

Site Inventory Form
State Historical Society of Iowa
 (November 2005)

State Inventory No. 50-01692

New Supplemental

Part of a district with known boundaries (enter inventory no.) 50-01703

Relationship: Contributing Noncontributing

Contributes to a potential district with yet unknown boundaries

National Register Status:(any that apply) Listed De-listed NHL DOE

9-Digit SHPO Review & Compliance (R&C) Number _____

Non-Extant (enter year) ____

1. Name of Property

historic name CPA Office Building

other names/site number Nolte, Corman, Johnson, CPAs

2. Location

street & number 117 W. 3rd St. N.

city or town Newton vicinity, county Jasper

Legal Description: (If Rural) Township Name _____ Township No. _____ Range No. _____ Section _____ Quarter of Quarter _____

(If Urban) Subdivision Original Town Block(s) 17 Lot(s) 1

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)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

If Non-Eligible Property		If Eligible Property, enter number of:	
Enter number of:		Contributing	Noncontributing
—	buildings	<u>1</u>	—
—	sites	—	—
—	structures	—	—
—	objects	—	—
—	Total	<u>1</u>	—

Name of related project report or multiple property study (Enter "N/A" if the property is not part of a multiple property examination).

Title

Downtown Newton, Iowa

Historical Architectural Data Base Number

50-010

6. Function or Use

Historic Functions (Enter categories from instructions)

Current Functions (Enter categories from instructions)

02B COMMERCE/TRADE/professional

02B COMMERCE/TRADE/professional

7. Description

Architectural Classification (Enter categories from instructions)

Materials (Enter categories from instructions)

09F05 Commercial/Brick Front

foundation 10A CONCRETE/block

09D01 Roof Form/Flat

walls (visible material) 10A CONCRETE/block

roof _____

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)

- Yes No More Research Recommended

- A Property is associated with significant events.
- B Property is associated with the lives of significant persons.
- C Property has distinctive architectural characteristics.
- D Property yields significant information in archaeology or history.

County Jasper
City Newton

Address 117 W. 3rd St. N.

Site Number 50-01692
District Number 50-01703

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)

05 COMMERCE

Significant Dates

Construction date 1965 check if circa or estimated date
Other dates, including renovation _____

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 Rita Reinheimer & Mary Jo Niskin date 06/01/12
 organization Newton Historic Preservation Commission telephone 641-792-2787
 street & number 101 W 4 ST S city or town Newton state Iowa zip code 50208

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 noncontributing 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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CPA Office Building	Jasper
Name of Property	County
117 W. 3rd St. N.	Newton
Address	City

5. Classification, cont'd.

The CPA Office Building is considered a building and is counted as a contributing resource to the Newton Downtown Historic District.

7. Description

Site Description

This freestanding building is located on the west side of W. 3rd St. N. near the north end of the block; its façade faces east. To the south, a singlewide driveway separates it from the neighboring brick-and-tile building of similar size and design. A contemporary, freestanding building with a hipped roof lies a few feet to the north. A public sidewalk runs flush to the building on the east, providing access to the primary entrance.

Property Description

This one-story 32 x 66' building is constructed of painted concrete block with a flat, variegated brick façade that wraps around each corner in a half quoin-like appearance. Typical of commercial buildings its roof is flat and finished with concrete coping.

A continuation of the brick marks the recessed primary entrance in the center of the building. A commercial-style glass door is asymmetrically flanked on the north by a single-panel glass sidelight, which is larger than the door. Both are encased by brushed steel.

To the north of the entryway is a large, inset picture window framed in brushed steel. A concrete sill protrudes slightly beyond the building façade. Coupled with the single sidelight to the north of the main entrance, the presence of this outsized window on the north side of the front façade (with nothing to offset it on the south side) creates a sense of disproportion and unease.

Integrity Considerations

As it relates to design, materials, and workmanship, the building retains a high degree of integrity. The building has had virtually no changes since it was constructed.

As it relates to location, association, and setting, the building retains a high degree of integrity, diminished only by the construction of a newer building to the north. The similarity between the CPA Office Building and its neighbor directly to the south creates a sense of cohesiveness in the city block, which contributes to the integrity of feeling created by the generally intact commercial district found in Newton.

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CPA Office Building	Jasper
Name of Property	County
117 W. 3rd St. N.	Newton
Address	City

8. Statement of Significance

This building is considered a contributing resource to the Newton Downtown Historic District. The building is eligible under Criterion A in association with the history of Newton commerce, significant in its ability to contribute to our understanding of the evolution of the business district, specifically in the resources capacity as a professional office building, and the impact of the commercial district on the economic success of the community of Newton.

Historical Background

Newton was platted as the Jasper County seat in 1847. The commercial district grew up around the courthouse square with the earliest buildings, which commonly housed both commerce and dwellings, constructed of wood. The development of the downtown from its platting in 1846 to c.1890 is tied to its status as the county seat and the 1867 arrival of the Mississippi-Missouri Railroad. The character of the commercial downtown is recorded in images of the contiguous brick commercial Italianate buildings surrounding the courthouse square.

Beginning in the 1890s, it was industry, specifically the washing machine industry, that drove Newton's economy and the commercial success of its downtown. Due to the success and longevity of the Maytag Company, its history presents the greatest impact on Newton's downtown commercial district. From 1890-1920, a period in Maytag history marked by the company's incorporation and the development of the first electrically powered washing machine, a number of significant buildings were constructed in the Newton Downtown District. The addition of these buildings (and others) introduced a 20th century architectural sensibility to the district; moving the visual character away from the Late Victorian era Italianate style that had previously dominated the streetscapes.

During the decade of 1920 to 1930, Newton's population nearly doubled. The period is marked by the Maytag Company's ascension to the nation's leading manufacturer of washing machines. The economic prosperity brought by the company's success is reflected in the Newton Downtown Historic District with the construction of some of its most important buildings including the First Newton National Bank (1920) and the Maytag Hotel (1926). Both buildings lend a sense of importance to the downtown district.

The visual character and composition of the downtown district remained generally constant through the Depression era and war years – a period when industry and commerce (including the Maytag Company) were focused on surviving and on supporting the war effort. The boom that came in the wake of Maytag's 1946 introduction of the automatic washing machine was apparent in the Newton Downtown Historic District by the mid-1950s. Between about 1954 and 1963 the downtown buildings underwent dramatic alteration, a nearly wholesale removal of the Italianate façades and replacement with those reflecting a mid-20th century Modern aesthetic. Buildings altered during that period line the streetscapes of the district. In addition to the Victorian era buildings that were re-faced during this time, a number of new buildings (including the CPA Office Building) were constructed, their stylistic character reflective of the era.

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8. Statement of Significance, cont'd.

Although the washing machine industry in Newton is now a thing of the past, its mark on the Newton Downtown Historic District is undeniable.

Property History

This building was constructed in 1965 as an office for John Thomas and Robert Allen, CPAs. Although the partners and employees in the business have changed over the years, the building has remained true to its roots and still houses an accounting firm.

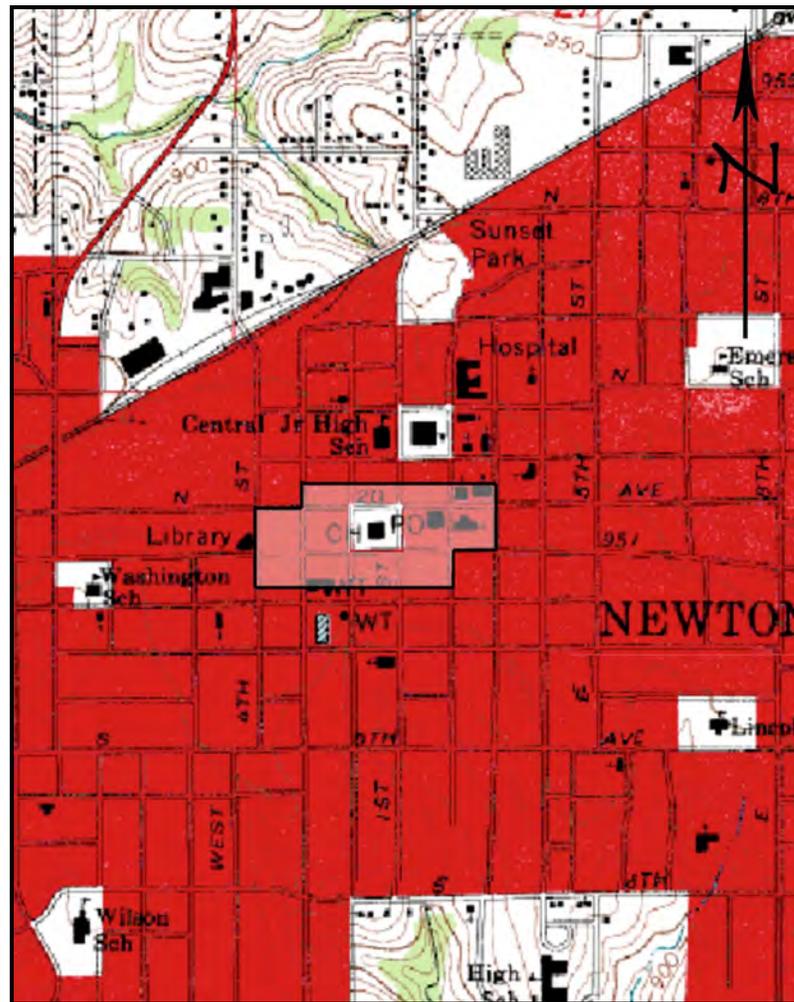
Since it was constructed, the only changes that have been made to the outside of the building are the replacement of a damaged window and repairs to the flat roof. Because of the consistency of the occupants, little remodeling has been required on the inside or outside of the building. The utilitarian structure still looks essentially the same as it did on the day it was first occupied.

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11. Additional Documentation - Maps

USGS 7.5 MINUTE TOPOGRAPHIC MAP – NEWTON – 1965



(MAP SOURCE: www.trails.com)

The Newton Downtown Historic District, to which the CPA Office Building is considered a contributing resource, is indicated.

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11. Additional Documentation - Maps

PARCEL MAP – AERIAL VIEW - 2011



(Source: <http://beaconschneidercorp.com>)

The location of the resource is marked with an arrow.

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Related District Number 50-01703

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11. Additional Documentation, cont'd.

PHOTOGRAPHS



Looking southwest from the corner of W. 3rd St. N. and N. 2nd Ave. W. The location of the resource is indicated by an arrow.

(All images by Sue Smith – July 1, 2011)

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CPA Office Building	Jasper
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11. Additional Documentation, cont'd.

PHOTOGRAPHS



View of the building looking west across W. 3rd St. N. This structure is freestanding, with a narrow driveway between it and the building to the south. A larger freestanding building is located a few feet to the north. The image in the picture window is a reflection of the building across the street.

Iowa Department of Cultural Affairs
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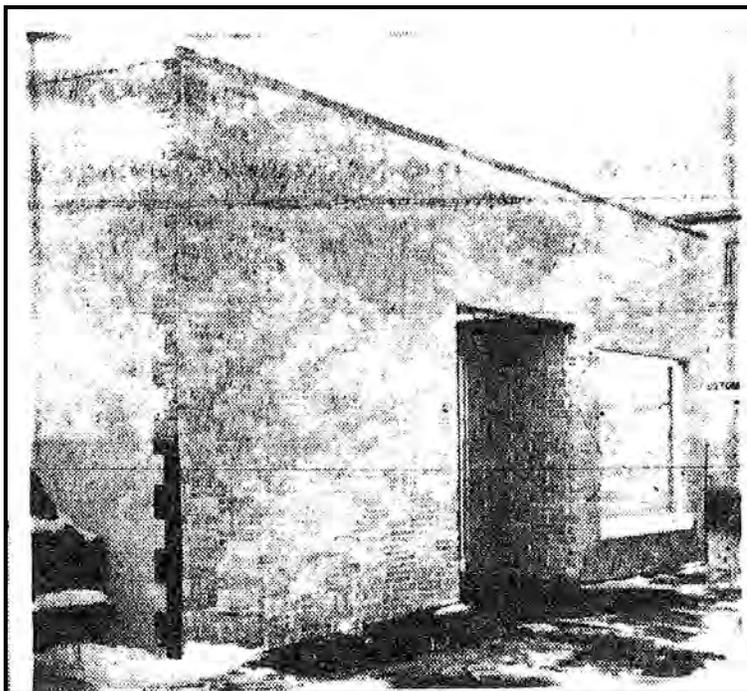
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CPA Office Building	Jasper
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11. Additional Documentation, cont'd.

HISTORIC IMAGES – 1966



(SOURCE: Newton Daily News, Jan 31, 1966 p. B-1)

Scanned from microfilm of the Daily News "Progress edition," this image was featured in a photo array of the construction in Newton during the year 1965. While the quality of the scan is not particularly good, it does show enough detail to validate that no major change has occurred to the appearance of the building since it was constructed. The darkness at left in the photo is the rear of a car parked in the single parking space separating this building from the one to the south.

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9. Bibliographic References

Newton (Jasper Co., IA) City Directory. Kansas City, MO: R. L. Polk & Co., 1964, 1969, 1974, 1979, 1984, 1988, 1993, 1997, 2002-3, 2007-8 editions.

Personal interview with Nancy Janssen, building owner (January 10, 2012).

"Progressive Newton Builds, Builds, and Continues to Build". In Newton Daily News, January 31, 1966, p. B-1.