

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

State Inventory No. 70-01087 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 Sarah M. Roach House
 other names/site number Field Site #: WH-190

2. Location

street & number 605 West Fourth 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) 83 Lot(s) NE 37'SW 1/2 lots 7 to 9

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	If Eligible Property, enter number of:
<input checked="" type="checkbox"/> building(s)	Enter number of:	Contributing Noncontributing
<input type="checkbox"/> district	_____ buildings	<u>1</u> _____ buildings
<input type="checkbox"/> site	_____ sites	_____ sites
<input type="checkbox"/> structure	_____ structures	_____ structures
<input type="checkbox"/> object	_____ objects	_____ objects
	_____ 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>01B01: Domestic / Duplex</u>
_____	_____
_____	_____

7. Description

Architectural Classification (Enter categories from instructions)	Materials (Enter categories from instructions)
<u>09A02: Other / House / Gabled Front and Wing</u>	foundation <u>03: Brick</u>
_____	walls <u>02: Wood</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 type="checkbox"/> Yes <input checked="" 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 Address 605 West Fourth Street
City Muscatine

Site Number 70-01087
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)

31: Other / neighborhood development

Significant Dates

Construction date 1904 check if circa or estimated date
Other dates _____

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. Geographical 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 Maryrose and John Peterschmidt (Member and Volunteer) (R.L. McCarley, consultant)
organization Muscatine Historic Preservation Commission date February 2, 2006
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: _____

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Sarah M. Roach House
Name of Property

Muscatine
County

605 West Fourth Street
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7. Narrative Description

This is a two-story, two-bay, Queen Anne house. The house sits on a brick foundation. The walls are wood frame, clad in clapboard, covered with vinyl siding. The gable roof is clad in asphalt shingles.

The front, or south facing elevation reveals a house that has been built with the level of the first floor close to grade, as the lot slopes to the rear. The first story has an enclosed wrap-around porch on the left that abuts the short wing of the main building, which is shown as an open porch on the Sanborn maps from 1905 to 1946. The porch has been totally enclosed with a large, fixed window on this elevation. A single-door entry is located to the right of the window, at the far right corner of the porch. The right bay of this elevation is dominated by a two story rounded bay window with a flat roof below the level of the main roof. It has two one-over-one-light, double-hung wood windows on each story. On the left side of the second story of the south elevation is a small, one-over-one-light, double-hung window in an opening that appears to have been modified. Most windows on this house are equipped with modern, aluminum storm windows.

The east elevation is fairly simple with three one-over-one-light, double-hung windows on each story of the main building. The rear section has a small, one-over-one-light, double-hung window on each story and is set back several feet from the main building elevation.

The west elevation is divided by the projected gable end of the side wing, with the main house to the right and rear section to the left. There is a one-over-one-light, double-hung window on the main building, above the porch on the second story. The gable end of the side wing also has two one-over-one-light, double-hung windows on the second story. The first story has two small one-over-one-light, double-hung windows in the projected gable end of the side wing, in an opening that appears modified. A single entry to the enclosed front porch is located near the front on the west elevation.

The rear elevation is dominated by a modern, two car garage that abuts the north gable end of the small 1 ½ story original rear wing and continues to the west, occupying the space formerly used by a small rear porch. There is a single entry to the right of the car entry. The garage is accessed from the alley that lies to the north of the property.

The Sanborn maps, beginning in 1905, reveal the same building outline. They also show the wrap-around porch and a small rear porch. In addition, a small, 1 ½ story wing to the north of the main building is shown on all maps. This wing was part of an extensive remodel after 1960 that included the new garage. Also a small garage was shown near the north property line on the Sanborn maps. It too, was removed.

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8. Narrative Statement of Significance

The Sarah M. Roach House at 605 West Fourth Street does not appear to be individually eligible for the National Register of Historic Places under Criteria A, B, or C. However, it does appear to be a contributing building in a potential "West Hill" neighborhood historic district.

This house was built by William L. Roach in 1904, at the peak of his career as a Muscatine industrialist. He was to create a sash and door business that became, for many years, a staple industry in Muscatine. The first occupant in this building was his widowed mother. She lived at this address only a short time, moving to a more prestigious location on Mulberry Avenue a few years later. Late in 1905, Roach sold the property. The association of this house with the career and personal life of William L. Roach does not appear to be significant. Nor is this building strongly associated with significant events in the history of Muscatine. In addition, there have been modifications and additions to this building that have compromised its architectural integrity. Thus, the Sarah M. Roach House at 605 West 4th Street does not appear to be individually eligible for the National Register of Historic Places under Criteria A, B, or C.

However, the Sarah M. Roach House at 605 West 4th Street does appear to be a contributing building in a potential "West Hill" neighborhood historic district. This is a "working man's house", occupied for most of its existence by blue collar workers, one of which worked for the company which William Roach founded. It was also the home of a salesclerk's family and that of a longtime Muscatine teacher. This house relates to, and contributes to the neighborhood of which it has been a part for over 100 years.

The house was likely built c.1904 by William L. Roach, who purchased this property from Mary J. Arnold Edmiston on February 23, 1904. (Deeds / Abstract Records, Book 36, Page 573) The house does not appear on the 1899 Sanborn map, but it does show up on the 1905 map. It was home to Mr. Roach's widowed mother, who stayed at this address but a short time. Mrs. Sarah M. Roach, widow of William M. Roach is listed at this address in the 1904 city directory. William Leroy Roach was born to William Martin Roach and Sarah Davidson Roach on October 10, 1862 in Muscatine. After working in his father's boot shop and Muscatine Coal Company in What Cheer, Iowa, he entered the lumber business in 1881. He moved to Kansas City to work in the sash and door business, ended up working for an affiliate of the Huttig Sash and Door Company, the Western Sash and Door Company in 1883. In 1885 he negotiated the acquisition of the Brent Manufacturing Company for the Musser Lumber Company, including a planing mill and a business producing packing boxes. It was reorganized as the Muscatine Manufacturing Company. In 1889, the company reorganized again as the Muscatine Sash & Door Company. Officers included William L. Roach, president; Charles R. Fox, vice president; Clifton R. Musser (son of Peter M.), secretary, and S.B. Cook, treasurer. In addition to doors, sash, and blinds, they also manufactured moldings, stairs, mantels, and "everything required for the finishing of buildings of all classes." Their products included high end elements as well as common sash and doors. They also operated a branch in Kansas City, Missouri. In 1903, the firm name was changed to the Roach & Musser Sash & Door Company. ("W.L. Roach Dies at Chicago Hotel after Brief Illness; City mourns Sudden Death of Leading Citizen", Muscatine Journal obituary, December 18, 1916, 1; Richman 1911, Vol. 2: 736; "Roach & Musser," Centennial Edition of Muscatine Journal, 1940, 76).

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William and Margaret Roach sold the property on November 18, 1905 to W.O. Woodard and his wife, Abbie for \$2400 (Lots Book 38: 399). Mr. Woodard is shown as an estimator at Roach and Musser. The Woodards lived at this address for about two years. Only the city directory of 1907 shows them at 605 West 4th Street. It appears that the Woodards rented this house to G.M. Wells and his wife, Flora, according to the 1908-09 city directory. Mr. Wells was secretary - treasurer of Stein Furniture Company.

The Woodards sold the property to Benjamin Reesink, who sold the property to Thomas J. Cullen, all in the spring of 1910. Thomas Cullen used the property as a rental. In the 1911 city directory, Charles H. and Amanda M. Will are shown to be living here. He was a livestock dealer. Then, George W. Wahl and his wife, Lulu, is listed in the 1913 city directory. He worked as a foreman at the VanNostrand Saddlery Company.

When Mr. Cullen died around 1914, his estate sold 605 West 4th Street to George T. Robison on February 9, 1914. (Deeds / Abstract Records, Book 45, page 640) According to city directories, George and Hattie Robison lived at 605 West 4th Street until 1927. He was a clerk at McQuesten Hardware Store. The 1920 Census shows George T. and Hariotte A. Robison living at this address. He is listed as 52 years of age, working as a retail hardware salesman; she at age 47 and a dressmaker.

Beginning in 1929, renters were also listed at this address. Mr. H.A. Lowe and his wife, Marie are listed in 1929 and 1931. He was a janitor at the Batterson Department Store. George and Bessie Birch are shown as renters in 1934 and 1936-37. Mr. Birch was a coal dealer. In 1936, Mr. Robison sold the property to Amanda Tuttle (Lots Book 82, page 414). Mrs. Tuttle owned it for less than a year when she died on March 3, 1937.

Mrs. Amanda Tuttle's heirs sold 605 West 4th Street to Albert and Nellie Meinke on April 25, 1938. (Lots Book 89, page 70) Albert Meinke was a farmer who lived here through 1951. He apparently did not farm full time or he retired from farming. The city directories of 1943 and 1946 show that Mr. Meinke worked at the Muscatine Pearl Works, and then at the Grain Processing Corporation.

On June 30, 1951, the Meinkes sold the property to George M. and Josephine Oveson (Lots Book 138: 528). George Oveson was a junior high school teacher in Muscatine. The Ovesons lived at 605 West Fourth Street until 1987.

9. Major Bibliographical References

Census Records, United States Census Bureau, 1900, 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.

Iowa Department of Cultural Affairs
State Historical Society of Iowa
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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.

'W.L. Roach Dies at Chicago Hotel after Brief Illness; City Mourns Sudden Death of Leading Citizen', Muscatine Journal obituary, December 18, 1916, page 1

Location Map



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State Historical Society of Iowa
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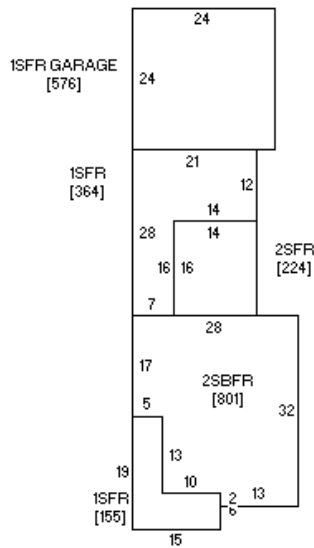
Sarah M. Roach House
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Plans of buildings on site (from assessor's office)



(front – W. 4th Street)

Photograph of building (digital image)

