`United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form.* If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of Property

Historic name: ___Hagerman, William C. and Clara, House_____
Other names/site number: ____003-214-17176_____
Name of related multiple property listing**:**
____N/A_____
(Enter "N/A" if property is not part of a multiple property listing

2. Location

Street & number: _2105 North Anthony Boulevard_____
City or town: _Fort Wayne_____ State: ____IN_____ County: __Allen_____
Not For Publication: ☐ Vicinity: ☐

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this __X_ nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property _X__ meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___national ___statewide _X__local

Applicable National Register Criteria:

___A ___B _X__C ___D

Signature of certifying official/Title: Date

Indiana DNR-Division of Historic Preservation and Archaeology

State or Federal agency/bureau or Tribal Government

In my opinion, the property ___ meets ___ does not meet the National Register criteria.

Signature of commenting official: Date

Title : State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

___ entered in the National Register

___ determined eligible for the National Register

___ determined not eligible for the National Register

___ removed from the National Register

___ other (explain:) _____

Signature of the Keeper Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

Private: [X]

Public – Local [ ]

Public – State [ ]

Public – Federal [ ]

Category of Property

(Check only **one** box.)

Building(s) [X]

District [ ]

Site [ ]

Structure [ ]

Object [ ]

Number of Resources within Property
(Do not include previously listed resources in the count)

Contributing	Noncontributing	
2	0	buildings
0	0	sites
0	0	structures
0	0	objects
2	0	Total

Number of contributing resources previously listed in the National Register _____

6. Function or Use
Historic Functions
(Enter categories from instructions.)
DOMESTIC: single dwelling
DOMESTIC: secondary structure

Current Functions
(Enter categories from instructions.)
DOMESTIC: single dwelling
DOMESTIC: secondary structure

7. Description

Architectural Classification
(Enter categories from instructions.)
___Bungalow/Craftsman_____
_____
_____
_____
_____
_____
_____

Materials: (enter categories from instructions.)
foundation: _STONE_____
walls: _BRICK_____
_WOOD: weatherboard_____
roof: _ASPHALT_____
other: _WOOD: shingle_____
_TERRA COTTA_____

Narrative Description
(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with **a summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The William C. and Clara Hagerman House, built in Fort Wayne, Allen County, Indiana, is an outstanding example of early twentieth-century residential construction exhibiting hallmark architectural features of the Craftsman style. Constructed circa 1923, the two-story, side-gabled, brick house is located on the northwest corner of Forest Avenue and North Anthony Boulevard.[1]

The Craftsman style features utilized here include the side-gabled form; wide, overhanging eaves with decorative, exposed triangular braces; notched rafters and notched bargeboards; a projecting front gable; an exterior chimney with glacial fieldstone veneer; and a porch foundation, balustrade walls, and tapered-roof supports veneered with glacial fieldstone.

[1] *Fort Wayne City and Allen County Directory*, (Fort Wayne, IN: R.L. Polk and Company, 1919 - 1924); and Angela Chester and Gregory Renno, current Hagerman House residents, in-person interview by Jill Downs, Fort Wayne, IN, January 22, 2012.

Most of the window openings throughout the house contain one-over-one, double-hung sashes, but there are some examples of fixed, leaded glass and colored glass windows, and a few casement windows. Window placement around the house varies from singles, to pairs, to threes, and one grouping of four casement windows.

Also on the property is a one-story garage that matches the house in form and materials. The garage windows deviate in style from the house as they are a six-paned, steel awning-type.

Much of the existing landscaping occurred after the ownership of William C. and Clara Hagerman. However, some hardscape elements likely date from the building of the house.[2]

The nominated property includes two resources, both contributing buildings; the house and garage.

Narrative Description

The William C. and Clara Hagerman House stands on about one-quarter of an acre of land in the Forest Park Addition to the City of Fort Wayne, Indiana,[3] platted in 1906 by the Tri State Loan and Trust Company. Approximately two miles northeast from the town center, the house sits raised on the lot and facing east on the northwest corner of Forest Avenue and North Anthony Boulevard (photo 1), the latter being the eastern boundary of the addition and first known as Walton Avenue.[4] A 1907 birdseye map of Fort Wayne shows no homes in the newly-platted addition, and across Walton/North Anthony to the east is a large tract of undivided land.[5] In 1909, North Anthony Boulevard was included as part of the Fort Wayne Park and Boulevard System designed by Charles Mulford Robinson, refined in 1912 by George Kessler, and now listed as an historic district in the National Register of Historic Places.[6] The 1918 Sanborn Insurance Map of the area shows Walton Avenue re-named as North Anthony Boulevard. There are no houses on North Anthony Boulevard in the block of the Hagerman House and only a scattered few others nearby.[7] The next available Sanborn map, which includes revisions to 1957, shows a fully-developed neighborhood.[8] Presently, North Anthony Boulevard in the area of the Hagerman House is a well-traveled, two-lane thoroughfare with parking on both sides of the street.

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[2] Chester and Renno.

[3] Property record card for 2105 North Anthony Boulevard, http://www.acimap.us/website/prc/020736429019000074.pdf (accessed October 2, 2012).

[4] Plat of Forest Park Addition, http://inlaredo.fidlar.com/INAllen/WebSenseCustom/Details.aspx (accessed October 2, 2012).

[5] B.J. Griswold, "Griswold's birsdeye view of the city of Fort Wayne, Indiana, indexed for ready reference," http://international.loc.gov/cgi-bin/map_item.pl?data=/home/www/data/gmd/gmd409/g4094/g4094f/pm001950.jp2&style=citymap&itemLink=r?ammem/gmd:@filreq%28@field%28NUMBER+@band%28g4094f+pm001950%29%29+@field%28COLLID+citymap%29%29&title=Griswold%27s%20birdseye%20view%20of%20the%20city%20of%20Fort%20Wayne,%20Indiana%20indexed%20for%20ready%20reference.%20B.%20J.%20Griswold (accessed October 2, 2012).

[6] City of Fort Wayne, Indiana, "Fort Wayne's Park and Boulevard System Now on National Historic Register," http://www.cityoffortwayne.org/latest-news/1935-parks-boulevard-system-now-on-national-historic-register.html (accessed April 10, 2012).

[7] *Insurance Maps of Fort Wayne, Indiana, 1918*, vol. 1 (New York, NY: Sanborn Map Company, 1919), 102.

[8] *Insurance Maps of Fort Wayne, Indiana,1918*, vol. 1a, revisions through 1957 (New York, NY: Sanborn Map Company, 1957), 102.

Although a definitive date of construction of the house is not known, based upon being able to place, or not place, known early owners of the property at its street address, the house was built circa 1923.[9] The current property owners have stated that construction began in 1923 and was completed in 1925.[10]

The Hagerman House is side-gabled, two stories tall, and has approximately 2,300 square feet of finished living space.[11] It exhibits significant architectural integrity. The main body of the house is orange brick laid in a running bond pattern while red brick is used for lintel courses, laid with alternating headers and stretchers, and to accent corners on the east, south, and west sides of the house in a quoin-like effect. The wide, overhanging eaves feature substantial triangular wood braces, notched wood rafters, notched wood bargeboards, and cedar lap siding soffit. Other exterior building materials include wood shingle siding; sections of foundation veneered with glacial fieldstone and with limestone water table; glacial fieldstone-veneered chimneys; wood-framed and vinyl windows with limestone sills; copper gutters; and asphalt shingle roofing for most of the house and garage with wood shingle and red French Imperial terra cotta tile in select areas. Originally, both the house and garage had terra cotta tile roofing.[12] The glacial fieldstone reportedly was gathered from a nearby river.[13] Architecturally, the house features design elements of the Craftsman style.

The house is oriented widthwise on the lot from north to south. The front, or east elevation, features a full-width front porch covered only in the middle portion by a wide shed roof. Above the porch roof is a projecting front gable. The north elevation of the house features a shallow, one-story extension with shed roof positioned slightly off-center to the west. A small, enclosed back porch with a sliding glass door extends off the north end of the west side of the house. Next to the porch in about the middle of this elevation is a shallow extension, encompassing an entrance door, with shed roof. The striking feature of the south elevation is the large, centrally-placed chimney veneered in glacial fieldstone.

More specifically, the symmetrical east façade (photo 2) features the centrally-placed front entrance accessed by a set of limestone stairs, flanked by limestone cheek walls, opening onto the terrazzo-floored front porch. Although the porch spans the full width of the façade, it is only covered in the center section to protect the front door area by a wide, slightly-arched, shed roof constructed of massive, solid cedar beams, beadboard ceiling, and terra cotta tile roofing. Supporting the roof are two, tapered, glacial fieldstone-veneered columns with stepped, limestone capitals, limestone abstract shield joined by a necking molding in each face, and limestone bases with tall scotia set on two larger, tapered, glacial fieldstone-veneered pedestals. The northeast and southeast porch corners are emphasized by the placement of large, tapered pedestals like those supporting the porch roof. Each pedestal is adorned with a concrete eagle figure not original to the property.[14] The outside of the porch foundation and porch balustrade are veneered in glacial fieldstone, while the inside, as seen while standing on the porch, is orange brick laid in a running-bond pattern. The balustrade and corner pedestals are further accented by a thick limestone cap. The oak-framed front door, protected by an iron-grille storm door, has a large pane of beveled glass, and is accented by oak-framed sidelights and transom detailed with lead-camed leaded glass in a rectilinear design (photo 3). The transom features a central diamond motif flanked by Roman fret panels, while the sidelights have diamond motifs over an arrow motif. Symmetrically located to either side of the front door and placed just beyond the porch roof support structure, is a large wood, one-over-one, double-hung window ornamented with a decorative, black iron grille on the upper third that is not original to the house.[15] At the second and attic story, a projecting front gable, with buttresses and decorative brace supports, juts out over the porch roof. Incorporated in this dormer is a three-part attic

[9] *Fort Wayne City and Allen County Directory.*
[10] Chester and Renno.
[11] Property record card.
[12] Chester and Renno.
[13] LauraMarie Carmody, "Banking on Charm: Commercial touches dress up home by Lincoln Tower builder," *Fort Wayne Magazine*, July 2010, 61.
[14] Chester and Renno.
[15] Ibid.

window with multi-coursed segmental arch of red brick with limestone springers and keystone. A band of limestone, placed below this window and extending almost the entire width of the gable, serves as windowsill and visual separation from the grouping of three, double-hung, vinyl windows of equal size on the second-story below. On either side of the projecting gable, and also at the second-story level, there is a similar grouping of three, double-hung, vinyl windows. However, the center window of each grouping is slightly larger in width than the others. The flanking window groups do not align with those below, yet they maintain the symmetry of the elevation.

The same glacial fieldstone-veneered foundation as seen on the porch, but placed at a slightly higher level and with a limestone water table and limestone base, is carried around to about the midpoint of the north façade (photo 4). The limestone base continues along the rest of the façade. At basement level from east to west are three windows: two jalousie-type windows protected by an iron grille and one constructed of glass block. A shallow, one-story box bay begins at the point where the glacial fieldstone foundation ends and continues on to meet the west facade. Positioned slightly off-center to the west, the bay features a terra cotta-tiled shed roof and decorative triangular brace supports. A linear grouping of four, vinyl casement windows penetrates the north wall of the bay. To the east of the bay is an arrangement of three individual wood-framed, stained glass windows, with linear elements combined with a curvilinear twig and leaf design, consisting of a fixed center window flanked by a longer, and much narrower, double-hung window. Windows on the second-story consist of two pairs of wood, double-hung windows. All windows have red brick lintels and limestone sills. A square roof vent appears just below the gable peak.

Enclosed sometime prior to the 1970s, a small back porch faced with brown wood shingles extends off the north end of the west side of the house (photo 5).[16] Its flat roof is surrounded on the north, south and west sides by a metal pipe railing. The north and south walls of the porch contain a vinyl casement window while the west wall incorporates a sliding glass door flanked by two glass panels. Positioned just south of the porch is a shallow extension, the north wall of which has been incorporated as part of the south porch wall. The extension features a wood-shingled roof and decorative brace supports. Within this extension is a three-paneled, wood door with glass window and transom, and to the south, a large, wood-framed, double-hung window. Below this window at basement level is a glass block window. South of the extension is another large, wood-framed, double-hung window. Just below this window and extending from the south side of the extension to the southwest corner of the house, the foundation is veneered with glacial fieldstone with limestone watertable and limestone base. At basement level is a glass block window. Openings on the second-story of this façade, from north to south, include a three-paneled oak door with glass window and transom opening onto the back porch roof; a small, wood-framed, double-hung window; a slightly wider, vinyl, double-hung window; and a grouping of three, wood-framed, double-hung windows. The center window of this grouping is slightly larger in width than the others. The pergola visible in photo 4 is not counted as a resource as it is not attached to the house, and therefore, not considered to be a permanent structure.

The foundation along the south side of the house (photo 6) is veneered in glacial fieldstone with a limestone water table and limestone base. Bisecting this façade into symmetrical west and east sides is a large, tapered, glacial fieldstone-veneered chimney that extends through the roof eave. On either side of the chimney at basement level is a glass block window. Above each of these windows on the first story are matching wood-framed, double-hung windows. On the second-story and flanking the chimney is a pair of wood-framed, double-hung windows. At attic level are small, rectangular vents placed on either side of the chimney. The eaves treatment is identical to that of the north elevation except for a wider spacing of the center two knee braces.

Also on the property is a rectangular, one-story garage with complex roof plan. It is located west of the house and oriented width-wise on the lot from north to south. It is deep enough to be able to accommodate four cars. The roof has a gable end facing the short driveway to the south, but the gable

[16] Ibid.

ridge extends to a hipped-roof form at the north end of the building. At the northeast corner of the roof, the hipped roof extends downward to meet a secondary gable ridge forming a gable over the service door into the garage (photo 7). The design of the garage echoes that of the house in form and materials. Constructed of yellow-orange brick with a concrete foundation, it features wide, overhanging eaves with decorative exposed roof beams and braces, and the use of glacial fieldstone as architectural accent. The garage windows deviate in style from the house as they are steel-framed and divided into six, hammered-textured glass panes. Some are fixed, and some open in awning-like fashion. All have brick rowlock sills.[17] The east façade contains the gabled area on the north end incorporating a window toward the north, and a two-paneled, wood service door, with six-pane window and three-paned transom, just to the south. A vintage-looking, metal light fixture over this door is not original to the property.[18] Below the window near the foundation is a small, rectangular opening with pulley-driven wood door built into the brick wall (photo 8) that was reportedly used by the three Hagerman hunting dogs.[19] Further south on this façade are two windows, placed some distance apart from each other and just under the eave. Glacial fieldstone faces the south corner from top to bottom in a tapered arrangement, and wraps around to the south façade (photo 9). A matching arrangement of glacial fieldstone faces the west corner of the south façade and wraps around to the west façade. This gives the appearance on the south façade of the southeast and southwest corners being held up by massive stone columns. Lap cedar siding spans the gable-front between the glacial fieldstone "columns." From Forest Avenue, automobiles enter the structure below the gable via a multi-paneled, vinyl, overhead garage door. The west façade (photo 9) contains two windows, placed some distance apart from each other and just under the eave, toward the middle and southern end. A chimney, constructed of matching yellow-orange brick, appears further north on the façade and extends through the eave and well above the garage roof. Immediately north of the chimney is another window. On the north side of the garage are two, evenly spaced windows and two dog doors like that on the east side.

Inside, the garage features twelve-foot high, beadboard ceilings with attic access, and has a raised-floor area toward the north end that was originally walled off from east to west. Reportedly this was where the Hagerman dogs were kept as the chimney, originally connected to a wood-stove, opens into this area to provide warmth.[20] A water spigot is built into the east wall and a drain, tied to the sewer line, exists in the center of the garage floor. The garage roof is covered in red asphalt shingles.

Though the lot is not counted as a site, it includes elements that form the immediate environment of the house.
Much of the existing landscaping, consisting of mature trees and shrubs, a deck and pergola off the back porch (photo 5), random sections of low, dry-laid, stone walls, and laid stone walkways occurred after the ownership of William C. and Clara Hagerman. Some elements that likely date from the building of the house include a set of five, cast-in-place concrete steps that lead from the eastern public sidewalk to a sidewalk to the front porch steps; a sidewalk leading south from the backdoor to a set of four, cast-in-place concrete steps that meet the southern public sidewalk; and a sidewalk that leads from the backdoor to the service door of the garage. About mid-way along the south property line there is a small section of curved wall, about eighteen inches in height. Also thought to date from the building of the house, the wall consists of large stones, resembling those used on the house, set in concrete. Reportedly, William C. Hagerman augmented the wall by adding jagged pieces along the top to keep children from walking on it. The wall likely was built to accommodate a large oak tree, thought to have existed since at least 1855, growing in the middle of the south yard. This tree was only recently removed due to damage. On either side of the curved wall is a dry-laid, stone wall of a slightly lower height that extends along the property line to the southeast corner and around onto a portion of the east property line, and west along the property line to the south steps and sidewalk to the backdoor (photo 6). Differing in material and

[17] Ibid.
[18] Ibid.
[19] Ibid.
[20] Ibid.

construction from the curved wall, this wall is thought to have been a later addition from the 1940s or 1950s.[21]

Original interior features throughout the home include quarter-sawn oak flooring; plaster walls and ceilings; wide, varnished, plain oak surround boards with simple entablature header and apron board with molded sill; as well as an oak staircase, plain baseboards, crown molding, and flooring. The doors are plain, solid oak with some still incorporating a device at the bottom that drops down to eliminate drafts when the door is closed.[22] The kitchen was remodeled in 1978, but does retain some original oak doors, trim, and sink.[23] The house is heated by hot water heat, so most rooms contain a cast-iron radiator or a recessed radiator with sheet metal housing. Each of the four bedrooms contains an opening high up on a wall used to vent hot air from the house through a thermal chimney system, a passive form of air-conditioning. Many early light fixtures also remain in the home.[24]

The rooms of the Hagerman House are arranged around an open, switchback staircase located approximately in the middle of the house. The east entrance of the house opens into a small foyer decorated with red velvet wallpaper installed in the 1960s.[25] Just ahead as one enters the foyer is the oak staircase with paneled walls, square posts, and a balustrade constructed of square balusters (photo 10). At one time, there was a built-in bench in front of the paneled staircase wall of the foyer. The base of the staircase is accessed on the north from the foyer by three, red-carpeted steps that also lead west into a short passageway with a door connecting to the west side of the house. The north and south walls of the foyer contain wide doorways with single oak pocket doors opening into other rooms. To the south is the living room with oak-beamed ceiling, walls and ceiling decorated with velvet wallpaper from the 1960s, and lit by a 1930's era glass-bead chandelier. The major focal point in the room is the large fireplace in the center of the south wall veneered with glacial fieldstone like that on the exterior of the house (photo 11). Reportedly, William C. Hagerman set the stones for the fireplace himself and installed a secret compartment into the mantle, which was painted in the 1940s. Mottled, yellow-brown, square ceramic tiles form the original hearth.[26]

Toward the west end of the north wall is of the living room is a wide doorway with single oak pocket door, matching the doorway from the foyer, that opens into a small office area. Built into the north wall of this room is a wide, oak-paneled closet divided into three sections, the center of which is a solid oak door. Prior to the late 1930s to 1940s, this was a built-in couch. The ceiling light in this room came from another house.[27] A doorway on the east wall leads into a short, north-south hallway floored in the 1970s with rectangular terra cotta tiles laid in a herringbone pattern. A chiming brass doorbell, original to the home, is located in this area.[28] Immediately across the hallway are three, red-carpeted steps up to the passageway leading east into the foyer as described earlier. At the south end of the north-south hallway is the door to a half-bath, originally a closet, likely added in about 1938 as both the blue toilet and blue wall sink are stamped with this date.[29] The bathroom walls are tiled two-thirds up from the floor with yellow, square ceramic tiles with a contrasting blue tile border at the top and bottom. The same yellow tile covers the floor. The milk-glass sconce lights and ceiling light are not original to the space, but were added to complement the style.[30]

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[21] Ibid.
[22] Carmody, 61.
[23] Chester and Renno.
[24] Ibid.
[25] Angela Chester, current Hagerman House resident, e-mail to Jill Downs, January 11, 2012.
[26] Ibid.
[27] Chester and Renno.
[28] Ibid.
[29] Chester and Renno.
[30] Chester.

Toward the north end of the north-south hallway is an opening on either side that leads into other rooms. Off to the west is the large, open kitchen that has seen a variety of remodelings, most recently in 1978. An original built-in eating nook and butler's pantry have been removed, and the original sink and oak cabinets were relocated to the basement in the 1940s.[31] Retained original features include the through-the-wall ice box and two backdoors with oak trim on the west wall (photo 12). Maple plywood cabinets line the north wall,[32] and the countertop here is laminate (photo 13). Across the room along the south wall are wood cabinets, most are painted white, with wood countertop. Wallpaper with a fruit motif border covers the kitchen walls (photo 12). The current homeowners have discovered an original stenciled border hidden by the drywall ceiling which they intend to remove.[33] The same flooring tile used in the north-south hallway continues into the kitchen (photo 12). The backdoor toward the north end of the kitchen opens onto a porch area enclosed prior to the 1970s, and the backdoor toward the south end opens into a stairs to an exterior door and down to the basement.

The opening off to the east of the north-south hallway leads into the dining room. Just north of this opening on the west wall is a Victorian-style fireplace with oak and ceramic tile surround (photo 14). Although not original to the home, a fireplace existed here prior to the 1940s as it has been said that it was covered up during a remodel in that time period. Previous owners uncovered it and replaced its missing mantle.[34] The north wall features the three stained glass windows as described on the north façade (photo 15). These had also been covered in the 1940s remodeling, but the efforts of previous and current owners have restored them to their original condition in addition to restoring the original two sconce lights placed just below the center window. Below the windows and spanning the width of the wall is an oak buffet that was lowered in the remodeling. Visually divided into three sections, the east and west sections feature a pair of cabinet doors with lead-camed, leaded and stained-glass panels, made in 2008 and designed like the front door sidelights but with black accents, set within the door frames from the 1940s remodeling. A series of drawers, retained from the original buffet, comprise the center section. The criss-crossing oak ceiling beams, enhanced by brass light fixtures not original to the home, were uncovered and restored by the current owners. What is thought to be the original ceiling paint has been left in place. The glass-bead chandelier in the middle of the room dates to the 1930s.[35] On the south wall is the oak pocket door into the foyer.

On the second story level, the top of the staircase terminates toward the north end of the house (photo 16) where a hallway area runs around the north, east, and south sides of the staircase opening. Around the opening on the west and south sides is a balustrade constructed of square balusters with square posts. The second floor spaces are arranged off the hallways and consist of four bedrooms, a bathroom, and a storage closet.

At the top of the stairs on the east wall is the doorway into the northeast bedroom. Although acoustic tile now covers the ceiling, the current owners plan to remove it and restore the original plaster surface underneath. Also, this room had a doorway on the south wall into another smaller room, but the opening was covered up in the 1970s.[36] Heading back out into the hallway, just to the right on the north wall is a built-in, floor-to-ceiling, oak cabinet consisting of three sets of cupboard doors and one drawer (photo 16). Next to this to the west is the entrance into the small northwest bedroom that is currently serving as an office area. Toward the south end of the west wall is a three-paneled, oak exterior door with glass window and transom that opens onto the flat roof as described on the west façade. Next to this door on the south wall is a doorway to a small closet with window (photo 17). This space also provides access to the attic, reached by a wooden ladder.

[31] Chester and Renno.
[32] Gregory Renno, current Hagerman House resident, e-mail to Jill Downs, October 24, 2012.
[33] Chester.
[34] Ibid.
[35] Ibid.
[36] Chester and Renno.

Moving south down the hallway from this room is the bathroom (photo 18) located about in the middle of the west wall. As with the first floor bathroom, blue and yellow tiles cover the wall about two-thirds of the way up from the floor. The same yellow tile covers the floor and shower enclosure. The bathtub and sink are also yellow. Given that the same décor exists for both baths, this space was also likely remodeled in 1938.[37] On the south wall at the end of the hallway are two doorways; that on the west opens into the southwest bedroom, and that on the east opens into a closet with shelving and lined with cedar. Immediately next to this closet, but on the east wall, is the doorway into the southeast bedroom (photo 19). This space features a dressing room, with original light fixture, off the east end of the north wall which was once also accessed through the north wall by the northeast bedroom.[38]

[37] Ibid.
[38] Ibid.

8. Statement of Significance

Applicable National Register Criteria
(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- [ ] A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- [ ] B. Property is associated with the lives of persons significant in our past.
- [x] C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- [ ] D. Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations
(Mark “x” in all the boxes that apply.)

- [ ] 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 old or achieving significance within the past 50 years

Areas of Significance
(Enter categories from instructions.)
ARCHITECTURE

Period of Significance
c. 1923

Significant Dates

Significant Person (last name, first name)
(Complete only if Criterion B is marked above.)

Cultural Affiliation

Architect/Builder (last name, first name)
unknown

Period of Significance (justification)

Since the house is architecturally significant for its initial period of construction and style, the period of significance is c.1923, the date construction is believed to have happened.

Criteria Considerations (explanation, if necessary)

None.

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The William C. and Clara Hagerman House is locally significant under National Register Criterion C as an outstanding example of Craftsman architecture. Built circa 1923, the two-story house exhibits Craftsman-style features such as the side-gabled form; wide, overhanging eaves with decorative, exposed roof beams and triangular braces; a projecting front gable; an exterior chimney with glacial fieldstone veneer; and a porch foundation, balustrade walls, and tapered-roof supports veneered with glacial fieldstone. Although most of the windows used throughout the house are a style-neutral, one-over-one, double-hung type, three windows do contain Craftsman-inspired colored glass in a stylized floral design with linear details.

William C. Hagerman was co-owner and co-founder of a well-known Fort Wayne construction firm.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The William C. and Clara Hagerman House is significant under National Register Criterion C. Built circa 1923, it is a well-designed structure with Craftsman-style influences that retains significant integrity.

The Craftsman style gained a following in the United States in the early 1900s after California-based brothers Charles and Henry Greene began designing homes based upon Asian-inspired architecture and the English Arts and Crafts movement, which emphasized the use of craftsmanship over machine-made objects.[39] The "Craftsman" terminology took hold after Gustav Stickley, an American furniture maker also inspired by the Arts and Crafts movement, began publishing the magazine *The Craftsman* in 1901 to further the Arts and Crafts ideals, as well as his own house designs especially based upon the bungalow.[40] The Craftsman style of architecture was often seen in small houses and was widely popular for house design spanning only the years from about 1905 to 1930. Characteristic Craftsman style

[39] Rachel Carley, *The Visual Dictionary of American Domestic Architecture* (New York, NY: Henry Holt and Company, Inc., 1994), 208.

[40] Paul Duchscherer and Douglas Keister, *The Bungalow: America's Arts & Crafts Home* (New York, NY: Penquin Group, 1995), 7, 8.

features include a low-pitched gable roof with wide, unenclosed, overhanging eaves; exposed roof rafter tails; the use of triangular braces, usually decorative rather than structural, under gables; porches supported by tapered, square columns; and a frequent use of gabled or shed roof dormers. Additional commonly seen exterior elements include primarily wood clapboard siding although stone, brick and stucco are also seen, wood windows consisting of a multi-paned upper sash over a single-paned lower sash, and stone exterior chimney, [41] while interior elements include a use of natural woodwork, built-in features, colored glass, and exposed ceiling beams.[42]

The appearance of the Craftsman style and the bungalow form in Fort Wayne, Indiana, essentially mirrored the appearance across the country.[43] The South Wayne Historic District contains several examples of the Craftsman style and bungalow form, beginning as early as 1910. Joel Ninde, of Wildwood Builders Company, is known to have designed several of the homes in the district, and the City and Suburban Realty Company was a frequent builder. However, many of the architects and builders of the district are presently unknown.[44] Newspaper advertisements and articles discussing the building of individual bungalows in Fort Wayne, typically with Craftsman-style features, began appearing as early as 1911. In October of that year, the City and Suburban Realty Company advertised "The Annual Bungalow and House showing;" an indication that it was not the first year for the event. Bungalow articles continued into at least 1930. Other known bungalow and Craftsman architects and builders during this time period included Arnold J.W. Curdes, Henry A. Simon,[45] Guy Mahurin, and Alvin M. Strauss.[46] A 1915 article describing a particular home stated "Without doubt the bungalow has come to stay. Out of the number of new homes built by the City and Suburban Building Company in the past year, more than forty per cent have been of the bungalow type."[47]

From an architectural perspective, the design of the Hagerman House clearly utilizes elements associated with the Craftsman style. It exhibits a side-gabled form; wide, overhanging eaves with decorative, exposed roof beams and triangular braces; a projecting front gable (photo 2); a stone exterior chimney (photo 6); and a porch constructed of a glacial fieldstone-veneered foundation, stone balustrade walls, and tapered, stone porch roof supports (photo 2). Although most of the windows used throughout the house are a style-neutral, one-over-one, double-hung type, three windows do contain Craftsman-inspired colored glass in a stylized floral design with linear details (photo 15).

Although finely detailed and crafted, the interior of the Hagerman House also employs the simple features associated with the Craftsman style. These include the use of simply profiled natural woodwork throughout the home for flooring, baseboards, doors, trim (photos 16, 17, and 19), and the staircase (photo 10), as well as the built-in dining room buffet (photo 6) and upstairs hall storage cabinet (photo 16), and exposed ceiling beams in the dining room (photo 6) and living room (photo 11).

The Hagerman House is rather unique in design when compared to nearby houses. A tour of the area and the Fort Wayne Interim Report shows most of the homes along North Anthony Boulevard to be from

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[41] Virginia McAlester and Lee McAlester, *A Field Guide to American Houses* (New York, NY: Alfred A. Knopf, Inc., 1984), 442, 453-454.

[42] Carley, 208, 211.

[43] Creager Smith, City of Fort Wayne (IN) Preservation Planner, telephone interview by Jill Downs, Fort Wayne, IN, May 20, 2014.

[44] City of Fort Wayne, *Fort Wayne Indiana Interim Report: A presentation of historic resources, achievements, and possibilities* (Indiana: Indiana Historic Sites and Structures Inventory, 1996), 208-212.

[45] "The Annual Bungalow and House showing," *Fort Wayne (IN) Sentinel*, 25 October 1911, 4; "Attractive Home of Forrest B. Beyer," *Fort Wayne (IN) Journal-Gazette*, 3 January 1915; "House Plan," *Fort Wayne (IN) Journal-Gazette*, 28 January 1917, Fourth section, 7; and "'Efficiency' Bungalow Open For Inspection," *Fort Wayne (IN) Journal-Gazette*, 12 January 1930, 33.

[46] Smith.

[47] "Residence of Dr. Vern F. Moore," *Fort Wayne (IN) Journal-Gazette*, 3 January 1915.

the 1920s and reflect the Craftsman, Colonial Revival, and Tudor Revival styles.[48] Most have clapboard or vinyl siding, but there are a few examples of brick structures. None of the houses have any glacial fieldstone veneer or tile roofs like the Hagerman House. Just one street to the east of North Anthony Boulevard is the Kensington Park Potential Historic District with houses of similar age and style.[49] There are more brick houses in this district, and there are two examples that utilize stone veneer similar to that on the Hagerman House. At 1602 Kensington Boulevard is a one-and-a-half story, wood clapboard, Craftsman bungalow with river rock veneer on the exterior chimney, porch supports, and porch foundation. The Craftsman-style, stucco house at 2204 Kensington Boulevard has glacial fieldstone veneer on its multiple exterior chimneys and to ornament the driveway walls and front steps.

Perhaps the Hagerman House more closely relates to the architect-designed homes along Forest Park Boulevard, located one street to the west of North Anthony Boulevard, and listed in the National Register of Historic Places.[50] Although lot and house sizes along this street are larger in comparison to the Hagerman House, most of the houses were built in the 1920s and 1930s with numerous notable and outstanding Craftsman-style examples.[51] Once again, there is no one house that combines the many architectural elements associated with the Hagerman House. At 2103, 1816, 1845, 1721, 1614, 1620, 1512, and 1506 Forest Park Boulevard are homes with tile roofs, but only 2103, 1845, 1620, and 1721 have discernible Craftsman elements. Of these four, only 2103 and 1620 are brick, but they lack any use of glacial fieldstone veneer. At 2007 Forest Park Boulevard is a large, Craftsman-style, side-gabled house with a wide front porch, wide eaves, triangular braces, and glacial fieldstone veneer on the porch foundation, porch supports, and exterior chimney. However, the house has a wood-shingled exterior.

Developmental History/Additional historic context information

First settled by the Native American Miami tribe and known as "Kekionga,"[52] Fort Wayne, Indiana, was established in 1794[53] at the confluence of the St. Mary's, the St. Joseph, and the Maumee Rivers in the northeastern part of the state.[54] Named for a fort built here by General Anthony Wayne,[55] the site was chosen for the three rivers and close proximity to the Wabash River which provided access to the Great Lakes and Ohio River. This resulted in Fort Wayne becoming a center of trade and commerce. Attracted by the economic possibilities of the area, and availability of land no longer occupied by Native Americans, early settlers began arriving in Fort Wayne in the early 1820s. Allen County, for which Fort Wayne is the county seat, was created in 1823. In the 1830s, the highest point of the Wabash & Erie Canal was in Fort Wayne, thus resulting in the town's nickname of the "Summit City." Naturally, residential and commercial buildings sprang up around this new source of commerce for Fort Wayne. The development of major industries such as Wayne Knitting Mills, Jenney Electric Company, and Bass Foundry led to the building of more residential neighborhoods in the late 1800s. By 1892, a trolley system had been created that spurred the development of neighborhoods further from the center of town. Between 1900 and 1930,

[48] *Interim Report*, 74, 89.
[49] *Interim Report*, 69-73.
[50] Forest Park Boulevard Historic District, http://www.in.gov/dnr/historic/files/forest_park_nr.pdf (accessed October 25, 2012).
[51] *Interim Report*, 74-77.
[52] B.J. Griswold, *The Pictorial History of Fort Wayne Indiana: A Review of Two Centuries of Occupation of the Region About the Head of the Maumee River*, vol. 2 (Chicago, IL: Robert O. Law Company, 1917), 36.
[53] Archiving Early America, "'Mad Anthony Wayne at Fallen Timbers," http://www.earlyamerica.com/review/fall96/anthony.html (accessed October 30, 2012).
[54] City of Fort Wayne, "Fort Wayne History," http://www.cityoffortwayne.org/fort-wayne-history.html (accessed October 30, 2012).
[55] "'Mad Anthony Wayne at Fallen Timbers."

during the time when the Hagerman House was built, Fort Wayne's population grew from 45,115 to 114,946.[56]

Approximately two miles northeast from the center of Fort Wayne, the Forest Park Addition, where the Hagerman House is located, was platted in 1906 by The Tri State Loan and Trust Company with grid-like street placement. The eastern boundary of the addition was called Walton Avenue, which later became known as North Anthony Boulevard.[57] A 1907 birdseye map of Fort Wayne shows no homes in the newly platted addition, and across Walton/North Anthony to the east is a large tract of undivided land.[58] The 1918 Sanborn map of the area reflects the current street name of North Anthony Boulevard as well as the current boulevard configuration of Forest Park Boulevard, one street west of North Anthony Boulevard. There are no houses on North Anthony Boulevard in the block of the Hagerman House and only a scattered few others nearby.[59] The Sanborn map with revisions to 1957 shows a fully-developed neighborhood.[60] North Anthony Boulevard is part of the Fort Wayne Park and Boulevard System first designed in 1909 by Charles Mulford Robinson, refined in 1912 by George Kessler, and now listed as an historic district in the National Register of Historic Places.[61] Although it is two lanes wide with on-street parking on both sides in the area of the Hagerman House, the lane and parking configurations vary over its entire length as a major north-south thoroughfare in Fort Wayne. From the Hagerman House, it extends a mile north to meet Coliseum Boulevard, and then approximately another mile south to where its name becomes South Anthony Boulevard. From this point, South Anthony Boulevard continues another six miles to meet Ferguson Road on the far south side of the city.

William C. Hagerman was likely the first owner of this house, buying the property in October of 1921 for $3,297 from Charles and Anna Sanders.[62] A search of Fort Wayne city directories indicated that the Sanders family never lived at the address for this house, but Mr. Hagerman first appears at the address in 1924. An assumption can be made that the house was built in 1923, the year prior to the appearance in the city directory.[63] The current property owners have stated that construction began in 1923 and was completed in 1925.[64]

William C. Hagerman was born in Germany in 1879, but sources differ on the exact date.[65,66] Sources also differ on when he came to the United States; it being either 1884[67] or 1893.[68,69] On September 26, 1901, in Allen County, Indiana, he married his first wife, Matilda Walda,[70] with whom he had four children: Hilda, Adeline, William O., and Theodore.[71] In 1907 or 1908, he helped organize the contracting firm of

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[56] "Fort Wayne History."
[57] Plat of Forest Park Addition.
[58] "Griswold's birsdeye view of the city of Fort Wayne, Indiana, indexed for ready reference."
[59] *Insurance Maps of Fort Wayne, Indiana, 1918*, vol. 1, 102.
[60] *Insurance Maps of Fort Wayne, Indiana,1918*, vol. 1a, revisions through 1957, 102.
[61] "Fort Wayne's Park and Boulevard System Now on National Historic Register."
[62] Property deeds for the south 23 feet lot 13 and all lot 14 block 35 of Forest Park Addition, Allen County, Indiana Recorder's Office.
[63] *Fort Wayne City and Allen County Directory.*
[64] Chester and Renno.
[65] "Sheryl Poorman's Family Tree," http://www.ancestry.com (accessed January 26, 2012).
[66] World War I Draft Registration Card 1917-1918 for William Hagerman, http://www.ancestry.com (accessed January 26, 2012).
[67] "Sheryl Poorman's Family Tree."
[68] 1930 Census information for William Hagerman, http://www.ancestry.com (accessed January 26, 2012).
[69] "W.C. Hagerman Dies Suddenly," *Fort Wayne (IN) Journal-Gazette*, 2 May, 1944, 1.
[70] Indiana Marriage Collection 1800-1941, http://www.ancestry.com (accessed January 26, 2012).
[71] "Mrs. Matilda Hagerman, Contractor's Wife, Dies," *Fort Wayne (IN) Journal-Gazette*, 4 June 1923, 5.

Buesching, Hagerman and Company.[72,73] Matilda died in early June 1923,[74] around the time of the building of this house, and William soon after married his second wife, Clara.[75] In either 1933 or 1939, William formed Hagerman Construction Company[76,77] with his sons, and then retired in 1942. He died at age 65 on May 1, 1944.[78] Clara, a lifelong Fort Wayne resident, died in May of 1964 at age eighty-three, and was survived by her four step-children.[79]

It is assumed that Buesching, Hagerman and Company built the Hagerman House, but no documents have been found to prove this. According to William C. Hagerman's obituary, several well-known, extant buildings in Fort Wayne associated with his companies included the Wayne Pharmacal Building, Central High School, and the now National Register-listed Saint Vincent Villa.[80] Perhaps one of the best-known Hagerman buildings is the Lincoln Bank Tower. Opening in 1930, it was a major construction challenge and was the tallest building in Indiana for thirty years. Today, the Hagerman family continues to operate this successful construction company.

As specified in William C. Hagerman's will, the Hagerman House property was given to the four Hagerman children. In 1945, Hilda, Adeline, and Theodore sold their interest in the property to their brother William O. Hagerman and his wife, Gertrude. William O. Hagerman continued to own the property until 1975 when he sold it to Elmer Butz. The property changed hands three more times before the current owners, Angela Chester and Gregory Renno, purchased it in 2007.[81]

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[72] "W.C. Hagerman Dies Suddenly," 1.
[73] "Our History," http://www.thehagermangroup.com/about-us/our-history/ (accessed April 15, 2013).
[74] "Mrs. Matilda Hagerman, Contractor's Wife, Dies,"5.
[75] 1930 Census information for William Hagerman.
[76] "Our History."
[77] "W.C. Hagerman Dies Suddenly," 1.
[78] Ibid.
[79] "Mrs. Hagerman, 83, Dies: Rites Tuesday," *Fort Wayne (IN) Journal-Gazette*, 25 May 1964, 2A.
[80] "W.C. Hagerman Dies Suddenly," 1.
[81] Property deeds.

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Renno, Gregory. Current Hagerman House resident. E-mail to Jill Downs, October 24, 2012.

"Residence of Dr. Vern F. Moore." *Fort Wayne (IN) Journal-Gazette*, 3 January 1915.

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Previous documentation on file (NPS):

____ preliminary determination of individual listing (36 CFR 67) has been requested
____ previously listed in the National Register
____previously determined eligible by the National Register
____designated a National Historic Landmark
____ recorded by Historic American Buildings Survey #_____
____recorded by Historic American Engineering Record # _____
____ recorded by Historic American Landscape Survey # _____

Primary location of additional data:

____ State Historic Preservation Office
____ Other State agency
____ Federal agency
____ Local government
____ University
____ Other
Name of repository: _____

Historic Resources Survey Number (if assigned): _____

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10. Geographical Data

Acreage of Property __less than one acre_____

Use the UTM system

UTM References
Datum (indicated on USGS map):

[ ] NAD 1927 or [X] NAD 1983

1. Zone: 16	Easting: 658255	Northing: 4551046
2. Zone:	Easting:	Northing:
3. Zone:	Easting:	Northing:
4. Zone:	Easting :	Northing:

Verbal Boundary Description (Describe the boundaries of the property.)

The boundaries of the Hagerman House include the south 23 feet of lot 13 and all of lot 14 block 35 of the Forest Park Addition to the City of Fort Wayne, Indiana. This is the property associated with the house during the period of significance.

Boundary Justification (Explain why the boundaries were selected.)

The boundaries of the Hagerman House correspond to the legal description of the property encompassing the significant resources of this nomination.

11. Form Prepared By

name/title: Jill Downs
organization: for Partners in Preservation / Indiana Landmarks
street & number: 1202 Elmwood Ave.
city or town: Fort Wayne state: IN zip code: 46805
e-mail andyandjill@juno.com
telephone: 260-424-4197
date: August 6, 2014

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Photographs

Submit clear and descriptive photographs. The size of each image must be 3000x2000 at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Hagerman House
City or Vicinity: Fort Wayne
County: Allen State: IN
Photographer: Jill Downs
Date Photographed: January 22, 2012 and May 20, 2014

Description of Photograph(s) and number:

1 of 19. Looking northwest at the intersection of North Anthony Boulevard and Forest Avenue showing the east and south facades of the home. (IN_AllenCounty_HagermanHouse0001.tif)

2 of 19. East façade looking west. (IN_AllenCounty_HagermanHouse0002.tif)

3 of 19. Front door, east façade, looking west. (IN_AllenCounty_HagermanHouse0003.tif)

4 of 19. North façade looking southwest. (IN_AllenCounty_HagermanHouse0004.tif)

5 of 19. West façade looking east. (IN_AllenCounty_HagermanHouse0005.tif)

6 of 19. South façade, looking north. (IN_AllenCounty_HagermanHouse0006.tif)

7 of 19. East façade of garage, looking west. (IN_AllenCounty_HagermanHouse0007.tif)

8 of 19. Dog door on east facade of garage, looking west. (IN_AllenCounty_HagermanHouse0008.tif)

9 of 19. West and south facades of garage, looking northeast. (IN_AllenCounty_HagermanHouse0009.tif)

10 of 19. Stairs, looking west. (IN_AllenCounty_HagermanHouse0010.tif)

11 of 19. Living room, looking southeast. (IN_AllenCounty_HagermanHouse0011.tif)

12 of 19. Kitchen, looking southwest. (IN_AllenCounty_HagermanHouse0012.tif)

13 of 19. Kitchen, looking north. (IN_AllenCounty_HagermanHouse0013.tif)

14 of 19. Dining room, looking northwest. (IN_AllenCounty_HagermanHouse0014.tif)

15 of 19. Dining room, looking north. (IN_AllenCounty_HagermanHouse0015.tif)

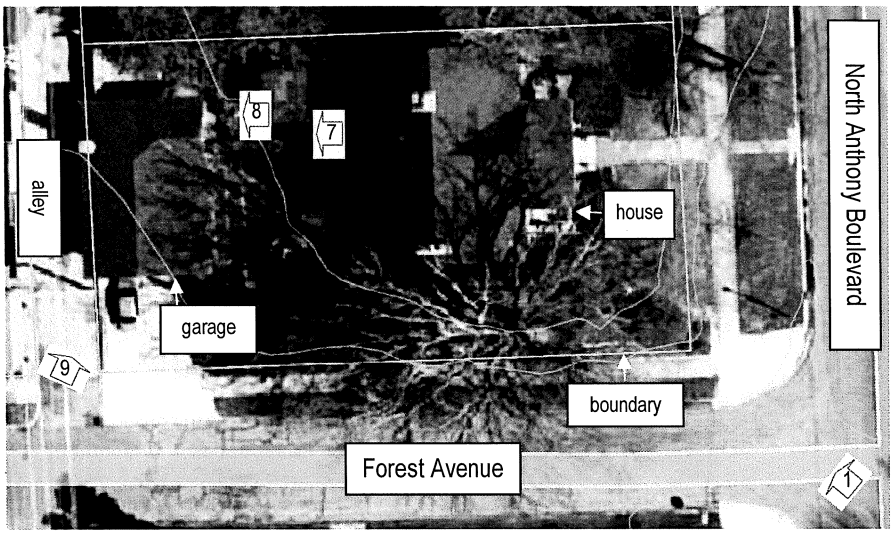
16 of 19. Upstairs hall, looking north. (IN_AllenCounty_HagermanHouse0016.tif)

17 of 19. Northwest bedroom, looking southwest. (IN_AllenCounty_HagermanHouse0017.tif)

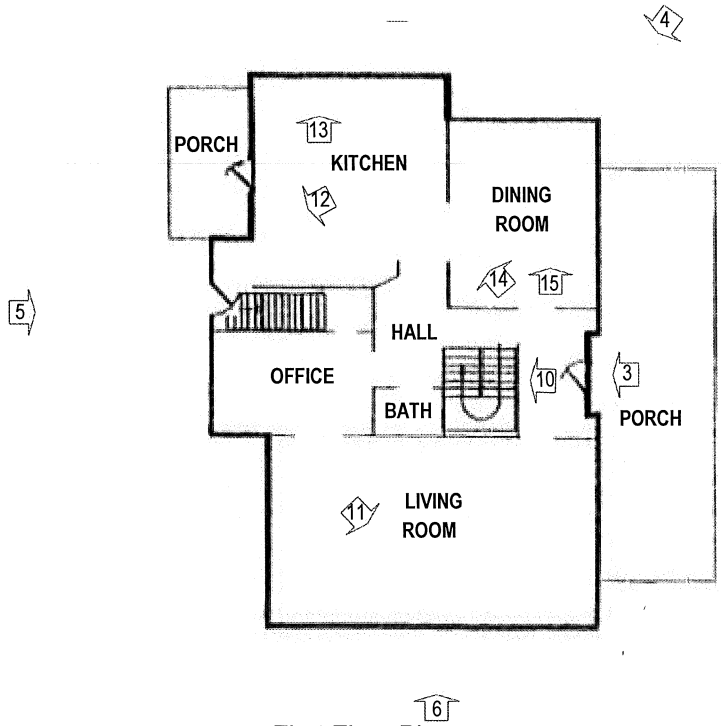
18 of 19. Upstairs bathroom, looking northwest. (IN_AllenCounty_HagermanHouse0018.tif)

19 of 19. Southeast bedroom, looking southwest. (IN_AllenCounty_HagermanHouse0019.tif)

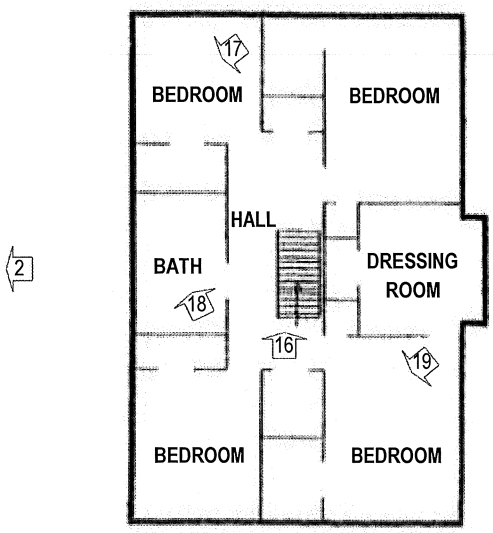
Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).
Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management. U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.



Site Plan



First Floor Plan



Second Floor Plan

= photograph

William C. and Clara Hagerman House
2105 North Anthony Boulevard
Fort Wayne, Allen County, IN

William & Clara Hagerman House, Allen Co., IN #2

William & Clara Hagerman House, Allen Co., IN #4

William & Clara Hagerman House, Allen Co., IN #6

William & Clara Hagerman House, Allen Co., IN #7

William & Clara Hagerman House, Allen Co., IN #10

William & Clara Hagerman House, Allen Co., IN #11

William & Clara Hagerman House, Allen Co., IN #15