(s) Lt1, Alley ADJ Lt 1 & W27'ADJ Lt & WIY TRITRACT Lt 2

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

4. National Park Service Certification [Skip this Section]

5. Classification

Category of Property (Check only one box)	Number of Resources within Property		
	If Non-Eligible Property Enter number of:	If Eligible Property, enter number of: Contributing Noncontributing	
<input checked="" type="checkbox"/> building(s)	_____ buildings	<u>1</u> _____	buildings
<input type="checkbox"/> district	_____ sites	_____	sites
<input type="checkbox"/> site	_____ structures	_____	structures
<input type="checkbox"/> structure	_____ objects	_____	objects
<input type="checkbox"/> object	_____ Total	<u>1</u> _____	Total

Name of related project report or multiple property study (Enter "N/A" if the property is not part of a multiple property examination).
 Title _____ Historical Architectural Data Base Number _____

A Historical and Architectural Survey of the "West Hill" neighborhood, Muscatine, Iowa 70-016

6. Function or Use

Historic Functions (Enter categories from instructions)	Current Functions (Enter categories from instructions)
<u>01A01: Domestic / Single residence</u>	<u>01A01: Domestic / Single residence</u>
_____	_____
_____	_____

7. Description

Architectural Classification (Enter categories from instructions)	Materials (Enter categories from instructions)
<u>03B Early Republic - Federal</u>	foundation <u>03 Brick</u>
_____	walls <u>05E Aluminum</u>
_____	roof <u>08A Asphalt Shingle</u>
_____	other _____

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

8. Statement of Significance

Applicable National Register Criteria (Mark "x" representing your opinion of eligibility after applying relevant National Register criteria)	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	A Property is associated with significant events.
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended	B Property is associated with the lives of significant persons.
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	C Property has distinctive architectural characteristics.
<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	D Property yields significant information in archaeology or history.

County Muscatine
City Muscatine

Address 107 Spruce Street

Site Number 70-01135
District Number 70-01005

Criteria Considerations

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

Areas of Significance (Enter categories from instructions)

02: Architecture

31: Other – Neighborhood Development

Significant Dates

Construction date

1889

check if circa or estimated date

Other dates

1920s

Significant Person

(Complete if National Register Criterion B is marked above)

Architect/Builder

Architect

Builder

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

9. Major Bibliographical References

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

10. Geographic Data

UTM References (OPTIONAL)

Zone	Easting	Northing	Zone	Easting	Northing
1	_____	_____	2	_____	_____
3	_____	_____	4	_____	_____

See continuation sheet for additional UTM references or comments

11. Form Prepared By

name/title Jay Brady, Chair (R.L. McCarley, consultant)

organization Muscatine Historic Preservation Commission date November 30, 2005

street & number 215 Sycamore telephone 563-264-1550

city or town Muscatine state IA zip code 52761

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

FOR ALL PROPERTIES

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

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

- See continuation sheet or attached **photo & slide catalog sheet** for list of photo roll or slide entries.
- Photos/illustrations without negatives are also in this site inventory file.

FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL

- Farmstead & District:** (List of structures and buildings, known or estimated year built, and contributing or non-contributing status)
- Barn:**
 - A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
 - A photograph of the loft showing the frame configuration along one side.
 - A sketch floor plan of the interior space arrangements along with the barn's exterior dimensions in feet.

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

Concur with above survey opinion on National Register eligibility: Yes No More Research Recommended
 This is a locally designated property or part of a locally designated district.

Comments: _____

Evaluated by (name/title): _____ Date: _____

Iowa Site Inventory Form Continuation Sheet

Page 3

Bartlett-Kautz House
Name of Property

Muscatine
County

107 Spruce Street
Address

Muscatine
City

7. Narrative Description

This is a two-story, three-bay, house with some Colonial Revival elements. Overall, the house has a cross plan. The house sits on a brick foundation. The walls are frame, clad in aluminum siding. The cross-gable roof is clad in asphalt shingles. The house is located at the end of Spruce Street on a bluff overlooking the Mississippi River. The house is not on the 1888 Sanborn map but appears on the 1892 Sanborn map. Between 1919 and 1928 a one-story porch was added to the east elevation and a porch in the northeast corner was removed. Other modifications to give the home a more Colonial or Classical feel likely occurred at this time, as earlier details are shown in the c.1914 photograph. Between 1928 and 1946, the garage and the southwest porch was added.

The north elevation faces the alley, but serves as the "front" of the house historically. It is divided into three main sections, divided by the projected center cross-gable second story section. The entry, centered in the middle bay under the cross gable section, has two four-light sidelights and a seven-light door transom. One original nine-over-nine-light double-hung window with wood sashes and non-original decorative shutters is centered in the first and second stories of the west bay. The second story center cross gable section projects a short distance from the house. A narrow four-over-four-light double-hung window with wood sashes is located in north end of the first story of the center bay. The second story of the center bay has an original six-over-six-light double-hung window with wood sashes and non-original decorative shutters. The east bay has the roof of the attached garage and breezeway attached to it. The garage was constructed as a detached building between 1928 and 1946, and later attached with a breezeway. Above the garage roof is a non-original single-over-single-light double-hung window. The north elevation of the sun porch has a single-over-single-light double-hung window.

A c.1914 photograph (Muscatine IA Pearl City 1914: 121) shows the house without the southwest porch. The house in the photo does have the exterior brick chimney on the west elevation. The west elevation instead has decorative bargeboard at its eave with a small single-over-single-light double hung window with shutters in the gable, and single-over-single-light double-hung windows with single light window transom and without shutters instead of the present historic windows. The north cross gable is extended farther to the north with overhanging eave with bargeboard and two vertical aligned windows in first and second stories of same style as west elevation. A single story enclosed addition sits behind the cross gable to the east. A single story open front porch occupies the northwest corner between the cross gable and the west end. The porch is hip with decorative lattice at eave and bracketing. The door entry is in the north elevation at the extreme west corner of the porch. The west elevation of the cross gable has a single-over-single light double hung window with shutters in the first and second floors. The north elevation has a single-over-single-light double hung window with shutters in the second story.

The west elevation of the house faces Spruce Street. It is a two bay gable end with a large brick chimney dividing the two bays. The bays have two vertically aligned original nine-over-nine-light double-hung windows with wood sashes and non-original decorative shutters in each bay. The sun porch, extending out from the southwest corner, has a slightly sloped gable-front roof. An open porch appears in this

Iowa Site Inventory Form Continuation Sheet

Page 4

Bartlett-Kautz House
Name of Property

Muscatine
County

107 Spruce Street
Address

Muscatine
City

location between 1928 and 1946, and it has since been enclosed. The side entry is centered, with a nine-light window in the wood door. A single-over-single-light double-hung window flanks each side of the door. The west elevation of the garage addition consists of the roof sloping from the house to the north and an overhead metal garage door.

The east elevation is the other main end gable. It is three bays, with a brick chimney in the north half of the south bays. The south bay has two vertically aligned original nine-over-nine-light double-hung windows with wood sashes and non-original decorative shutters. The center bay has narrower first and second story windows vertically aligned. The windows are original six-over-six-light double-hung windows with wood sashes. The first story window has a decorative shutter but the second floor window does not. The end gable has an original six-over-six-light double-hung window with wood sashes and non-original decorative shutters centered in the gable peak. The roof line is plain. The north bay has a set of two original six-over-six-light double-hung windows with wood sashes and non-original decorative shutters in the first story and a single original six-over-six-light double-hung window with wood sashes and non-original decorative shutters in the second story. The attached garage is also present with roof sloping from the roof to the north and a breezeway between the house and garage. The breezeway contains a set of concrete steps from the first floor level to the east yard which sits lower than the other north and west elevations. The north elevation of the garage has an original six-over-six-light double-hung window with wood sashes and non-original decorative shutters. The east elevation of the south wing of the house has two vertically aligned original nine-over-nine-light double-hung windows with wood sashes and non-original decorative shutters. The east elevation of the sun porch is also visible with larger double-hung window.

The south elevation of the house overlooks the Mississippi River below the bluff. It is divided into three main sections, divided by the projected center cross-gable section. The enclosed southwest corner porch sits slightly in front of the cross gable section. The south elevation of the porch has five windows of the same style as the west elevation. The west bay of the main house that sits behind the porch has a nine-over-nine-light double-hung window with wood sashes and non-original decorative shutters. The projected cross gable section has a twenty-light (four high by five wide) window with exterior storm that has a center divider and non-original decorative shutters in the first story and two nine-over-nine-light double-hung windows with wood sashes and non-original decorative shutters in the second story. The east bay has an oriel window with two adjoining six-over-six light double hung windows. The second story has a six-over-six light double hung window with non-original decorative shutters.

8. Narrative Statement of Significance

The Bartlett-Kautz House does not appear to be individually eligible for the National Register of Historic Places under Criteria A or C. The house appears to be individually eligible for the National Register of Historic Places under Criteria B for its association with Richard Kautz. Additionally, it does appear to be a contributing building in a potential "West Hill" neighborhood historic district.

Iowa Site Inventory Form Continuation Sheet

Page 5

Bartlett-Kautz House
Name of Property

Muscatine
County

107 Spruce Street
Address

Muscatine
City

While the Bartlett House is an older c.1890 house with an early cross gable plan, its earlier historic integrity has been compromised by the modifications likely around the 1920s. Porch modifications occurred during its history including removal of a northeast porch (c 1928) and addition of east (c 1928) and southwest porches (c 1946). The garage was added between 1928 and 1946. The historic integrity from its period of significance – 1946 through 1969 when Richard Kautz, vice president and eventually chair of GPC lived at this location - is good, with the primary alteration being aluminum siding. Richard C. Kautz was an important officer in Grain Processing Corporation and later its holding company, Varied Investments. He was vice president and secretary for most of the late 1940s and 1950s becoming treasurer in 1959, executive vice president in 1965, and chairman of the board in 1969. He continued as chairman until 1998. Under his leadership GPC grew and diversified providing secure employment to the Muscatine community. During the time that he lived here, he built his career and made several significant impacts on the business and community. Mr. Kautz was also very prominent as a leader and contributor to the University of Iowa College of Business and a national and international promoter of the YMCA. Thus, the Bartlett-Kautz House does not appear to be individually eligible for the National Register of Historic Places under Criteria A or C, but does appear to be individually eligible for the National Register of Historic Places under Criterion B.

Additionally, the Bartlett-Kautz House does appear to be a contributing building in a potential “West Hill” neighborhood historic district. The house has a distinctive cross gable styling with Colonial Revival elements and appears to retain good integrity dating to the first half of the 20th century.

This house sits high on the bluff above Mississippi Ave (Front Street) at the end of Spruce, facing Mississippi to the south. Martin Bartlett bought lots 1, 2 and 3 from the heirs of W.F. Davidson on September 23, 1887 (Lots Book 20: 143). Martin Bartlett, Cold Storage and Farmer, was listed at corner of Front & Spruce in 1891-92 having lived at 210 Cherry in 1889-1892. City directory listings from 1893-1899 appear to mix two Bartletts – M.M. Bartlett lived at corner of Spruce & Front in 1893-94 while Mart Bartlett, watchman at Musser Lumber Co. was listed at 811 W. Front. In 1895-1896 M.E. Bartlett, Carpenter was listed as W. Front near Spruce, while M.B. Bartlett, packing house was listed at 107 Pine. 1897-98 listings show Martin retired, living at corner of Spruce & 2nd with Jerome F. Student and Howard M. law student.

The 1900 Directory lists Mrs. Sultana Bartlett (widow Martin) at 107 Spruce Street with her two sons, Howard and Jerome. According to the 1900 census, Sultana was born in 1850 and owned the house. Howard was born in 1875 and was a lawyer. He had married Helen, 29, and moved to 509 Chestnut Street by 1910. Jerome was born in 1870 and was a student (1900 Census). The 1902 transfer book shows the Martin Bartlett estate owning lot 1, with lot 2 being owned by Sultana Bartlett, and lot 3 being divided up between Sultana, the Martin Bartlett estate and Jerome Bartlett. This ownership pattern continues in the 1909 transfer book and the 1921-30 transfer book. Sultana would continue to live at this house 1939. Jerome would live with her through 1931 working first as an assistant loan officer (1910 census) and then as a lawyer (1920 census). No Jerome Bartlett is listed in Muscatine after 1931 according to the city directories.

Iowa Site Inventory Form Continuation Sheet

Page 6

<u>Bartlett-Kautz House</u>	<u>Muscatine</u>
Name of Property	County
<u>107 Spruce Street</u>	<u>Muscatine</u>
Address	City

J.R. Reuling purchased the property on May 26, 1939, from C.A. Edmonds et.al. (Book of Deeds, Bk 94:33), prior to conveying it to Jessie W. Stein in August of 1939. The house was listed as vacant from 1940-1943. Richard Kautz moved to Muscatine in 1943, and likely began renting this house at that time, first listed here in the next city directory in 1946.

Richard C. Kautz and wife Mary are listed here beginning in 1946, initially renting the house. Mary E. Kautz purchased the property in July of 1950 and continued to own it until 1970. Richard Kautz was an important officer in Grain Processing Company and eventually its holding company, Varied Investments. Richard Kautz was born in Muscatine on August 1, 1916. He graduated from the University of Iowa with an accounting degree in 1939 with high distinction. He married Mary Elda Stein on December 24, 1939. He worked as an accountant and unit head of the finance department at General Electric in Schenectady, New York from 1939 to 1943. In April 1943, S.G. Stein, Mary Elda's father, asked Kautz to return to Muscatine to oversee the finance and administration of a company developed by Stein and another entrepreneur, Gage A. Kent. The company, Grain Processing Corporation (GPC), had received authorization from the U.S. government to build a facility to manufacture grain alcohol that was converted into butadiene for the war effort, especially for synthetic tires. GPC quickly became a major employer in Muscatine and the state of Iowa. He was assistant vice president at GPC when he first appeared in the directories this location in 1946 ("Richard C. Kautz" – Small Business Notes; "Richard Kautz: Business is a Family Affair," University of Iowa Tippie School of Business, Fall 1996).

In 1947, GPC purchased Kent Feeds, Inc., a company started by Gage Kent in 1927 in Indianola that he had relocated to Muscatine. By 1952 Richard was listed in the city directory as vice president-secretary. By 1953, GPC had exercised an option from the government to purchase the facilities, which covered several acres. "We paid rent to the Reconstruction Finance Corporation -- 8.7 cents for every gallon of grain alcohol we produced. After we bought the land, we took six acres and built the first modern Kent Feeds plant," Kautz later said. At the time, Kautz was the executive vice president of GPC. In 1965, Richard was listed in the city directory as executive vice president. In 1966, he became chairman of the company, and Jim Kent, Gage's son, became president. Richard and Mary had eight children -Linda (m. Waite Osterkamp), Judith, John Terry (m. Rebecca), Thomas (m. Cindi), Susan, Sarah Aavang, Mary Catherine (m. Jay S. Huff), Jennifer (m. Marc McKee). Four of their children – Terry, Thos R, Susan, and Sarah - were listed in the 1967-1970 directories as students. In 1970, they moved to the end of Mulberry Street. He received a D.H.L. from George Williams College in 1973 ("Richard C. Kautz" – Small Business Notes; "Richard Kautz: Business is a Family Affair," University of Iowa Tippie School of Business, Fall 1996).

Richard Kautz would continue to serve as GPC Chairman, Director, member of Executive Committee, from 1966 to 1988, and then as Varied Investments, Inc. Chairman, Director, member of Executive Committee, Chairman Finance Committee from 1988 to 1998. He was Chairman Emeritus in 1998. He served on numerous boards and organizations including: Chairman, 1976, National Association of Manufacturers (Director, Chairman of Finance Committee 1978, Chairman of Executive Committee 1977, Vice Chairman of Board 1975); Chairman of the Trustees, Herbert Hoover Presidential Library Association; Director and Chairman BIPAC (Business Industry Political Action Committee); Chairman,

Iowa Site Inventory Form Continuation Sheet

Page 7

<u>Bartlett-Kautz House</u>	<u>Muscatine</u>
Name of Property	County
<u>107 Spruce Street</u>	<u>Muscatine</u>
Address	City

University of Iowa Foundation; selected member Iowa Business Hall of Fame, 1987; Who's Who in America; Who's Who in the World; Who's Who in Finance & Industry. In 1984, the couple received the Herbert Hoover Humanitarian Award from the Hoover Presidential Library for service to others. Kautz had a long association with the University of Iowa serving on the University of Iowa Foundation Board of Directors in 1984. He served as vice-chair from 1985 to 1990, and as chair from 1990 to 1993. He served five three-year terms before being elected as lifetime honorary director in 1999 Chair of the UI Foundation. He received the UI Alumni Association's Distinguished Alumni Award in 1985. Kautz co-chaired the Steering Committee to build the John Pappajohn Business Administration Building. The Kautz Plaza adjacent to the business school is named in honor of the family. He received the College of Business Administration's Business Leadership Award in 1988. Other affiliations included Presbyterian Church; Mason (Shriner) & KCCH; DeMolay Legion of Honor; Elk; Beta Gamma Sigma (Directors Table); Sigma Chi (Significant Sig); member, Union League Club (Chicago), Metropolitan Club (Washington, D.C.), Capitol Hill Club (Washington, D.C.), and the Lincoln Club (Des Moines) ("Richard C. Kautz" – Small Business Notes; "Richard Kautz: Business is a Family Affair," University of Iowa Tippie School of Business, Fall 1996).

Richard Kautz was also very active in the YMCA and held many local, regional, national, and international offices and committee positions. He was a lifetime volunteer in the YMCA, leading his local YMCA in Muscatine, Iowa, the International Committee of the YMCA of the USA and the National Board of the YMCA of the USA. His positions included: President of the Muscatine, Iowa, YMCA; member of the Executive Committee and President of the North Central Area Council of YMCAs; member of the Executive Committee of the National Board of YMCAs; Former Chairman of the National Board of YMCAs for three years, 1970-1973; member Executive Committee of the World Alliance of YMCAs, Geneva, Switzerland for sixteen years, including eight years as a World Vice President; member YMCA Board of Trustees Retirement Fund and emeritus member of the National Board of YMCAs. He was a YMCA Trustee Emeritus and served as a Trustee of the Retirement Fund from 1980–1993. He and his wife Mary Elda made a significant impact towards the preservation of YMCA records by creating the Kautz Family YMCA Archives at the University of Minnesota. Richard C. Kautz and his family donated \$800,000 in 1996 to fund a major preservation project of the YMCA archives. In honor of their gift, the archives are now named the Kautz Family YMCA Archives. With funding from the Kautz family and the YMCA of the USA, the Archives completed a 3-year mass deacidification project in 2002, one of the largest of its type in North America, to ensure the long-term preservation of 9,500 books and more than four million sheets of manuscript materials. (Source: Kautz Family YMCA Archives, University of Minnesota; *YMCA Retirement Fund 2004 Mid-Year Report*, Page 8).

Richard Kautz died in Muscatine on July 21, 2003. Today, GPC encompasses 230 acres on the banks of the Mississippi and is the largest subsidiary of Varied Investments, Inc. GPC currently processes grain alcohol used for industrial purposes, beverage alcohol, cornstarch, maltodextrins and animal feed ingredients. Kent Feeds has grown into one of the largest feed companies in the Midwest. It produces swine, beef, dairy, poultry and specialty foods sold through a network of dealers. There are 12 plants in Iowa, Illinois, Indiana, Nebraska, Michigan, Missouri and Kentucky. Varied Investments, Inc. was formed

Iowa Site Inventory Form Continuation Sheet

Page 8

Bartlett-Kautz House	Muscatine
Name of Property	County
107 Spruce Street	Muscatine
Address	City

as a holding company in 1989 ("Richard C. Kautz" – Small Business Notes; "Richard Kautz: Business is a Family Affair," University of Iowa Tippie School of Business, Fall 1996).

9. Major Bibliographical References

Census Records, United States Census Bureau, 1900, 1910, 1920.

City Directories, Muscatine. Various publishers, 1856-1959. Available as the Musser Public Library.

Deed/Abstract Records, Recorder's Office, Muscatine County Courthouse, Muscatine, Iowa.

"Home of Mrs. Sultana Bartlett" Photograph, *Muscatine IA Pearl City* 1914, P. 121.

Kautz Family YMCA Archives, University of Minnesota at <http://special.lib.umn.edu/ymca/history.phtml>

"Richard C. Kautz" – Small Business Notes at <http://www.smallbusinessnotes.com/history/rckautz.html>

"Richard Kautz: Business is a Family Affair," *Publications*, University of Iowa Tippie School of Business, Fall 1996 at http://www.biz.uiowa.edu/bizatiowa/Blmag_f96/kautz.html

"Richard C. Kautz", *Business at Iowa*, Fall 2003 at <http://www.biz.uiowa.edu/bizatiowa/fall2003/memoriam.html>

Sanborn Map Company. "Muscatine, Iowa," Sanborn fire insurance maps. Pelham, NY: Sanborn Map Company, 1883, 1888, 1892, 1899, 1907, 1912, 1919, 1928. Accessed online at: Sanborn.umi.com.

75th Anniversary Publication - Muscatine Community College Foundation, P. 26 at <http://www.eicc.org/mcc/foundation.pdf>.

"Tribute to Richard "Dick" Kautz", *YMCA Retirement Fund 2004 Mid-Year Report*, Page 8 http://www.yretirement.org/ymcarf/pdf/mid_year_2004.pdf

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

Site Number 70-01135
 Related District Number 70-01005

Page 9

Bartlett-Kautz House
 Name of Property

Muscatine
 County

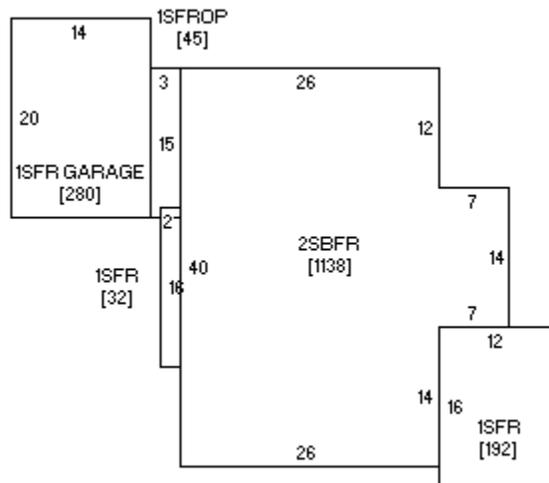
107 Spruce Street
 Address

Muscatine
 City

Location Map



Plans of buildings on site (from assessor's office)



(front – Spruce Street)

**Iowa Site Inventory Form
Continuation Sheet**

Page 10

Bartlett-Kautz House
Name of Property

Muscatine
County

107 Spruce Street
Address

Muscatine
City

Photograph of building (digital image)

