

United States Department of the Interior
National Park Service**National Register of Historic Places
Registration Form****1. Name of Property**historic name Helm, Charles H., Houseother names/site number Helm, John and Wilhelmina, House**2. Location**street & number 520 East Fifth Street [N/A] not for publicationcity or town Washington [N/A] vicinitystate Missouri code MO county Franklin code 071 zip code 63090-2307**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this ☒ 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 ☒ meets ☐ does not meet the National Register criteria. I recommend that this property be considered significant ☐ nationally ☐ statewide ☒ locally. (See continuation sheet for additional comments [1].)

Signature of certifying official/Title Claire F. Blackwell/Deputy SHPODate 8 August 2000Missouri Department of Natural Resources

State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria.
(See continuation sheet for additional comments [].)

Signature of certifying official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

☐ entered in the National Register.

See continuation sheet [].

☐ determined eligible for the
National Register.

See continuation sheet [].

☐ determined not eligible for the
National Register.☐ removed from the National
Register.☐ other, (explain:)

Signature of the Keeper

Date of Action

Helm, Charles H., House**Franklin County, Missouri****Historic Resources of Washington, MO**

Page 2

5. Classification**Ownership of Property Category of Property**

| | |
|---|---|
| <input checked="" type="checkbox"/> private | <input checked="" type="checkbox"/> building(s) |
| <input type="checkbox"/> public-local | <input type="checkbox"/> district |
| <input type="checkbox"/> public-State | <input type="checkbox"/> site |
| <input type="checkbox"/> public-Federal | <input type="checkbox"/> structure |
| | <input type="checkbox"/> object |

Number of Resources Within Property

Contributing

Non-contributing

| | | |
|----------|----------|------------|
| <u>2</u> | <u>0</u> | buildings |
| <u>0</u> | <u>0</u> | sites |
| <u>0</u> | <u>0</u> | structures |
| <u>0</u> | <u>0</u> | objects |
| <u>2</u> | <u>0</u> | Total |

Name of related multiple property listing.Historic Resources of Washington, MO**Number of contributing resources previously listed in the National Register.**N/A**6. Function or Use****Historic Functions**DOMESTIC: Single DwellingDOMESTIC: Secondary Structure

Current FunctionsDOMESTIC: Single DwellingDOMESTIC: Secondary Structure

7. Description**Architectural Classification**Other: Missouri-German

foundation Brickwalls BrickStuccoroof Metalother

Narrative Description See continuation sheet [x].

See continuation sheet []

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, MO

8. Statement of Significance

Applicable National Register Criteria

☒ **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.

☒ **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

Property is:

☐ **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.

Narrative Statement of Significance

See continuation sheet [x].

9. Major Bibliographic References

Bibliography

See continuation sheet [x].

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

Areas of Significance

ARCHITECTURE

Period of Significance

ca. 1873 - ca. 1900

Significant Dates

ca. 1873

ca. 1900

Significant Person(s)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

Primary location of additional data:

☒ State Historic Preservation Office

☐ Other State Agency

☐ Federal Agency

☐ Local Government

☐ University

☒ Other:

Name of repository:

Washington Historical Society, Washington, MO

10. Geographical Data

Acreage of Property Less than one acre

UTM References

| | | | | | |
|---------|---------|----------|---------|---------|----------|
| A. Zone | Easting | Northing | B. Zone | Easting | Northing |
| 15 | 673620 | 4268900 | | | |
| C. Zone | Easting | Northing | D. Zone | Easting | Northing |
| | | | | | |

[] See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Debbie Sheals
organization Private Consultant date March, 2000
street & number 406 West Broadway telephone 573-874-3779
city or town Columbia state Missouri zip code 65203

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional Items

(Check with the SHPO or FOP for any additional items)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name Dorothy Stumpe
street & number 532 E. Fifth telephone (636) 239 - 4767
city or town Washington state MO zip code 63090

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 7 Page 1

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

Summary: The Charles H. Helm House, at 520 East Fifth Street in Washington, Missouri is a small, one and one-half story house. It has a side facing gable roof, brick walls, and a dentiled cornice on both the front and back walls. The small house has a narrow facade, which has one door and one window, each of which is topped by a tall jack arch. Most other window openings on the house have shallow segmental arches; the six-over-six wood windows throughout appear to be early or original. The house is representative of Property Type B. Vernacular Missouri-German, Subtype: Kleinhaus, and meets the registration requirements set forth under the historic context "Architectural Development: 1839-1950." (See MPS Cover document "Historic Resources of Washington, Missouri.")

The only other resource on the property is a one room frame kitchen building which sits behind the house. The kitchen building was built ca. 1900, and has seen no significant changes. It has a side facing gable roof, one-over-one wood windows which are early or original, and original narrow weatherboards. The period of significance for the property runs from the time the house was built, ca. 1873, to ca. 1900, when the kitchen was built. Both the house and the kitchen are very much intact; the kitchen has seen only one lean-to rear addition, and the house is little changed. A coat of white paint on the brick walls of the house is the most notable exterior change to have taken place in the last century. The house is a typical vernacular Missouri-German house, and one of very few intact Kleinhauses in the study group.

Elaboration: The Charles Helm house sits close to the sidewalk, facing north-northeast to East Fifth Street. Fifth Street is a busy street, and the buildings nearby represent a mix of types and construction dates. There is a modern gas station directly west of the house, and a turn of the century residence to the east. The house sits on a level, narrow, rectangular lot.

There is a frame kitchen building just off the southwest corner of the house. (See Figure One, and photos 2 and 6.) The kitchen has seen no significant changes since it was built, ca. 1900.¹ It is a square building, 12'-2" on each side, with a side facing gable roof and an internal brick chimney. The one room frame building has narrow weatherboard sheathing and beaded corner boards. It sits over a small cellar, on a brick foundation. A bulkhead door on the north leads to the cellar. The front of the kitchen, which faces east, has one door and one window. The four-panel door appears to be original, as does the one-over-one wooden window. A similar window occupies the north wall, and the chimney is on the south. There is an open frame addition on the rear wall of the kitchen. The addition, which appears to date to the mid-1900's, has vertical board walls and a shed roof. The kitchen is highly intact, and is a contributing resource.

The Helm house has a rectangular plan, and sits with the narrow end facing the street. It has

¹ Although the 1992 survey form for this property lists the kitchen as having been built ca. 1880, the apparently original one-over-one windows point to a later construction date.

United States Department of the Interior
National Park Service
National Register of Historic Places
Continuation Sheet

Section number 7 Page 2

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

a steeply pitched, side facing gable roof which is covered with modern metal roofing. There are identical dentiled brick cornices on the front and back eaves. They are a prominent refinement on such a modest building. The cornices each have sailor brick dentils over a wide flat brick band which ends about eight inches from the edges of the house. Shallow stepped brickwork brackets mark the corners, and there are short brick cornice returns on the side walls. (See photos 2 and 4.) The brick walls are painted white and stuccoed with concrete near the ground.

The narrow facade contains a door and one window. (See photo 1.) The door has six lights over two panels; it appears to be early, but not original. The door is sheltered by a bracketed gable hood which dates to around the 1920's. The window is early or original, and like most other windows in the house, has six lights over six lights. Both the door and the front window have straight tops, with tall, flared jack arches. (See photo 5.) There is also a jack arch over the window on the east side of the house. All other original windows are topped with shallow segmental arches. There is one nearly square window on the back wall which appears to be a modern addition. (See photo 3.)

A very small covered porch which shelters the back door. It is the only non-original part of the house, and it appears to be quite early. The porch has a shed roof, vertical bead-board walls and small windows. (See photos 3 and 4.)

The house has a very simple floor plan. There is an open room across the front, and a small kitchen and bath at the back. (See Figure One.) A narrow enclosed stairway along the east wall leads to a sleeping room above. Some interior woodwork remains in place, including plain flat baseboards in the front room, and simple pedimented trim in the kitchen. (See photo 7.)

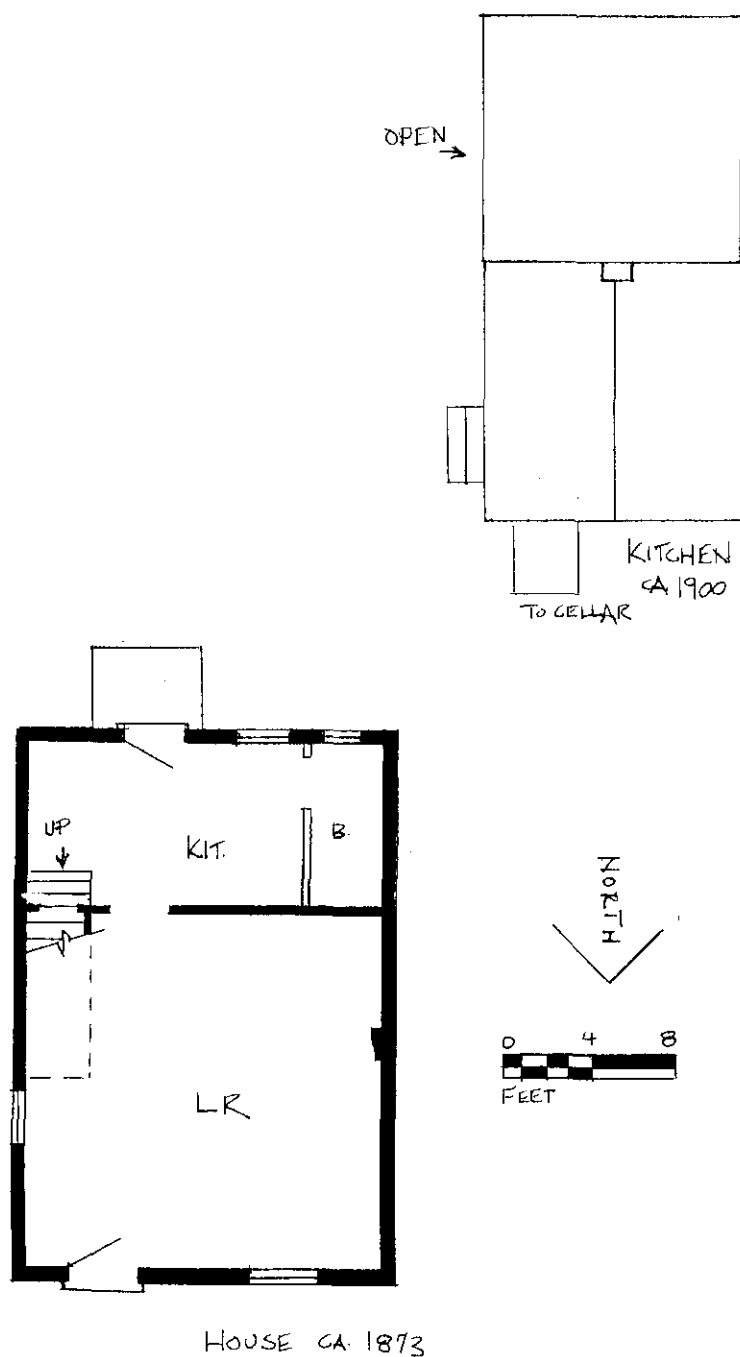
Overall, the Charles Helm house and kitchen building are highly intact. There have been very few significant alterations to either building, and the property today looks much as it did at the turn of the twentieth century. The kitchen is still the only outbuilding on the property, and the house continues to serve as a single family residence. Neither has changed in form or function in the last century. △

United States Department of the Interior
National Park Service
National Register of Historic Places
Continuation Sheet

Section number 7 Page 3

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

Figure One. Floor plan and site sketch. Drawn by Debbie Sheals.



United States Department of the Interior
National Park Service
National Register of Historic Places
Continuation Sheet

Section number 8 Page 4

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

Summary: The Charles H. Helm house, at 520 East Fifth St. in Washington, Missouri, is a representative example of the Missouri-German building tradition. As such, it is significant under Criteria A and C, in the areas of ETHNIC HERITAGE: European, and ARCHITECTURE. The deep plan, brick construction, and dentiled cornice are all typical of Missouri-German architecture of the last half of the nineteenth century. The Charles Helm house is an intact example of Property Type B. Vernacular Missouri-German, Subtype: Kleinhaus. It meets the registration requirements set forth in the MPS Cover document "Historic Resources of Washington, Missouri," and falls under the historic contexts "Early Development and German Immigration; 1839-1870," and "Architectural Development: 1839-1950." Intact examples of this small house type are rare; the Charles Helm house is an important survivor.

The modest brick house was built ca. 1873, probably for the John Helm family, who at the time owned four acres and a number of buildings in the immediate vicinity. It remained part of that four-acre parcel until ca. 1909, when tax records indicate that a half acre of the original parcel had been transferred to Chas. H. Helm.² There is a frame kitchen building behind the house; it has original weatherboards and a side-facing gable roof. The kitchen building is a significant part of the property; it is roughly 12 feet square and represents a substantial addition of space in relation to the small house. The kitchen is highly intact, and is a contributing building. The period of significance for the property thus runs from the time the house was built, ca. 1873, to the time the kitchen was erected, ca. 1900. The buildings on the Helm property appear today much as they did a century ago, and both retain integrity of location, design, materials, workmanship, feeling and association.

Elaboration: The Charles Helm house is a typical vernacular Missouri-German house. The brick walls, dentiled cornice and deep plan are all common to early Missouri-German buildings in Washington.³ Brick construction and dentiled cornices are particularly common to the surviving 19th century houses in the community; few early brick houses in town lack a dentiled cornice. The cornices are particularly prominent on this house, due to its modest size. The rear cornice is especially notable, as it is unusual to find an intact cornice on the rear wall of a house. Some early houses were built without them, and others have had additions which obscure any early detailing.

In form, the Charles Helm house presents a significant example of the smallest of the

² An earlier house on the John Helm property is also being nominated with this cover document, under the name of the John and Wilhelmina Helm house. This house is nominated under the name of Charles Helm to avoid confusion.

³ See MPS Cover document "Historic Resources of Washington, Missouri: Architectural Development: 1839-1950, Section F, Associated Property Types," for a full discussion of Missouri-German characteristics.

United States Department of the Interior
National Park Service
National Register of Historic Places
Continuation Sheet

Section number 8 Page 5

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

Missouri-German subtypes, the Kleinhaus. Intact examples of this very modest house form are particularly rare. Although there is evidence that quite a few Kleinhauses were built in the 19th century, few have survived intact. The small size frequently necessitated additions and alterations, some of which were done within a few years of the original construction. The Charles Helm house is one of the least altered examples of the Kleinhaus type in Washington.

The windows of the house are also representative of Missouri-German architecture, but unusual in that two different configurations were used in the original construction. The two windows of the front room, as well as the front door, are topped with flared jack arches, while those in other parts of the house have segmental arched tops. The flat jack arches are typical of the earliest surviving buildings in town, while segmental arches are much more common to buildings which, like this one, were erected after the Civil War.

The use of jack arches on the front may have been an attempt to match other houses nearby, especially those owned by the same family. The Charles Helm house was originally part of a group of buildings owned by John and Wilhelmina Helm, and at least one of those, the house at 536 East Fifth Street, was built with straight-topped windows. The four-acre Helm property is included in the 1869 "Bird's Eye View of Washington," copies of which have survived to modern times.⁴ The Birds' Eye View shows a large two story, building immediately east of where this house now sits, as well as the smaller house now numbered 536. The large building is gone; a drop in tax assessments indicates that it was lost between 1885 and 1895. The house at 536 has, however, survived, and is much intact. It was enlarged to five bays at an early date, and has seen few exterior changes since. That house, which remained in the Helm family into the 1930's, is also being nominated individually with this cover document, as the John and Wilhelmina Helm house.

This house was not built in time to be included in the Birds' Eye View, but was apparently in place by 1874, the date of the oldest surviving county tax assessments. Tax records reflect no increase in value for the Helm property after that time, which indicates that this small house was in place at the time of the 1874 assessment. The construction date has thus been estimated to be ca. 1873. The 1870 census shows that the Helms at that time had seven children, and it is likely that this house was built for one or more of their offspring. It remained part of the family compound until around the turn of the century. The 1898 atlas shows the property as still being part of 4 acres owned by Wilhelmina Helm, but she apparently died soon after that, as 1910 property taxes and the 1919 atlas show that this house and a rectangular plot of land at the west edge of the property had been separated from the larger parcel. The main parcel was still owned by Wilhelmina Helm's estate, and the small tract was the property of Charles H. Helm. (See Figure Two.) The youngest

⁴ Ruger, H. "Bird's Eye View of the City of Washington: 1869." Copy in the collections of the Washington County Historical Society, Washington, MO.

**Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri**

The image displays two historical maps of a neighborhood in St. Louis, Missouri, showing property ownership and street layouts.

Top Map (Plat Map): This map shows a grid of lots with numbers and owner names. The streets shown are AUGUST, SCHRIMPF, F. GRONEMEYER, HENRY C. HOLLMANN, F.W. DIECKMANN'S, JR. PARR, BOONE, and HAWK. A large lot is labeled "6" and owned by "John Helm". Other owners include "August Schrimpf", "F. Gronemeyer", "Henry C. Hollmann", "F.W. Dieckmann's", "JR. Parr", "John Helm", "Henry Gronemeyer", and "Frank Schuermann". A "CEMETERY" is also indicated.

Bottom Map (Detailed Map): This map shows a grid of lots with numbers and owner names. The streets shown are AUGUST, SCHRIMPF, F. GRONEMEYER, HENRY C. HOLLMANN, F.W. DIECKMANN'S, JR. PARR, BOONE, and HAWK. A large lot is labeled "6" and owned by "John Helm". Other owners include "August Schrimpf", "F. Gronemeyer", "Henry C. Hollmann", "F.W. Dieckmann's", "JR. Parr", "John Helm", "Henry Gronemeyer", and "Frank Schuermann". A "CEMETERY" is also indicated.

United States Department of the Interior
National Park Service
National Register of Historic Places
Continuation Sheet

Section number 8 Page 7

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

Helm child in the 1870 census was listed as Carl Helm. Charles H. may be that son, or another born shortly after.

City directories show that Charles H. Helm was still living there in the early 1920s. (See chronology below.) It is quite possible that it was under his ownership that the kitchen was erected. Separation from the family property, probably upon the death of Wilhelmina Helm around the turn of the century, would have made additional kitchen space especially attractive.

The house was later owned by the Frank Muchenstorm family, who lived there for several decades. It has functioned as a single family residence since it was built, and has seen very few changes in the last century. The Charles H. Helm house is a representative vernacular Missouri-German house, and a notably rare intact example of the Kleinhaus property type. △

Chronology

From Land Tax Assessment Books, City Directories, Washington Historical Society Collections, and local histories noted in the bibliography.

1821 ca. John Helm born

1860 Census John and Wilhelmina living in Washington, 4 children.

1865 ca. Carl Helm born.

1870 Census John and Wilhelmina have 7 children in their household.

1873 ca. this house built.

1874 Taxes John Helm owns 4 acres on E. Fifth St., including land on which this house and the house at 536 E. 5th are located, \$950 value.

1877 Atlas, John Helm owns same 4 acres.

1885 John Helm dies. Taxes, John Helm, \$900

1895 Taxes, Wilhelmina Helm, 4 acres. \$500

1898 Atlas, Wilhelmina Helm, 4 acres.

1900 ca. Kitchen outbuilding built.

1910 Taxes, (1909 assessment.) Chas H. Helm owns .5 acres with this house. Wilhelmina Helm est. owns the other 3.5. Chas. H. was probably either the Carl Helm who was the youngest son of John and Wilhelmina Helm in the 1870 Census, or a son born after that. The 1991 survey form for this property says that Chas. Helm was a factory worker; no time period for that employment has been found.

1919 Atlas, this parcel owned by C. H. Helm

1922 Directory, Charles Helm is listed at 526, probably this property; no listing for 520.

1931 Directory, Frank Muchenstorm (Spelling differs each year.)

1940 Directory, Mrs. Mary Muchenstorm & Miss Gussie Jordan.

1951 Directory, Mary Munckenstorm.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Continuation Sheet**

Section number 9 Page 8

**Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri**

Sources

(See MPS Cover document "Historic Resources of Washington, Missouri," for further discussion and a complete biography of general sources.)

Franklin County Tax Records, Franklin County Courthouse, Union Missouri.

Ogle, George A. Standard Atlas of Franklin County, Missouri. Chicago: George Ogle and Co, 1898.

Ogle, George, and Co. Standard Atlas of Franklin County, Missouri. Chicago: George A. Ogle and Company, 1919.

Ruger, H. "Bird's Eye View of the City of Washington: 1869." Copy in the collections of the Washington Historical Society, Washington, MO.

Saint Louis Atlas Publishing Co. Atlas Map of Franklin County, Missouri. St. Louis: St. Louis Atlas Publishing Co., 1878. (With a plat of the city done in 1877 by L.D. Worley.)

United States Census Records. Census Indexes and Population Schedules for Franklin County, 1860-1880. Microfilm on file with the State Historical Society of Missouri, Columbia, MO.

United States Department of the Interior
National Park Service
National Register of Historic Places
Continuation Sheet

Section number 10 Page 9

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

Verbal Boundary Description

The property is parcel number 10-5-22.0-1-099-402.000, as shown on Franklin County Tax Map 10-5-22-2. The map was prepared by Walker and Associates, with aerial photos taken 3-10-96, scale: 1"= 100'. Copies of the map are available at Washington City Hall and The Franklin County Assessor's Office in Union, MO. The boundaries of the property are also shown in heavy dashed lines on the portion of the map which is reproduced below.

Boundary Justification

The current boundaries encompass all of the land currently associated with the house.

AERIAL-PHOTO MAP 10-5-22-1



**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Continuation Sheet**

Section number Photographs Page 10

**Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri**

Photographs

The following information is the same for all photographs:

Helm, Charles H., House

520 East Fifth Street, Washington

Franklin County

Becky Snider

January, 1999

Missouri Cultural Resource Inventory, MO Department of Natural Resources, Jefferson
City.

List of Photographs

See photo key for camera angles.

1. Facade, north elevation.
2. Northwest corner.
3. Rear, south elevation.
4. Window and cornice detail, facade.
5. Southeast corner.
6. Kitchen building, east elevation.
7. Interior, back door, in kitchen.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number Photographs Page 11

Helm, Charles H., House
Franklin County, Missouri
Historic Resources of Washington, Missouri

Photo Key.

