

A Visit to Upper Second Street: The Historic Culver Neighborhood

Evansville, Indiana



Cover photo:

1901 view of the Karges house, 1317 S.E. Second Street (#25 on the tour). This is a glimpse of the neighborhood in its early heyday. Though this house is still a gem, the richly detailed roof cresting, gable trim, and porch rail and posts are now gone. Aluminum now covers the well proportioned siding and decorative shingles. Photo courtesy of Willard Library.

Dedication

Joan C. Marchand (1934-1997)



Joan's tours of our historic neighborhoods will long be remembered.
Photo courtesy of the Evansville Press.

This booklet is dedicated to the memory, hard work, and devotion of Joan C. Marchand, Evansville's Historic Preservation Officer from 1986 to 1996. No one will dispute the fact that her knowledge of Evansville's historic architecture is unmatched to this day. Joan's interest in Evansville's buildings grew after volunteering to serve on the Junior League's Historic Preservation Committee in 1971. In this capacity she did a large share of the research and writing behind the League's 1977 publication, Reflections Upon a Century of Architecture. Joan started with the city's Historic Preservation Services office in 1977 and, in 1986, took charge there as Evansville's Historic Preservation Officer. While working for the city, Joan documented nearly every building in our town constructed before 1930. This is to say nothing of the truly massive research collection Joan compiled on her own time. Joan worked to educate the public about Evansville's built heritage. She was the driving force behind several editions of the Historic Evansville booklet and she authored the Historic West Franklin Street, and A Stroll Through the Bayard Park Neighborhood publications. Joan was about three-quarters finished with this booklet when she fell ill in 1994. While Joan did return to work before her death in 1997, she never had a chance to see this booklet to completion.

Introduction

A Visit to Upper Second Street: The Historic Culver Neighborhood gives you a glimpse of one of the more fascinating areas of our city. This publication is the fourth in a series of guidebooks highlighting Evansville's historic neighborhoods published by the Department of Metropolitan Development. We are justly proud of the earlier guidebooks -- Historic Evansville, Historic West Franklin Street, and A Stroll Through the Bayard Park Neighborhood. A fifth publication, A Look at Historic Lincolnshire, produced by the Greater Lincolnshire Neighborhood Association, complements this series. These guidebooks have done much to foster interest in our history, and they have heightened appreciation of our historic buildings and neighborhoods.

This tour begins and ends at the Rathbone Home at 1320 S.E. Second Street. This tour is meant to be a sidewalk tour. All of the buildings on this tour are privately owned. While the owners are justly proud of their homes, the interiors are not open to the public. Please respect the privacy of the residents here.

Historical Overview

The Culver neighborhood -- old Upper Second Street -- is a unique historic district in Evansville. Entirely residential, the lots here are not laid out on a regular grid as in most of the city. Some houses are oblique to the street and setbacks are not uniform. This lends a unique picturesque quality to the streetscape. The singular character and architecture of this area was recognized when the Culver Historic District was accepted to the National Register of Historic Places in 1984.

Nearly all of the houses on the tour are on part of the old Parrett farm. In 1826 Rev. Robert Parrett, a native of England, settled here and eventually built a house near the intersection of Madison Avenue and Parrett Street. Though he spent his first years farming, Parrett soon developed a strong association with the Methodist faith. He became one of the founders and first clergyman of this denomination in Evansville. He served the church he helped found, Trinity Methodist, until his death in 1860. In 1863, Rev. Parrett's heirs divided up his farm into a plat known as Parrett's Enlargement. Through the years, then, successive owners subdivided this plat into residential lots.

Old Upper Second Street was an extension of the Riverside neighborhood. Residents considered it outside of "urban Evansville" until the end of the nineteenth century when a streetcar terminus came a block to the north. With transportation now close, people of means who worked downtown chose to live here.

Architecturally, the housing stock here includes styles from the last decades of the nineteenth century and the first decades of the twentieth century. Among the styles represented are Queen Anne, Bungalow, Italianate, Prairie, Tudor, Colonial Revival, and Four-square. The most prominent of Evansville's architects of the time have houses here: F. Manson Gilbert, William Harris, Clifford Shopbell, and Frank Schlotter.

The Rathbone Memorial Home is the centerpiece of the neighborhood. Dedicated in 1905, this institution has set the tone for the Culver neighborhood. It has always maintained its residential focus and continues to grow in this mission. A community landmark, it is an appropriate place to start this tour.



Partial map of Evansville's First Ward from the Griffing's Atlas of Vanderburgh County, Indiana, (1880) showing Parrett's and Goodsell's Enlargements. Robert Parrett's heirs platted their father's 112 acre tract into blocks in 1863. To the north, between Madison and Washington Avenues, is Goodsell's Enlargement. Frederick Goodsell purchased this thirty-four acre parcel from Robert Parrett in November 1836. Goodsell then recorded his plat in early 1837. At this time, (1880) the neighborhood is sparsely populated. The old Parrett house shows up on the corner of Parrett Street and Madison Avenue.

1888 PANORAMIC VIEW



Bird's-eye, or panoramic views of cities were popular in the nineteenth century. The artists responsible for the original sketches for these prints, drew them to look as if it was a view of the city from the perspective of a balloon. There are three known perspective views of Evansville, 1856, 1880, and 1888. This is the Culver neighborhood section of the 1888 bird's-eye map. The old Campbell Street School – the school that became Culver School -- shows up in the upper right hand corner. Much of the neighborhood is still tree covered.



1. THE RATHBONE MEMORIAL HOME

1320 S.E. Second Street

Built: 1904-05

Architecture: Neo-Classical

Dedicated April 5, 1905 as a non-denominational, residential facility for elderly women of limited means, the old Rathbone Memorial Home has been a landmark on Upper Second Street for more than eight decades. Now it provides an anchor of stability for its aging neighborhood. Mrs. Kate and Miss Caroline Rathbone conceived the idea of the home in 1884 as a memorial to their late husband and brother, Evansville banker George W. Rathbone (1813-1883). Initiating the project, they drew up articles of incorporation and appointed a board of directors. At this early date, they also purchased three acres of land fronting the "country road" -- Upper Second Street -- from Sarah McCarer, widow of Presbyterian minister William McCarer. Ernest planning waited until 1901. By this time, Miss Rathbone was dead and the endowment fund totaled \$120,000. Construction on the Rathbone began in 1904 with the razing of the circa 1850 McCarer house. In keeping with Miss Rathbone's wishes for a "convenient, pleasant and handsome dwelling house," local architects (William J.) Harris & (Clifford) Shopbell produced a one-and-a-half-story Georgian Revival edifice of red brick featuring a centerpiece colossal portico of the Ionic order. To maintain balance, the architects flanked the portico with porches. The Harris and Shopbell design specified second-floor individual residential rooms and first-floor common areas, including parlors, a dining room, a library, and a commodious reception hall. Everywhere there were Rathbone family furnishings, art objects, china, silver and books. Per Miss Rathbone's instructions, in the library there was a stain-glass window depicting "The Good Samaritan" -- now located in Welborn Hospital's lobby. Residents, many of whom were unpensioned school teachers, could, indeed, live out the remainder of their lives in dignified comfort and elegance as "guests," rather than as institutional "inmates." At the time, there were reportedly only three other homes of this kind in Indiana.

In 1967, the Rathbone trustees sold the facility to Welborn Hospital. The established quality of living, though, was maintained. Faced with competition from more modern facilities and having difficulty maintaining a total care program in the seventy-eight-year-old building, Welborn closed the Rathbone Home in 1983. Since this closing, new owners have taken over. They renovated the building, restored primary spaces, and added a north apartment wing. Opened as the Historic Rathbone Retirement Community in November 1988, the original mission of the Rathbone Home is still carried out.

By way of note, the mature oak tree in the south corner of the front yard was dedicated on Memorial Day, 1919, to Lt. Douglas Viele, who died July 7, 1917, of meningitis while stationed at Fort Benjamin Harrison in Indianapolis. Viele's mother, Daisy Potter Viele, was on the Rathbone ladies' auxiliary board.

2. TORIAN/GRAHAM/IGLEHEART HOUSE

1240 S.E. Second Street

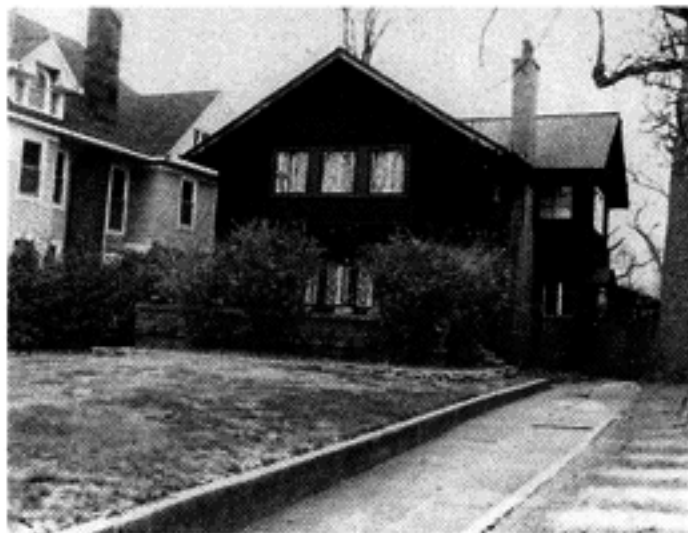


Built: 1906

Architecture: Twentieth Century Eclectic

The ample grounds and architectural simplicity of this 1906 Harris & Shopbell-designed residence exemplifies the early twentieth century trend toward a casual, comfortable lifestyle. The original owner of this large, unusual, style-defying house was Augustine G. Torian of the Main Street Torian-Barbour Hat Company. Note the central three window bay and see how boldly the second floor overhangs in the front. Later owners, Joseph B. Graham and J. Giltner Igleheart figured prominently in the city's industrial history. Graham bought the property in 1917. From 1919 to 1926, he and brothers Ray and Bob molded Graham Brothers truck manufacturing business into a national concern. Leaving the truck business in 1926, the brothers turned to the auto field, and in 1928 came out with the famous Graham-Paige car. They manufactured the car in Detroit, though from about 1928 to 1932 they had a branch plant in Evansville. J. Giltner Igleheart purchased the house in 1925. Igleheart was associated with Igleheart Brothers, an Evansville milling company founded in 1856 and famous for its Swans Down Cake Flour. Merged into Postum Cereal in 1926, Igleheart eventually lost its company identity. When the Igleheart facility closed in 1993, it produced Tang and Kool-Aid for General Foods.

3. HURST/SCHOLZ HOUSE 1226 S.E. Second Street



Built: 1916

Architecture: Exotic Revival

This "Swiss Chalet" adds visual interest to Second Street. Its architect was F. Manson Gilbert. One of Evansville's most creative architects, Gilbert enriched Evansville neighborhoods from 1908 until joining the army in 1918. He based many of his residential designs on classic Old and New World styles. This chalet, built in 1916 for the W. Randolph Hursts at a cost of about \$10,000, may have been a belated wedding present from Mrs. Hurst's father, Vulcan Plow Works president, Albert C. Rosencranz. In carrying out the Swiss theme, Gilbert used creosoted (brown-stained) wood shingles, a broad front gable with deep eaves, diamond-paned casement windows, and a second-story balcony (no longer present). The Hurst residence was contemporaneous with the Bayard Park "Dutch Colonial" that Gilbert designed for Vulcan Plow's secretary, Henry Kinchel. Both featured stained shingles and a 'novelty' design. Dr. Hurst sold his practice in 1932 and the family moved to California. Subsequent occupants were the Norman Scholzs of Howard Street. Scholz was co-manager of the old Vendome Hotel (razed to make way for the 1983 Citizens National Bank) and president of the F. J. Scholz Monument Works, a firm founded by his grandfather in 1866.

4. TAYLOR/VAN ORMAN HOUSE

1220 S.E. Second Street



Built: 1895

Architecture: Queen Anne

Twin, shingled gables with columns flanking recessed diamond-paned windows give interest to this two-story weatherboarded residence built in 1895 for Edwin Taylor. The house joined a dozen others built between 1890 and 1896 that shaped the Upper Second Street residential neighborhood. Taylor was an attorney. He and his wife Ann lived here until 1920, when they sold the property to F. Harold and Susie Beeler Van Orman. The new owners were an interesting couple and very likely a favorite topic of neighborhood conversation. Van Orman was a business man and politician. The year he moved to Second Street, he won a seat in the state senate on the Republican ticket. Four years later, the voters gave him the Lt. Governor's slot. As a businessman, he operated his family's chain of four regional hotels, one of which was Evansville's McCurdy. Susie Van Orman made a name for herself when, in 1929, she became the city's first woman mayoral candidate. She was defeated in the primary by Stuart Hopkins who, in turn, lost to Democrat Frank Griese. In 1931, the couple divorced. Fascinated by the circus and, particularly, with big-top female stars, Van Orman married twice after Susie. In 1935, he tied the knot with Harriett Hodgini, a twenty-year-old equestrienne. From 1948 until his death in 1958, his wife was Kitty Clark. Kitty starred with Ringling Brothers Circus from 1937 to 1948.

5. WILLIAM A. KOCH HOUSE

1214 S.E. Second Street



Built: 1909

Architecture: American Four-Square

When William J. Harris and Clifford Shopbell designed this house in 1909 for William A. Koch, their twelve-year association was at an end. Harris left Evansville and died in 1910. In its time, this partnership was the city's most prolific studio. Shopbell continued the practice in the same intense manner under the name Clifford Shopbell & Company for over a decade. The Koch house is a testament to the old firm, though. Completed in November 1909, it features a four-square configuration which was, along with the story and a half bungalow, a popular residential plan during the first three decades of the 1900s. Unlike more complicated Victorian styles, the box-like form was both economical to build and comfortable. Skirting the edge of academic style, ornamentation could be lavish or sparse, historical or ahistorical, depending on the ideas of the architect and client. In a November 1909 article, the Evansville Courier touted the eight-room Koch residence as "an expression of the artistic results that may be obtained by absolute simplicity." The straightforward plan was simply enhanced by Kentucky limestone-clad walls and green glazed tile roofs. (The porch roof has recently been covered with modern shingles.) Koch founded the Evansville Metal Bed Company in 1909. He served as its secretary/treasurer until retiring in 1941. He died in 1943 and his widow continued to live in the house until her death in 1947.

6. WILLIAM G. BROWN HOUSE
1208 S.E. Second Street



Built: circa 1860
Architecture: Gothic (originally)

Methodist minister Elias H. Sabin and his family lived on this corner of Second and Madison Streets in 1860. Very rural at the time, there were only three houses in the neighborhood -- Sabin's dwelling here, Robert Parrett's house across Second Street, and Rev. William McCarer's home to the south. Sabin was the organizer and first pastor (1859-1861) of a congregation which evolved into Simpson United Methodist Church. In 1861, he leased his property to commission merchant and boat builder William G. Brown. Three years later, Brown bought the property. Brown lived here until about 1887. It is not clear if he occupied the former Sabin house the entire time and simply remodeled it in the early 1870s or if he built a new dwelling. A photograph taken in 1894, when insurance agent William Nelson owned the house, shows it to be in the Gothic Revival style. This style, popular between 1840 and 1880, took inspiration from Medieval England. The primary Gothic elements visible in the 1894 photograph are multiple gables ornamented by bargeboards, an arcaded porch featuring flattened, pointed arches and a small second story balcony on the south wall. Not seen in the photo is a massive, compound central chimney and paired, round-arched gable windows. Though remodeling by later owners resulted in the loss of the Gothic flavor, its presence helps document the early history of Parrett's Enlargement.

7. BARNETT/WARTER BUNGALOW
31 Madison Avenue



Built: 1911
Architecture: Bungalow

Charles M. Barnett, a Hercules Buggy Company salesman, arrived in Evansville sometime in 1910. In September, he bought land on Madison Avenue and the following month obtained a \$4,000 mortgage from the American Trust & Savings Company. His bungalow was completed by early 1911 in the "Craftsman" residential style. Periodicals such as "House Beautiful," "The Craftsman," and even the Sears, Roebuck, & Company "Catalog" popularized this design. This style took hold in Evansville and many houses of this type can be found here. The Barnett cottage features some of the finest elements of the Craftsman Bungalow. Note the foundations and chimney textured with clinker brick, brown-stained weatherboarding, exposed rafter ends, clusters of wooden posts with 'remnant' beam projections supporting the corners of the expansive front roof, and low, gabled dormer of the front roof plane. The Barnett's stay in the house and in Evansville was brief. When they sold it to Otto C. Hartmetz in August 1912, they were already living in Kentucky. Hartmetz's residency was even briefer, cut short by the death of his wife in February of 1913. A month after this death, Hartmetz sold the house for \$5,000 to Dr. Phil A. Warter and his wife, Adah. The Bungalow served as the Warter home for nearly five decades. In 1966 the Compton family began a long-term ownership.

8. DeBRULER/PUSTER HOUSE

37 Madison Avenue



Built: 1909

Architecture: American Four-Square / Craftsman

In 1909, attorney George R. DeBruler hired architects James L. Wills and Frank R. Ingle to design this four-square variant Craftsman style house. Among the important Craftsman elements displayed here are the exposed rafter ends, use of both shingles and narrow weatherboard, and bracketing under the three first-story windows that once supported a flower box. The Arts and Crafts styling of the corner porch, and the second-story bay underscored by brackets simulating beam ends are also important elements. Chris Kanzler & Son actually built this seven room house for DeBruler. The architectural firm responsible for the house, Wills & Ingle, was short lived. Formed in April 1909, Wills brought to the partnership experience as a carpenter and building contractor. Ingle, educated at Columbia University, had training in a New York City architectural firm. In 1910, the two men went their separate ways and, eventually, left Evansville. DeBruler, the son of Judge Curran A. DeBruler, lived in this house until 1915. A "musical-chair"-type of residency ensued involving this Madison Avenue house and one on Parrett Street. Lawyer Samuel Crumbaker and his wife, Selma, bought the DeBruler house and lived in it until 1917 when they sold it to Selma's brother, furniture manufacturer Victor Puster. In turn, the Crumbakers bought Puster's 1910 Craftsman Bungalow at 1215 Parrett Street. The Pusters occupied this Madison Avenue house until 1931.

9. THOMAS RUSTON HOUSE

101 Madison Avenue



Built: 1909

Architecture: Craftsman / Bungalow

It was a busy time for architect Frank J. Schlotter when he designed this house in April 1909 for county commissioner Thomas C. Ruston. Schlotter (1864-1943), a prominent and popular architect, began his career in 1882 as an apprentice draftsman with the Reid Brothers. In 1886, he opened his own office. His practice developed into a varied one, covering the full spectrum of building types. One of Schlotter's most important jobs was the Campbell Street School just two blocks away from this site. After a fire destroyed the 1874 structure in 1904, Schlotter planned the replacement building -- renamed in 1936 for former principal, John M. Culver. The year the Ruston house went up, Schlotter had contracts to design the Howell and Tekoppel schools, several Evansville fire stations, and a number of residences -- including that of J. Will Gleichman on Second Street. The design of the Ruston house is eclectic, but elements, such as the narrow weatherboard texturing, slate roof, and porch with battered piers and rails made of quarry-faced molded concrete, lift it out of the mundane. Schlotter usually added a touch of whimsy in his residential designs. For the Ruston house it is the small, classically-inspired oval window in the west wall that admits natural light into the reception hall.

10. KING SHOTGUN HOUSE

20 Madison Ave.



Built: Circa 1880

Architecture: Shotgun Vernacular

The shotgun house, simple and plain, contrasts sharply with the grand and busily embellished Victorian academic styles. The shotgun house, however, was one of the most important vernacular buildings in our town in the nineteenth century. Row after row of these houses went up here, primarily as rental units for working-class families. These houses are a peculiar feature of the Ohio and lower Mississippi Valleys. Some suggest they are of African-American origins. Almost from the beginning through the early twentieth century, our urban lots were configured just large enough to fit one shotgun house. Typically, the lots, as well as the houses measured about twenty-five feet wide. In length, the houses usually ran at least one hundred feet. A shotgun is always gable fronted, one or one and a half stories tall, and is two or three bays wide. It is said that if the exterior and interior doors are all open, a shotgun blast could cleanly pass from the front door and out the back door. Lacking many definable features, the gable peak window is the best clue to establish age. The Venetian window in the gable peak here -- the configuration of three round arches -- is an indication that this one dates from the 1870s or 80s. The long residence of Buster King and his wife Christine between 1939 and 1981 probably contributed to the relative high degree of architectural integrity here.

11. THOMAS JEFFERSON HOLLINGSWORTH HOUSE

12 Madison Avenue

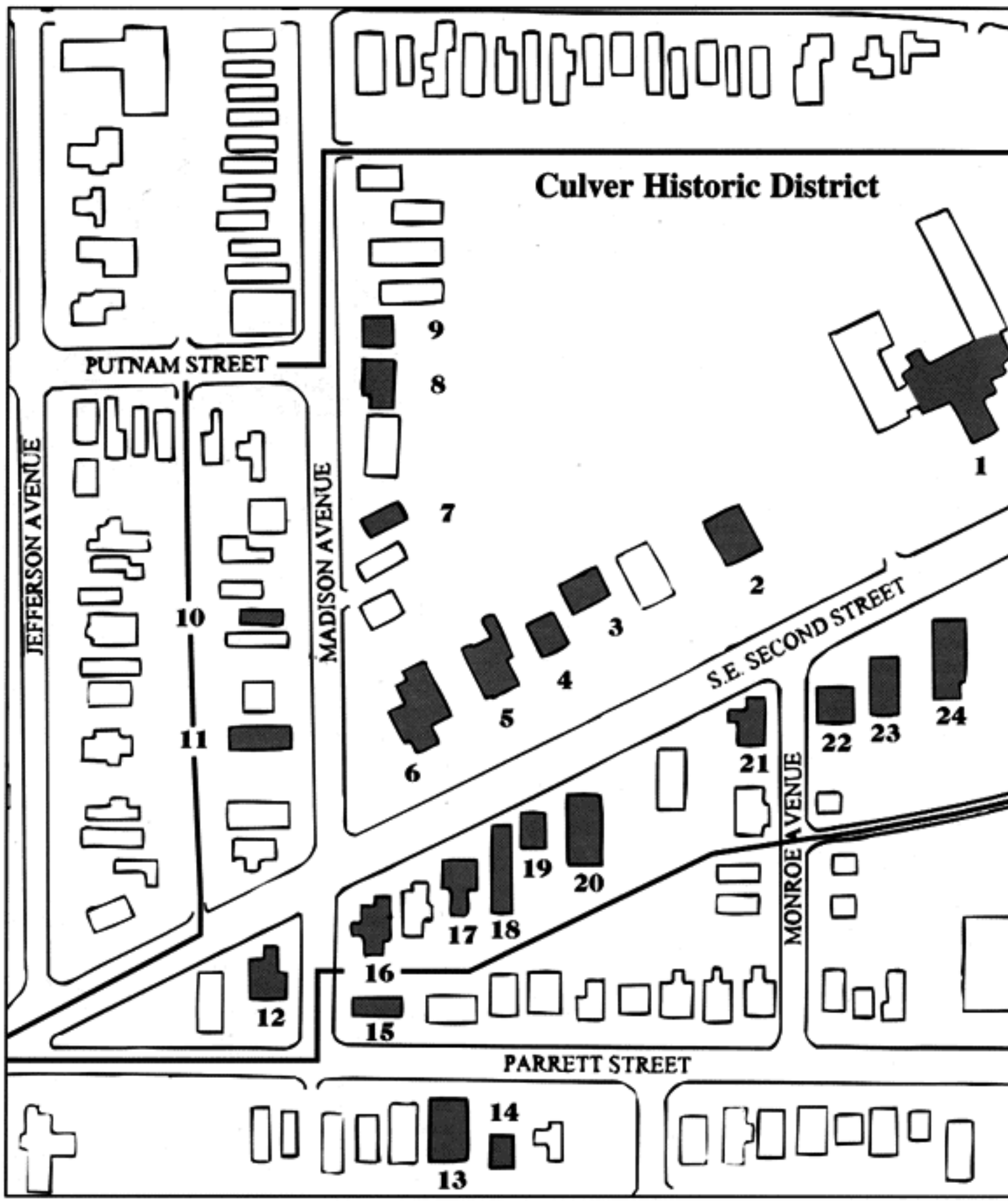


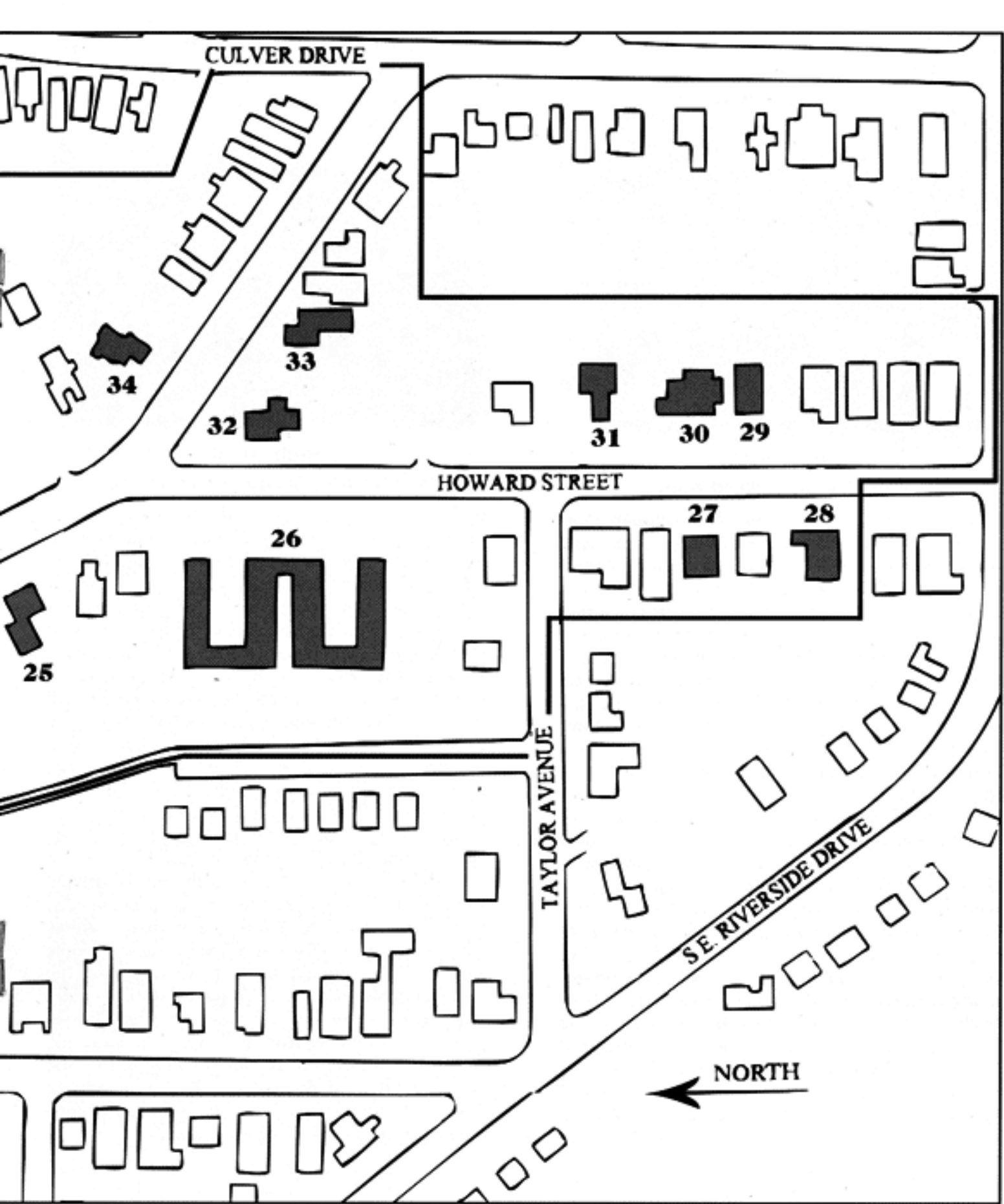
Built: 1863

Architecture: Gable-Front Vernacular

The history of this two-story, gable-front brick dwelling is bound up with the early development of Goodsell's Enlargement (platted 1837). Erected in 1863 by Jeremiah Burns, it is one of the few surviving buildings in the enlargement from the mid-1800s. Burns probably did not live here. He bought one-and-a-half lots in April 1863 for \$120, then sold them for \$900 seven months later to the resident across the street, William G. Brown. Brown's use of the house for the first two years is not known, but in 1866 his sister-in-law, Sallie Lewis Hollingsworth and her husband, Thomas Jefferson Hollingsworth, moved in. Thomas Hollingsworth, a Kentucky native, settled in Evansville in 1860 and joined his brother in retailing fine china, glass, and lamps. Sallie was the daughter of Evansville pioneers William and Jane Lewis. In 1869, the Hollingsworths actually purchased the property. Sometime before 1880 they added on to the rear of the house. The Hollingsworth family occupied this house for nine decades, until 1959 when Sadie H. Thompson, the youngest of the Hollingsworth children, died. Several architectural traits point to an early construction date. Among the traits are the symmetrical placement of the door and windows, the six over six arrangement of window panes in the old sashes, and the 'star bolt' in the front gable. Architecturally, while this house may be plain, it has elegant simplicity.

Culver Historic District





12. JAMES WILLIAM BLACKMAN HOUSE

1167 S.E. Second Street

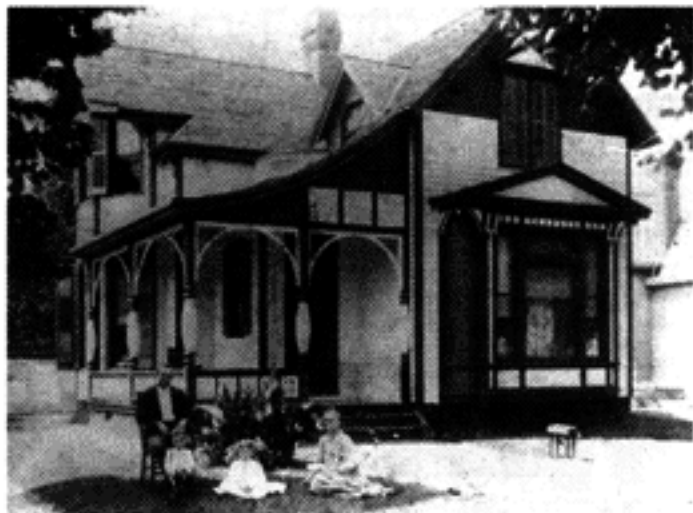


Photo courtesy of Anne Butsch

Built: 1890

Architecture: Queen Anne

After Jennie Vick and James W. Blackman married in April of 1884, they took up housekeeping in a rented shotgun house on Parrett Street (1167) directly across the street from the back of this house. Blackman was a partner in Blackman & Lunkenheimer, importers and dealers in glass, china, and lamps. In March of 1890, Jennie Blackman took out a building permit to erect this frame dwelling for \$1,800. The result was the fanciful Queen Anne home depicted in the above circa 1900 photograph. Architect Frank J. Schlotter invested the house with many interesting architectural details. As of the writing of this text, many of these details survive, but are in danger of being obliterated by unsympathetic renovations. The surviving features of importance are in the front gable façade. Note the exceptional projecting bay with its curved corners, stick work, bracket supports, and shingled surfaces. The pediment surmounting the bay is repeated in smaller scale above the gable window. The old photograph featured here shows the house in its prime. Posing for the camera are James and Jennie Blackman and their two children, William and Margaret. Their children married and gone, the Blackman's sold this house in 1923 and moved into a flat on Cherry Street near Riverside Drive.

13. JOHN BONER HOUSE

1209 Parrett Street



Built: 1910

Architecture: American Four-Square

In 1910, Columbia University trained architect Frank Ingle gave John Boner and his wife Eliza an outstanding example of an American Four-Square house. Typical of this style, what we have here is a two story, hip roofed house of rather square dimensions with a porch across the front. Special architectural embellishments set this house apart. Observe the slate roof with the green oriental flairs at the peaks. Broad eaves are expected with this style, but this house also has bold, Italianate inspired brackets supporting this overhang. And, the beautiful stain glass sidelight pulls the front entry out of the ordinary. John Boner ran a jewelry store on Main Street from the end of the nineteenth century until the middle of the Great Depression. He also made automobile history in Evansville. Boner had the distinction of driving the first automobile on the streets of Evansville. In 1899 he and E. K. Ashby purchased a vehicle with an eye to establishing a taxi business. People were curious enough to want to ride, but the undependable motor and frequent stops to calm frightened horses and appease the angry horsemen caused their venture to "flop." The auto-taxi business a failure, Boner joined Ashby in the first car dealership in Evansville. Ran as a part of Ashby's bicycle shop, they also sold such "new-fangled" things as "talking machines."

14. VICTOR PUSTER HOUSE
1215 Parrett Street



Built: 1910
Architecture: Bungalow

When this house went up in 1910, the Evansville Journal News touted it as a "genuine" California Bungalow. Without question, architect F. Manson Gilbert incorporated the finest Bungalow elements into this house. Note the wide, creosoted drop siding and broad eaves with knee brace supports. On one side there is a cantilevered rectangular bay and on the other side the entire second floor façade is cantilevered. Typical of a Bungalow, there is a generous porch -- this one, though, has interesting grouped roof supports. The brickwork here is especially notable. Without question, the use of clinker brick as well as inset ceramic tiles and niche put this Bungalow in a category by itself. Gilbert designed this house for Victor Puster and his wife Marie. At the time it went up, Victor was the secretary-treasurer of the Indiana Furniture Company. Victor's father, Louis, was one of the principle founders of this furniture company, one of the many concerns that made Evansville the leading furniture manufacturing city in the country at that time. As discussed earlier in the text describing 37 Madison Avenue, in 1917 Victor and Marie Puster arranged a "musical-chair" transaction with Samuel and Selma Crumbaker in which they swapped residences -- exchanging 1215 Parrett Street for 37 Madison Avenue. No matter who calls 1215 Parrett Street home, this is arguably the finest Bungalow in the City of Evansville.

15. ROBERT C. McMECHAN HOUSE
1 Madison Avenue



Built: 1890
Architecture: Queen Anne

Steamboat captain Robert C. McMechan built this Victorian frame house in 1890 on land that had been the "front yard" of the Joseph Parrett homestead. The 1880 atlas and the 1888 bird's-eye view of the city depicts the old Parrett residence as a substantial two story house set well back from Madison Avenue. Joseph died in 1877. The last Parretts to live in the old homestead were Joseph's widow -- and third wife -- Mary Kripner Parrett, and their son, Frederick. In 1888 Mary sold the property, then consisting of the house and about an acre of ground, for \$3,150 to grain dealer and land developer/speculator North Storms. The old Parrett house was subsequently razed and the land platted as Storm's Place. Between 1889 and 1897, the land was fully developed with new housing stock, erasing the last visible traces of the old homestead. Robert McMechan's widow Margaret built the last house in Storm's Place, the cottage on Parrett Street right behind this house. The Robert McMechan house is a fine example of the Queen Anne style. In the gable note the lattice at the peak. The fish-scale shingles and vertical clapboards here also add interest. To the left of the gable, the large recessed niche adds more character to the house. And on the side, the cutaway corners further define this style.

16. HENRY PRYOR CORNICK HOUSE

1201 S.E. Second Street



Built: 1891

Architecture: Queen Anne

In 1890, two years after North Storms bought the old Parrett homestead property, he sold a portion of it fronting on Second Street to Peter Frick. In 1891, the property passed to builder and carpenter Chris Kanzler. An industrious German immigrant, by the 1890s Kanzler was an up and coming builder. Replatting the land into three lots, he built houses on two of the parcels for speculative purposes. This one was first occupied early in 1893 by Mary Cornick, a widow with two grown sons, John and Henry Pryor Cornick. The latter was a clerk with the Louisville & Nashville Railroad freight office. The family rented this house until October 1897, when Henry's bride of three months, Mamie Hollingsworth Cornick, bought the property for \$2,800. Mamie, born and raised across the street at 12 Madison, was a sculptress. Before her marriage, she studied under the eminent Chicago sculptor, Lorado Zadoc Taft. Her favorite medium was wood -- black walnut and oak. She fashioned exceptionally fine works, including furniture and mantelpieces. The Cornick ownership of the house ceased with Mamie's death in 1952. In 1986, new owners renovated the house and converted it to Evansville's first bed and breakfast. Though covered with aluminum siding, many fine Queen Anne traits survive. Look especially at the gable trim, first story cutaway corners, porch details, and art glass windows.

**17. HENRY DEMPFF/
CHARLES H. PARSONS HOUSE**

1209 S.E. Second Street



Built: 1892

Architecture: Queen Anne

In 1892, a year after he finished the house at 1201 S.E. Second Street, carpenter Chris Kanzler erected this house, intending to sell it. The architectural integrity here is immaculately preserved. Ornamented with shingles, stick work, art glass, and a fancy porch of lath-turned posts and a spindle soffit, the house slips easily into the Queen Anne style. Though completed later, Kanzler took out the building permit for this house the same day that he applied for one for the Cornick house just down the street. These dwellings were similar in plan and ornamentation. Henry G. Dempff moved in here in 1892 and purchased the property from Kanzler two years later. Dempff was the local Louisville & Nashville (L&N) Railroad freight agent and Henry Cornick's boss. A year after buying the house, Dempff left town. In 1917, after two other ownerships, contractor Charles H. Parsons became the owner. An occasion that no doubt highlighted the family's residency was the marriage of their daughter, librarian Mary Lavinia, to Herschel Knox Corrington, an L&N accountant and great-great grandson of Evansville's namesake, Robert M. Evans. The wedding took place in the parlor of this house. In the mid-1930s, the Corringtons moved in with the widowed Mrs. Parsons, and made their home here for over four decades. Still clad in wood, this architectural treasure has not been debased by aluminum siding.

**18. WILLIAM P. & DELIA CLARKE
COTTAGE**

1213 S.E. Second Street



Built: 1889

Architecture: Queen Anne Cottage

This little 1889 Queen Anne cottage is a herald of sorts for the 1890s building spree which turned the pastoral character of Upper Second Street between Madison and Culver Drive into a choice residential enclave. This decade saw sixteen homes built. Out of that number, thirteen still stand. William and Delia Clarke built this cottage. Except for a couple of short breaks, since their marriage in 1882, they had made their home with her parents. In March of 1889, they bought the lot here from North Storms for \$750 and took out a building permit to erect a "frame cottage." Clarke was Storms' associate in a wholesale field seed and peanut business. The gabled-ell plan is typical for a small dwelling of the period; unusual is the intricate gable ornamentation which is designed with a sunburst set in a field of four different cuts of wood shingles -- flat edge, saw-tooth, imbricated (fish-scale), and dentated (tooth-like). The three window bay in front is finely detailed, too. Notice the varied use of beaded siding between the windows. The wrap-around porch is of early-20th century vintage, but still is harmonious with the earlier architecture. A lath-turned post of the original porch can be seen just to the right of the entrance. This modest cottage fits in very well in this neighborhood.

**19. SAMUEL JAMES HOUSE
1215 S.E. Second Street**



Built: 1890

Architecture: Queen Anne

Samuel James took out a building permit for this house at the beginning of the 1890 building season. He intended to build a one-and-a-half-story "cottage." The end result, though, was this two-story Queen Anne home. Featuring a splayed-bay front, surmounted by a wood-shingled gable with bracketed overhangs, and a recessed side entrance, the basic plan of the James house originated from a stock Queen Anne plan similar to that used by Chris Kanzler for the Dempf and Cornick houses just down the street. A detail of the style can be seen in the over-sized front bay window and the gable peak window. Notice how small panes of glass go around the border of the sash -- in architectural parlance this is called a Queen Ann sash. James was a house and steamboat painter. He also was adept at graining, the art of simulating the grain of fine woods with paint. For the first few years of its existence, the address of this house was "7 Storms Place." The street was not yet officially a part of S.E. Second, so the address incorporated the name of the plat. This house gives much nineteenth century character to the neighborhood.

**20. DR. GEORGE P. COSBY
RENTAL HOUSE
1219 S.E. Second Street**



**Built: 1877
Architecture: Italianate**

Verticality, prominent bracketed eaves, paneled frieze, gable-ell configuration, and eared window surrounds are stylistic details of Italianate, an architectural style popular in Evansville and the nation from the 1850s into the 1880s. This dwelling and a twin that once stood on the south side were built as rental property in 1877 for Dr. George P. Cosby. This survivor of the pair is the second oldest extant building on Upper Second Street. Cosby retained ownership and collected his rents until 1890 when he sold the property for \$2,800 to William and Charlotte Weyerbacher Geiss. Natives of Germany, they both immigrated to the United States in 1852. Married in Boonville in 1856, they moved their brood of five to Evansville in 1873. Mr. Geiss was the proprietor of a hotel and saloon on Main Street he called the "Congress House." He eventually left the hotel business and took up the vocation of wallpaper hanging. The Geisses celebrated their golden wedding anniversary in the Second Street house on August 2, 1906. They marked the day with an informal afternoon reception. Among those in attendance were members of the family and St. John's Evangelical Church (now St. John's United Church of Christ). This house definitely gives you the flavor of the nineteenth century.

**21. TAYLOR-LEE HOUSE
1235 S.E. Second St.**



**Built: circa 1885; Remodeled: circa 1915
Architecture: Queen Anne**

Imagine this place as a cow pasture. In 1871, when this location was the "city limits," John and Parmelia Taylor purchased a parcel of land here and began a dairy operation. Even after John's death several years later, Parmelia kept up the business. In about 1886 she had this house built and she lived here for ten years. The architecture of is house is complex and involves the blending of two distinct styles from two eras. The earlier period is Queen Anne and is most visible in the gables. Notice the triple window grouping and staggered shingles here. On the roof edge, of importance are the decorative bargeboards and show rafters with sweeping curves to hold the gutters. Cutaway corners with finely detailed brackets complete the Queen Anne picture. The second stylistic theme likely came in the first decade of the twentieth century. The owner rebuilt the front porch using quarry faced cement blocks and clustered square columns. Two rectangular bays were added. Margin light windows installed at this time in the porch, bays, and house give a Prairie style flavor to this house. Though this dwelling started off as a modest Victorian cottage, it now is a complex and fascinating feast of details for the eyes.

**22. J. WILL GLEICHMAN
HOUSE**
1301 S.E. Second Street

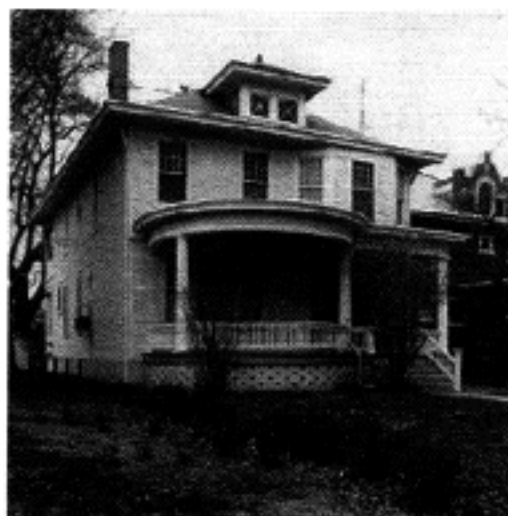


Built: 1909

Architecture: American Four-Square

This house and the following two provide insight into the work of architect Frank J. Schlotter as well as demonstrate the limitless options open to an architect in customizing the American Four-Square plan for a client. Here Schlotter used light brown, mottled glazed brick and limestone water table, sills, and lintels in the design of this house built for J(ohn) Will(iam) Gleichman in 1909. As Schlotter, there are embellishments to catch and please the eye. Note the novel-shaped dormer curved to accommodate a three-part Palladian window in the front and side façades, the stone accents of the porch pillars, and the art glass windows in the front and side façades. Finished by the fall of 1909, the Gleichman family moved here from their Washington Avenue frame house, which had been their residence since 1889. With Peter Emrich and Louis A. Daus, in 1894 Gleichman founded Anchor Supply Company (now Anchor Industries). In times past, business and social intermingling among Upper Second Street residents was common. In addition to his association with Daus at Anchor Supply, in 1908 the two men founded a general-purpose electric battery manufacturing company. Gleichman and Daus and their wives were also members of 'The Neighborhood Club,' a social circle of seven couples dating back to 1891. The William A. Kochs and the Albert F. Kargeses were also part of the group.

**23. JOSEPH A. SHAPKER
HOUSE**
1307 S.E. Second Street



Built: 1908

Architecture: American Four-Square

Architect Frank J. Schlotter gave a Colonial Revival twist to the plain weatherboarded walls of this early-twentieth-century Four-Square house by endowing it with a generously proportioned front porch, complete with delicate spindles and fluted Doric columns, and by installing multi-paned upper sashes in the windows of the second story. Rising above the main roof is the usual dormer that was invariably present on a Four-Square house. The subdivision of window glass into triangles as seen in the dormer is a motif of the period's Neo-classical style. The first floor windows add even more interest. Special are the art glass sidelights flanking the door and the quarrel headed sashes of the window openings. The house was completed in 1908 for Joseph A. Shapker. This was the same year that he dropped the 'e' from between the 'S' and 'h' of his surname. When Shapker moved to Second Street, he was a bookkeeper with the Fendrich Cigar Company. At the time of his death in 1930, he was the company's advertising manager. His daughter-in-law, Angela Shapker, resided in the house until 1990. The long period of family ownership more than likely contributed to the preservation of its 1908 design. The current owner is equally respectful of its vintage architecture.

24. DAVID BERNSTEIN HOUSE
1311 S.E. Second Street



Built: 1906

Architecture: American Four-Square

Designed by Frank J. Schlotter, this house took the place of two frame dwellings erected about 1870. A September 1906 newspaper article mentioned that David Bernstein's new "South Second Street" house was "the neatest little home on that street." Measuring thirty-one-feet by forty-eight-feet, it was not a "little" house. These dimensions and the practical Four-Square configuration easily provided for a stacked-room plan consisting of living and dining rooms, kitchen, and spacious reception hall on the first floor and four bedrooms and a bath above. Schlotter used high quality quarry-faced limestone on the porch. Note the latticework railing. The massive weight of the stone coping holds the small blocks in place without the benefit of mortar. For \$6,500, the Bernsteins also got central steam heating and a durable red tile roof. Bernstein's parents had brought him to the United States from Germany around 1884. The family settled in New York City. There Bernstein learned the art of cutting garments. In 1894 he came to Evansville, joined Simon Roser in a men's pants manufacturing concern, and married Nannie Paul. Branching out on his own, Bernstein eventually produced "Everlasting Buffalo Brand Pants & Overalls." In 1915, he incorporated the business as the "Triangle Overall Company." His plant was located at 106 North Fulton Avenue.

25. ALBERT FREDERICK KARGES HOUSE
1317 S.E. Second Street



Built: 1897

Architecture: Queen Anne

Mention furniture making to Evansville natives, and the name "Karges" more than likely comes readily to their minds. From 1889 to the present time, there has been a "Karges Furniture Company" in Evansville and, at its helm, a Karges family member. The principal founder was Albert Frederick Karges, the son of furniture maker Ferdinand Karges. After trying various jobs, Karges decided to follow in his father's footsteps. In 1886, when he was in his late twenties, he linked up with Henry Stoltz to produce wooden "bedsteads." Several years later, intending to manufacture a fine grade of furniture, Karges bought out Stoltz and with two other men he organized the company bearing his name. Not long afterwards, he became its sole owner. The business prospered. In 1897, Karges erected this large, two-and-a-half-story residence on Upper Second Street land with a frontage of 100 feet. Designed in the Queen Anne style, the house featured weatherboarded walls, a spacious, wrap-around porch, and a three-story corner tower with limestone-veneered walls. This new home on Second Street was a considerable step-up from the humble worker's shotgun house where the Karges' had resided at 17 Jefferson Avenue. The Karges family lived in this elegant Queen Anne house until Albert's death in 1937. A large home, this is now a multiple unit apartment house.

**26. DONALDSON ARMS
APARTMENTS
1407 Howard Street**



**Built: 1923
Architecture: Moderne**

The land this apartment complex occupies was once the site of Robert Parrett's brick yard and, later, a pasture. The scarcity of available land in the near-downtown area in the first decades of the twentieth century resulted in the construction of a rash of apartment buildings. By the early-1920s, the twelve vacant lots at the head of Howard Street were ripe for development. The Donaldson Arms Apartment Company purchased this property in 1922. Work on the \$480,000 building began the following spring. When completed in 1923, the developers boasted that a "gigantic project is realized in Evansville." Indeed, the apartment complex was clearly the city's largest residential building at the time -- and remained so until after World War II. Contained in its three story E-shaped configuration were sixty units designed to provide "an ideal home life for young families on their way up." The plan included innumerable modern features, such as built-in appliances and furniture, sound-proofing, terrazzo floors for easy housekeeping, gas ranges, and even central "radio service." To top this, there also was a roofed garage with individual auto bays! Originally, the apartment's exterior walls were stucco. After World War II they were veneered with courses of red and ocher brick laid in alternating wide bands. Stringcourses of limestone and raised brick further defined this banded pattern. The building has a very contemporary look.

**27. ARNOLD ELMENDORF HOUSE
1505 Howard Street**



**Built: 1927
Architecture: Tudor Revival**

When the Arnold Elmendorfs moved into this house in 1927, they were quite familiar with the Howard Street neighborhood. For over a year they had lived in the Bungalow next door at 1503 Howard Street. Elmendorf's father had built that house in 1923 and then sold it to his son two years later for \$1.00 and "love and affection." That Bungalow was only a temporary stop. The very next entry after the official record of this father to son transaction records Misses Effie and Susie Brose selling the property where this house stands, 1505 Howard Street, to Arnold Elmendorf. This is an English Tudor Revival style house. By the 1920s, houses patterned after old English cottages and American colonial homes were the rage. Architects took a great deal of license in the interpretations. So, if a house had the requisite half-timbering -- generally an applied effect, rather than structural in nature -- it was labeled a Tudor Revival. In addition to the timbering, the Elmendorf house also has Tudor inspired steep pitched gables and deep, rich colored brick. The brick was fired at Evansville's own Standard Brick & Tile Company. Elmendorf was head of a furniture and floor coverings business on Fourth Street, just off Main. Arnold and his wife Edna spent the remainder of their lives in this dwelling.

28. CATHERINE KUNKLER HOUSE
1511 Howard Street



Built 1928
Architecture: Tudor Revival

The construction of this house in 1928 saw the west blockface of Howard Street completely lined with homes. Intending to build a house, in 1923 August Kunkler bought this land from Joseph Bucharth for \$2,000, twice the amount building sites sold for in Van Buren Place during its early development period. It wasn't until five years later -- three years after Kunkler's unexpected death in 1925 from pneumonia -- that the Kunkler family finally built their house. The dark brick and colored mortar are clues that this is another fine Tudor Revival house. If there was an architect, he is not known. The M. J. Hoffman Construction Company erected the dwelling. As with the Elmendorf house -- and hundreds of other early twentieth century buildings in the city -- the brick used here came from Evansville's own Standard Brick & Tile Company. The house plan is one of complete balance, created by the centrally located projecting gable and the terraces flanking on each side. The grouped windows of the first floor and the pair of shed roof dormers also pick up on this symmetrical theme. Catherine Kunkler and four of her children lived in the house. They all had a hand in operating the Southeast Fourth Street grocery business that August Kunkler began in 1890.

29. FREDERICK J. SCHOLZ HOUSE
1512 Howard Street



Built: 1917
Architecture: French Cottage Revival

In August of 1917, three months before his November marriage to Esther Schor, Frederick J. Scholz took out a building permit to construct a \$3,500, one-story brick residence on Howard Street. The house still wasn't finished when the newlyweds returned from their East Coast bridal trip and they had to stay for several weeks with Scholz's parents. On the 14th of December, they took possession of their new home. Under a heading "Attractive New Evansville Homes," on July 4, 1918 the Evansville Courier featured Scholz's new home as well as their neighbor's, Frank and Selma Daus of 1508 Howard Street. The Scholz house retains many of its original features. Unusual are the multiple hip roofs, reminiscent of old French Cottage architecture. In spite of being a young man only two years out of high school, 1917 was a bench mark in Frederick Scholz's life. Not only did he get married and build a house this year, but he also became treasurer of the F. J. Scholz Monument works. The Scholz family moved from this residence in 1934. Staying in the neighborhood, they packed up their household goods and took their two teen-age daughters, Jean and Marjorie, to the former Dr. Hurst "Swiss Chalet" at 1226 Southeast Second Street.

30. FRANK A. DAUS/ARMAND EMRICH HOUSE
1508 Howard Street



Built: 1917

Architecture: Georgian Colonial Revival

This stately Georgian Colonial Revival residence was built in 1917 for Frank Daus on land transferred to him in 1916 by his father, Louis Daus. The Louis Daus home, discussed later in this booklet, was a block to the north. Frank Daus was a superintendent at Anchor Supply Company, a firm owned by his father. Frank Daus and his wife, the former Selma Laval, had just a year to enjoy their new home together. In December 1918, Daus died from pneumonia. Less than a month later, his widow sold the property to Armand Emrich and his wife, Edith. Emrich was the vice president of Anchor Supply. The property stayed under Emrich ownership for over five decades. Since 1972, Marilyn Durham and her family have owned the home. Mrs. Durham authored "The Man Who Loved Cat Dancing" and "The Dutch Uncle," both of which became critically acclaimed movies. Typical of the Georgian architectural style are the hip roof, symmetrical design, and the central entrance. Centered above is a swept roof dormer. At each end is a balancing structure: on the north is an auto *porte cochere* and on the south a porch (now partially enclosed). An element of the original design is the French doors on either side of the entrance and a commensurate full-length terrace, a design more appropriate to Colonial Revival architecture than the Victorian front 'veranda.'

31. DR. VICTOR JORDAN HOUSE
1504 Howard Street



Built: 1923

Architecture: Prairie School

Back in 1923 when George L. Miller and Sons completed this house for Evansville dentist Dr. Victor Jordan, the newspaper announced this to be a "California bungalow." Its broad eaves, low roof line, margin light window sashes, and a horizontal sweeping look, though, actually mark it as a Prairie School house, the architectural style identified with Frank Lloyd Wright. The woodwork of red gum with bamboo trim, kitchen done in hard white enamel paint, and built-in bathtub with concealed fixtures got special mention in the newspaper article. Dr. Jordan and his wife Hulda lived in this house for forty-eight years. A respected dentist, Jordan was a native of Warrick County. From 1916 until his retirement in 1946, he maintained his dental office in the Old National Bank Building in downtown Evansville. The Prairie School look of this dwelling is a pleasant addition to the neighborhood.

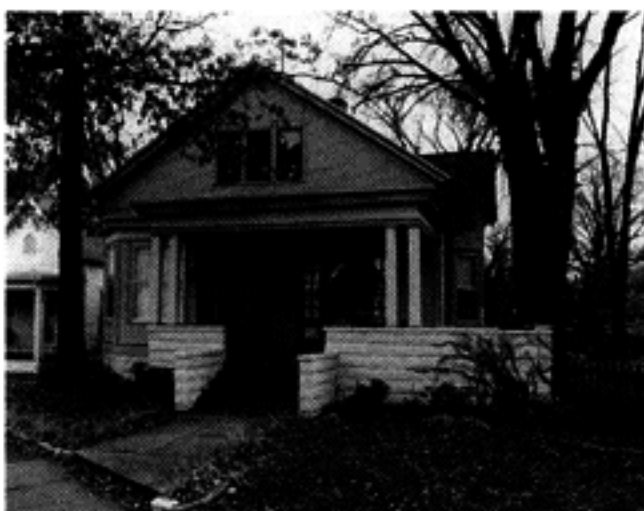
32. LOUIS DAUS HOUSE
1403 S.E. Second Street



Built: 1902
Architecture: Queen Anne

Once appropriately adorned with canvas awnings, this was the house of Louis Daus, founder of Anchor Industries, Evansville's well known manufacturer of tents and canvas awnings. When Daus came to Evansville in 1887, he was an experienced sailmaker. He found work here with Sinzic Boat Supply. In 1892, though, he struck off on his own and founded Anchor Supply -- now called Anchor Industries. A successful businessman, in 1902 he had Frank Schlotter design this stately Queen Anne house. Louis died in this house in 1948. His wife Lavina remained here until 1954. By the early 1980s, the house was run-down to such an extent that on several occasions it was on the docket to be razed. Then in 1981, John Daus, Jr., president of Anchor Industries and grandson of Louis Daus, stepped in. He fondly remembered his grandfather's house and worked to renovate it. Daus stabilized and renovated the house before selling it to Randall T. Shepard. Shepard, the current Chief Justice of the Indiana Supreme Court, lovingly put the finishing touches on the restoration. With its prominent round turret, wrap-around porch, and shingled gables, this is once again one of the finest Queen Anne residences in the city.

33. JAMES R. DUNCAN HOUSE
1411 S.E. Second Street



Built: 1906
Architecture: Bungalow

James R. Duncan's life was a little Horatio Alger story. Born in Aberdeen, Scotland, he fell ill with a fever at the age of eleven. Weakened, the doctors recommended he work in the fresh air. Taking the advice, he became a delivery-boy for a dry goods firm. In the European fashion, he learned the retail business as an apprentice. Not seeing a future for himself, in 1892 he struck off for America. Two weeks after leaving Scotland, Duncan was selling fabrics at the Boston Store in Evansville. Duncan learned thrift, management, and business acumen as an apprentice. Diligently applying these lessons, he rose in the ranks of his store, an operation with outlets in two other American cities. By 1924 he was president of the firm. At his death in 1959 his estate, valued at over a million dollars, went to a trust for distribution to charities aiding the poor and indigent. Duncan's house reflects his modest, thrifty nature. It is a well appointed, but still humble Bungalow designed by the leading architects of the day, William Harris and Clifford Shopbell. Dating to 1906, it features two three bay windows, a three quarter porch with coupled columns, quarry faced cement block foundation, and a side gable with cutaway corners. This is a pleasant house.

34. THOMAS-BARKLEY HOUSE
1402 S.E. Second Street



Built: 1893
Architecture: Queen Anne

Thanks to surviving building permit records, we know that in 1893 Augustus D. Thomas, a steamboat clerk, set out to build this two story Queen Anne style house for a projected cost of \$2,000. In quick succession, Thomas sold the house in 1894 to Mark N. Gross. In turn Gross sold it to Albert J. Barclay in 1895. This, then, was the Barclay home until Albert's wife, Mary, died here in 1946. Albert came to Evansville in 1874 from East Liverpool, Ohio. In 1890 he purchased the old G. W. Warren Music Company. A respected businessman, he retired from the business in 1924. The Barclays were proud of their house, and shortly after purchasing it, a photo of it appeared in a promotional volume entitled The Book of Evansville, Illustrated. The beauty of this house is not hidden by the asphalt shingles a later owner applied in the middle of this century. Still apparent are such defining Queen Anne features as cutaway corners with brackets, corner porch, art glass transom, and complex mixture of hip and gable roofs.

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