



Village of Winnetka

Landmark Preservation Commission Regular Meeting

April 1, 2024 at 7:00 PM
Winnetka Village Hall - 510 Green Bay Road

AGENDA

1. **Call to Order**
2. **Public Comments**
3. **Approval of Minutes**
 - a. Approval of March 4, 2024, Regular Meeting Minutes
4. **Landmark Nomination**
 - a. **Case No. 24-07-LPC - 1207 Whitebridge Hill Road:** Review of local landmark designation application for the property at 1207 Whitebridge Hill Road.
5. **Historical Architectural Impact Studies (HAIS)**
 - a. **Case No. 24-01-LPC - 1155 Chatfield Road:** Review of the Historic and Architectural Impact Study (HAIS) attached to the demolition permit for the single-family residence at 1155 Chatfield Road.
6. **Other Business**
 - a. May 6, 2024, Regular Meeting - Quorum Check
 - b. Monthly Communications For Landmark Preservation Commission - Discussion and Content Decision
7. **Adjournment**

NOTICE

Public comment is permitted on all agenda items at the meeting. If you wish to provide testimony or comments prior to the meeting, you may provide them one of two ways: (1) by sending an email to planning@winnetka.org; or by sending a letter to Community Development, Village of Winnetka, 510 Green Bay Road, Winnetka, IL 60093. All agenda materials are available at www.villageofwinnetka.org/agendacenter.

The Village of Winnetka, in compliance with the Americans with Disabilities Act, requests that persons with disabilities, who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of the meeting or facilities contact the Village ADA Coordinator at 510 Green Bay Road, Winnetka, Illinois 60093, (Telephone (847) 716-3543; T.D.D. (847) 501-6041).

**LANDMARK PRESERVATION COMMISSION
MARCH 4, 2024 MEETING MINUTES**

Members Present:

Jack Coladarci, Chairman
Chris Enck
Laura Good
Beth Ann Papoutsis
Joseph Stuart

Members Absent:

Paul Weaver

Non-Voting Members Present:

Kim Handler

Junior Commissioner Present:

Louis Zaranski

Village Staff:

David Schoon, Director of Community Development
Christopher Marx, Associate Planner

Village Attorney:

Ben Schuster

Call to Order & Roll Call:

Chairman Coladarci called the meeting to order at 7:08 p.m. Mr. Marx took roll call of the Commission Members present.

Public Comment

No public comment was made at this time.

Approval of February 5, 2024 Regular Meeting Minutes:

Chairman Coladarci asked for a motion to approve the February 5, 2024 meeting minutes. Ms. Papoutsis clarified her comments on page 4, line 24. Chairman Coladarci corrected his name on page 1. A motion to approve the February 5, 2024 minutes, as amended, was made by Mr. Enck and seconded by Mr. Stuart. A vote was taken and the motion unanimously passed, 4 to 0:

AYES: Coladarci, Enck, Papoutsis, Stuart

NAYS: None

NON-VOTING: Handler, Zaranski

Demolition Permit Applications:

a. Case No. 24-03-LPC - 174 Linden Street: Review of the demolition permit application submitted for the single-family residence at 174 Linden Street.

Mr. Marx identified the property's location, zoning classification and lot size with a construction date of 1912 and subsequent additions. He stated the property is not on the Illinois Historic Structures Listing and the Historical Society indicated the home does not have historical or architectural significance and no written comments were received. Mr. Marx asked if there were any questions. No questions were raised at this time.

Timothy and Katherine Knapp introduced themselves to the Commission and described their family history and property search. He stated the property is located near the school and they plan to build a forever home. Chairman Coladarci asked why the home could not be rehabbed. Mr. Knapp responded contractors determined the foundation issues presented risks and it would be cost prohibitive as opposed to building a new home. No additional questions were raised at this time.

Chairman Coladarci called the matter in for discussion. He asked if the property warranted an HAIS. He then asked for public comment. No comments were made at this time. Chairman Coladarci then asked for a motion to grant the demolition permit for 174 Linden without delay. A motion to approve the demolition permit without delay was

made by Mr. Enck. The motion was seconded by Mr. Stuart. A vote was taken and the motion unanimously passed, 4 to 0:

AYES: Coladarci, Enck, Papoutsis, Stuart

NAYS: None

NON-VOTING: Handler, Zaranski

Mr. Knapp described the new home as Colonial as well as its features.

Historical Architectural Impact Studies (HAIS):

a. Case No. 23-22-LPC - 1165 Whitebridge Hill Road: Review of the Historic and Architectural Impact Study (HAIS) attached to the demolition permit for the single-family residence at 1165 Whitebridge Hill Road.

Mr. Marx provided background regarding the HAIS requested by the Commission. He noted no comments were received and the Historical Society found the HAIS complete and agreed with its findings. Mr. Marx asked if there were any questions. No questions were raised at this time.

Jeanne Sylvester referred to the PowerPoint presentation and summarized the HAIS report for the Commission. She noted the large estate is in Winnetka's historic area which had significant alterations and that the HAIS done for the associated property was incorporated into the current HAIS. She also summarized the multiple additions and renovations in detail. Ms. Sylvester stated the home has no landmark status with its only significance being its association with the main home. She added there are no historic features remaining in the home and there is no association to anyone with any historical or architectural significance. Ms. Sylvester concluded their findings are that there is no architectural or historic significance to the home and its demolition would have no neighborhood impact. She then asked if there were any questions. No questions were raised at this time.

Chairman Coladarci asked for a motion to find the HAIS for 1165 Whitebridge Hill Road complete. Mr. Enck referred to the HAIS's conclusion and commented on how the home changed over time. A motion was made by Ms. Papoutsis to find the HAIS complete. The motion was seconded by Mr. Enck. A vote was taken and the motion unanimously passed, 5 to 0:

AYES: Coladarci, Enck, Good, Papoutsis, Stuart

NAYS: None

NON-VOTING: Handler, Zaranski

Chairman Coladarci asked for a motion to delay demolition. No motion was made. Chairman Coladarci then asked for a motion to approve the demolition for 1165 Whitebridge Hill Road without delay and read the findings into the record. A motion to approve demolition without delay was made by Ms. Good and seconded by Mr. Enck. A vote was taken and the motion unanimously passed, 5 to 0:

AYES: Coladarci, Enck, Good, Papoutsis, Stuart

NAYS: None

NON-VOTING: Handler, Zaranski

Other Business.

a. April 1, 2024 Meeting – Quorum Check.

The Commission Members discussed their availability.

b. Change of Name for Landmark Preservation Commission - Letter to Village Council.

Mr. Marx asked for any additional comment to be provided to him to include in the draft. Trustee Handler questioned whether the name of the LPC awards should be changed. Mr. Marx confirmed he would look into explaining the confusion surrounding the awards in connection with the program's name. He then asked the Commission Members to confirm there is consensus on the draft to be presented to the Village Council. Ms. Good and Chairman Coladarci then clarified two typographical errors. The Commission Members agreed there is consensus with the draft.

Monthly Communications For Landmark Preservation Commission – Discussion.

1 Chairman Coladarci referred to the document previously presented to the Commission which should be used as a
2 template and which is the same format used by the EFC. He then asked Mr. Marx for clarification as to what the
3 Commission is to provide. Mr. Marx referred to the Commission's previous discussion for the monthly
4 communications newsletter and provided the Commission with suggestions as to items to include in the
5 newsletter. Mr. Marx informed the Commission a new landmark application was recently received. He then
6 confirmed he would put together a list of the content the Commission would like to discuss and that one week
7 prior to the meeting, he would send an email with a write-up of what the Commission would like to share which
8 can be shared as a draft at the April 1, 2024 meeting. He also stated he would let the Communications Director
9 know that there will be a space in the newsletter for the Commission's monthly communication.

10
11 Chairman Coladarci suggested public inquiries which can be answered by the Commission Members be sent to a
12 dedicated Village email site. He indicated it would serve as a means for the public to engage with the Commission.
13 Trustee Handler referred to interesting topics which are discovered in HAIS reports which would not require the
14 Commission to work on researching answers to public questions. Mr. Marx confirmed Ms. Papoutsis offered to
15 provide a summary from the Historical Society event she planned to attend as well as items for the next meeting to
16 instruct the Village staff to be shared in the weekly newsletter. He also stated for the Commission Member who
17 volunteers to wordsmith the communication item, to send it to him to include in the agenda packet for the April
18 meeting. Chairman Coladarci suggested the Commission Members write a submission to include in the newsletter
19 and provide it to the Village staff. He added it would serve to complete the Commission's outreach initiative.

20
21 Mr. Schoon explained to the Commission the EFC's success in this regard. He then stated the idea is for the
22 Commission being interested in promoting and encouraging the preservation of older and historic homes. Mr.
23 Schoon stated the idea is for one Commission Member to be willing to take the lead on the project. Mr. Schuster
24 confirmed one on one communication between Commission Members is not a violation of the Open Meetings Act.

25
26 Ms. Papoutsis offered to be the Commission Member liaison and questioned how comments can be reviewed by
27 the other Commission Members without violating the Open Meetings Act. Mr. Schoon confirmed it would be
28 reviewed by the Commission at subsequent meetings. Trustee Handler offered suggestions of items to include
29 such as a way in which to find out if a home has significance before it is to be torn down which can serve as a
30 promotion topic in the newsletter. Mr. Enck suggested the public be made aware of the home files at the Historical
31 Society. He then referred to Landmarks Illinois website and asked if a realtor can get the word out about an
32 historic property available for sale as opposed to tearing it down. Chairman Coladarci suggested making a list of
33 the 10 most endangered properties. Mr. Enck suggested that suggestion may be problematic and suggested a list
34 of "For Sale – Historic Properties" which can be used to make the public aware of an historic property being
35 available for sale. Mr. Schuster identified the concerns with that suggestion.

36
37 Mr. Enck suggested the Commission Members brainstorm ways in which to get the word out that a home may be
38 up for demolition before it is too late. Ms. Good informed the Commission real estate agents cannot get involved
39 with stopping a transaction from occurring. She suggested a non-real estate agent may be in a better position to
40 get the word out. Mr. Schuster stated it would be more appropriate to do with the owner's consent and noted the
41 Commission should be deliberate and careful in that regard. Mr. Schoon clarified the difference between releasing
42 a story attempting to stop a demolition as opposed to putting the word out that a home is going to be demolished
43 in an attempt to find a buyer. Mr. Schuster then provided further clarification in terms of the Commission's
44 options. Chairman Coladarci stated the Commission Members should consider whether they want to include that
45 topic in the newsletter and whether they can go forward with it. Ms. Good referred to the 270-day delay period to
46 find alternatives to demolition which can serve as a deterrent to a potential buyer.

47
48 Chairman Coladarci confirmed the Commission Members are to come up with items to consider for publication in
49 the newsletter.

50
51 c. Commissioner Training Update.

52 Mr. Schuster conducted Commissioner training at this time.

Adjournment:

Chairman Coladarci asked for a motion to adjourn. A motion to adjourn was made by Mr. Enck and seconded by Ms. Good. A vote was taken and the motion unanimously passed, 5 to 0:

AYES: Coladarci, Enck, Good, Papoutsis, Stuart

NAYS: None

NON-VOTING: Handler, Zaranski

The meeting adjourned at 9:43 p.m.

Respectfully submitted,

Antionette Johnson

Recording Secretary

DRAFT



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: LANDMARK PRESERVATION COMMISSION
FROM: CHRISTOPHER, MARX, AICP, ASSOCIATE PLANNER
DATE: MARCH 28, 2024
SUBJECT: 1207 WHITEBRIDGE HILL ROAD - LANDMARK DESIGNATION
NOMINATION (CASE NO. 24-05-LPC)

INTRODUCTION	
Meeting Date	April 1, 2024
Commission Action	Determine whether the subject property meets the criteria for landmark designation, for a recommendation to the Village Council which has final approval.
Property Address	1207 Whitebridge Hill Road (See Figure 1)
Property Owner	Chicago Title Land Trust Company
Application Submitted by	Rehan Aslam
Mail Notice Sent to Property Owners within 250 feet	Completed with certified mail
Public Comments as of Date of Memo	Staff received three written comments regarding the application that are included as Attachment C .
PROPERTY DESCRIPTION	
Size	0.59 acres
Location	East side of Whitebridge Hill Road to the north of Sheridan Road
Improvements	Single-family residence and attached garage
Zoning	R-2 Single Family Residential
Surrounding Zoning	R-2 Single Family Residential
PROPERTY HISTORY	See Attachment A, Application Materials
Constructed	1957
Architect	William F. Deknatel
Additional Construction Activity	2017 – Tear off and install new shingles
Illinois Historic Structure Survey Listing	No

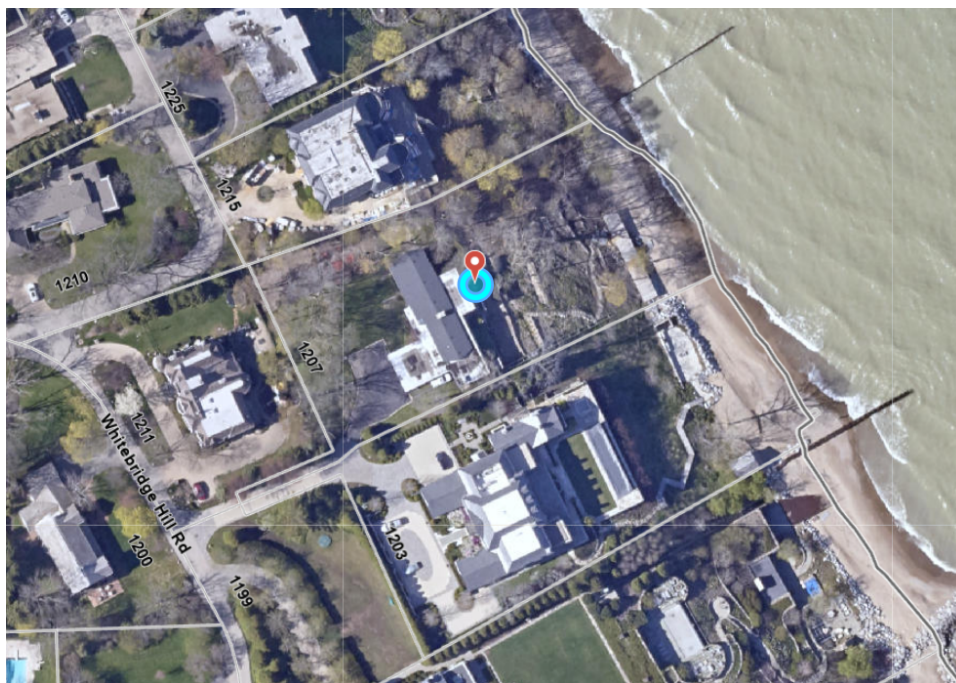


Figure 1 – Subject Property (Aerial)



Figure 2 – Subject Property (North Elevation)



Figure 3 – Subject Property (East Elevation From Driveway)

COMMISSION REVIEW AND FINDINGS

In the attached application materials submitted by the Applicants, the Applicants have provided a history of the Subject Property identifying the architect, the ownership history, and a description of any alterations to the Subject Property.

The LPC is to make findings and a recommendation to the Village Council on the application. Following receipt of testimony at the public hearing, the LPC shall make its determination and recommendation to the Village Council that, based on the evidence received at the public hearing, the Subject Property does or does not meet the criteria for designation. The criteria to consider when evaluating a potential landmark are as follows:

1. General Considerations:

- a. The structure, building, object or site has significant character, interest or value as part of the historic, cultural or architectural characteristics of the Village, the state or the United States;
- b. The structure, building, object or site is closely identified with a person or persons who significantly contributed to the culture or development of the Village, the state or the United States;
- c. The structure, building, object or site is the result of the notable efforts of, or is the only known example of work by, a master builder, designer, architect, architectural firm or artist whose individual accomplishment has influenced the development of the Village, the state or the United States;
- d. The unique location or singular physical characteristics of the structure, building, object or site make it an established and important visual feature;
- e. The activities associated with the structure, building, object or site make it a current or former focal point of reference in the Village;
- f. The structure, building or object is of a type or is associated with a use once common but now rare, or is a particularly fine or unique example of a utilitarian structure and possesses a high level of integrity or architectural significance.

2. Architectural Significance

- a. The structure, building, object or site represents certain distinguishing characteristics of architecture inherently valuable for the study of a time period, type of property, method of construction or use of indigenous materials;
- b. The structure, building, object or site embodies elements of design, detail, material or craftsmanship of exceptional quality;
- c. The structure, building, object or site exemplifies a particular architectural style in terms of detail, material, and workmanship.
- d. The structure, building, object or site is one of the few remaining examples of a particular architectural style;
- e. The structure, building, object or site is, or is part of, a contiguous grouping that has a sense of cohesiveness expressed through a similarity of style characteristics, time period, type of property, method of construction, or use of indigenous materials, and accents the architectural significance of an area.

3. Historical Significance:

- a. The structure, building, object or site is an exceptional example or an historic or vernacular style, or is one of the few such remaining properties in the Village;
- b. The structure, building, object or site has a strong association with the life or activities of a person, persons, organization or group who significantly contributed to or participated in historic or cultural events;
- c. The structure, building, object or site is associated with a notable historic event.

To assist the LPC in the review of nominations, the Village Council adopted the System for the Evaluation of Landmarks, a copy of which is provided as **Attachment B** in this report. The System for the Evaluation of Landmarks is consistent with the criteria listed above and is a scoring system to determine the level of significance of the Subject Property.

Additionally, the LPC's recommendation may include an explanation of a significant feature or features of the Subject Property that should be preserved and protected, as well as any other information the LPC may deem pertinent to the determination or recommendation.

A Commission member may make one of the two following motions (a) the Building and/or Property Does Not Meet the Criteria for Designation, or (b) the Building and/or Property Does Meet the Criteria for Designation:

Building and/or Property Does Not Meet the Criteria for Designation

The Commission finds that the application for the Landmark Nomination for 1207 Whitebridge Hill Road does not meet the criteria set forth for designation.

Building and/or Property Does Meet the Criteria for Designation

The Commission finds that the application for the Landmark Nomination for 1207 Whitebridge Hill Road does meet the criteria set forth for designation.

The Commission finds that the reasons for preservation and protection, as well as any other pertinent information to the recommendation include:

1. [Commission member to fill in]

2. _____

3. _____

Based upon these findings, the LPC recommends approval of the landmark nomination. The Village has final jurisdiction regarding the designation of a local landmark.

CERTIFICATION OF DESIGNATED LANDMARKS

The owner(s) of a designated landmark, the alteration of which is subject to the advisory review of the LPC, may request that any alteration be subject to the *binding* review of the LPC. Upon approval of such request by the LPC, a declaration shall be recorded by the Village in the office of the Cook County Recorder of Deeds. Upon recordation the designated landmark becomes a certified landmark, and any proposed exterior alterations **require approval** by the LPC prior to the improvements being made. After a designated landmark has been certified, the certification shall not be withdrawn except for an express determination set forth in a resolution of the Village Council.

At this time, the Applicant is requesting certified landmark status. The request is to have the Subject Property recognized as a certified landmark, which **requires a binding approval** of proposed exterior alterations by the LPC. It should be noted that the Applicants' request does not include any exterior

alterations.

ATTACHMENTS

Attachment A: Application Materials

Attachment B: System for Evaluation of Landmarks

Attachment C: Public Correspondence

LDMK

VILLAGE OF WINNETKA, ILLINOIS
DEPARTMENT OF COMMUNITY DEVELOPMENT

LANDMARK NOMINATION APPLICATION

Thank you for considering landmark status for your property. If you have questions about landmark nomination or about this application, please contact Christopher Marx, Associate Planner in the Community Development Department, at 847.716.3587 or cmarx@winnetka.org.

Please attach responses to questions on this form separately. If you do not know the answer or if the question does not relate to your property, simply write, "don't know" or "not applicable."

To assist you, attached is How to Research Your House, a page of useful resources for learning more about your property. Both the Community Development Department (phone no. 847.716.3587) and the Winnetka Historical Society (phone no. 847.501.6025) can answer many of your questions.

The Landmark Preservation Commission (LPC) meets the first Monday of each month at 7:00pm at Village Hall. Your application is reviewed by the LPC at a public hearing. The Village will notify your neighbors of this public hearing at least 15 days before the meeting date.

A decision by the LPC to recommend the property as a landmark will take place at this meeting or the following meeting. After the LPC's written report is sent to the Village Council, the landmark nomination is placed on the Council's agenda for its next available meeting date.

The Village Council designates a Winnetka Landmark by ordinance. A preliminary vote to designate a landmark at one Village Council meeting will be followed by a final vote at the following Council meeting. The Village Council meets on the first and third Tuesdays of the month.

MATERIALS FOR SUBMISSION

Please provide 1 hard copy and 1 electronic copy (.pdf), of the following information. (Email electronic copy to cmarx@winnetka.org.)

1. Property Information

Site Address: 1207 Whitebridge Hill Rd Parcel Identification Number(s) (PIN): 05-08-400-030-01

2. Property Owner Information

Name: Ray Hahn REHAN ASLAM Phone No. [REDACTED]
 Email: [REDACTED]

3. Current plat of survey. See attached document.

4. Deed proving ownership. See attached.

5. How long have you owned the property? Since 2015

If you know, list previous owners of the property and when they owned it. Do you know whether any of the owners had a particular influence on the village's history? Arno R. Myers was a local businessman and school administrator who

commissioned the house and owned it until 1965. Edward S. Donnell and his wife ov

6. Date of construction, if known: ~~02/06/2024~~ 1956

In the following section, we ask about information that is important in evaluating landmark requests. For questions that are not relevant, write "none" or "not known." Please provide sources for your information. Referring to the title and page number of a book is fine. For other documents, it would help to include a copy of your source. If the source is Village Hall, simply write what the reference is, for example: "Water hook-up – Village Hall."

1. If known, name of architect: William F. Deknatel Architectural firm: _____
Designer and/or Builder: Not applicable Do you have original plans? Copy only, attached
Is the property associated with a historical person or group? If so, please explain. William Deknatel was a student of Frank Lloyd Wright who blended Prairie and Modern styles of architecture. See attached document for details.
Is the property associated with a notable historic event? If so, please explain. Deknatel built the Myers House as part of a series of residences for suburban professionals in the mid-1950s.
2. Alteration History: Please include current photos of all sides of the building and older photos, if available. The "structure files" at the Winnetka Historical Society may have older photos. See attached document.
If known, describe changes made to the outside of the building since it was built. Have important change been made to the property as viewed from the street in the last 50 years? Please include descriptions of alterations, dates and architects, if known. *(Note: Building permit records at Village Hall are helpful.)*
No major alterations. Roof, siding, and window frames are original. Trim was painted brown by the previous owners and restored to the original color in 2015.

If known, describe changes made over the last 50 years to the original property, not including alterations to the building itself. These changes could include subdivision, fences, or new structure added to the property. *(Note: Sanborn maps at Village Hall and the Historical Society are helpful. Also, many buildings in the Village have been moved from their original sites.)* No new structures have been added to the property. Fences have been replaced at least twice in the building's history, as shown in the building permit records at Village Hall.
3. Do you have any other information about the property or anecdotes you would like to share? This information can be based upon hear-say, so long as you tell the source. N/A
4. Provide a written statement describing the building, structure, property, object or site and set forth reasons of support of the proposed designation, such reasons including but not limited to one or more of the criteria listed in Section 15.64.030 [Evaluation of Landmarks] of the Village Code (attached). See attached.
5. An evaluation of the building, structure, property, object or site pursuant to the "System for the Evaluation of Landmarks" (attached). See below.
6. A written statement describing the buildings, structures or properties adjacent to or across from the subject building, structure, object or site. See attached.
7. Please specify whether you are applying to be a "designated landmark" or a "certified landmark". Exterior alterations of a "designated landmark" are subject to an advisory review by the Landmark Preservation Commission (LPC). Whereas, exterior alterations of a "certified landmark" are subject to a binding review by the LPC. For more information on the certification of designated landmarks please see Section 15.64.070 of the attached chapter of Village Code (15.64). See attached.
8. I/We hereby certify that I/We am (are) the owner(s) of the property described in this application and wish to make application for designation of this property as a landmark by the Village of Winnetka.

Name(s): Rehan Aslam

Signature(s): Rehan Aslam

Date: 02/06/2024

Village of Winnetka, Illinois, Landmark Nomination

Application:

1207 Whitebridge Hill Road (The Arno and Verna Myers House)

4. Building Description and Significance

The Arno and Verna Myers House is located at 1207 Whitebridge Hill Rd on the northeast edge of Winnetka, Illinois. It was designed in the Modern style with International and Wrightian influences by William F. Deknatel, a Chicago native and student of Frank Lloyd Wright who studied architecture at Princeton, the École des Beaux-Arts in Paris, and Wright's own Taliesin.¹ The house has been extremely well-preserved since its construction in 1956-1957, making it a uniquely significant example of residential modern architecture in Winnetka. Though Winnetka has not historically been identified as a center of the modern movement in Chicagoland, the Myers House provides evidence of innovation and creative experimentation in midcentury housing design within the Village.

Arno and Verna Myers moved to Winnetka from Glencoe, settling in the Hubbard Woods neighborhood. The area was already known for its notable European-influenced architecture², but in the mid-1950s, midcentury designs characterized by simplicity, clean lines, and use of glass and metal were just reaching the suburbs and residential communities surrounding Chicago. Winnetka, along with other villages that had developed around commuter railroad lines, possessed the available land necessary for new construction and the middle-class professionals who drove demand for modern homes designed by skilled architects.³

The Myers House is an adapted form of Ranch Style with International Style features and traces of Wrightian influence, a hybridization of modern and Wrightian architecture that architectural historian Susan Benjamin termed "Post-Prairie."⁴ The structure's initial resemblance to more standard (and standardized) Ranch Style homes is apparent from the front elevation (Figure 3). The low, horizontal profile, prominent carport, and large picture windows are typical of postwar suburban designs. However, the colorful, contrasting trim, overhanging eaves, and use of wood

¹ Susan S. Benjamin and Michelangelo Sabatino, *Modern in the Middle: Chicago Houses 1929–1975* (New York: The Monacelli Press, 2020), 46.

² Barbara Sholl, "Hubbard Woods: A 'Lakeside' Community," *Gazette* (Winnetka, IL), Winter 1996, Winnetka Historical Society, <https://www.winnetkahistory.org/gazette/hubbard-woods-a-lakeside-community/>.

³ John Zukovsky and Betty Blum, "Architecture in Context, The Avant-Garde in Chicago's Suburbs: Paul Schweikher and William Ferguson Deknatel," Chicago: Graham Foundation for Advanced Studies in the Fine Arts and the Art Institute of Chicago, c1984.

⁴ Susan Benjamin, "55 Beach Road." Glencoe Historical and Architectural Survey, 1985, Glencoe Historical Society, Glencoe, IL.

and stone building materials mark the house as a hybrid of modern styles, similar to the Usonian houses designed by Frank Lloyd Wright.

The structure is frame and masonry with a steel and concrete foundation. The shake roof over the living spaces is center-ridged and hipped with boxed eaves, typical of the Prairie Style, while the attached carport has a flat asphalt roof more common to modern architectural forms. The exterior walls are a mixture of wood and stone with picture windows on three of the four sides. The complex floor plan, bi-level on the north side of the house, is set into a slope leading down to the lake, another indicator of Wright's influence.

The attached carport is the dominant feature of the front elevation. Approaching from the driveway, it initially obscures the main entryway, which is off-center and inconspicuous behind a low wall. Tree foliage hides the low brick chimney, making the building appear even flatter and emphasizing its horizontal lines. Painted weatherboard and Fond du Lac limestone walls contrast with red trim on the widely projecting eaves, which were restored to their original color in 2015.⁵ The limestone exterior walls are broken up by the concealed entrance, triple-pane picture window, and a clerestory window, creating a column-like effect that nods to the Ranch Style's tendency to repeat design elements in patterns of three.⁶ The entry alcove has wooden siding of Philippine mahogany. Deknatel's choice of materials and contrasting trim create visual interest without additional ornamentation, in keeping with the principles of functionalist design on which modernism was built.

On the north side (Figure 4), a swept-back gable roof projects over two stories offset by a half level from the main part of the house. Picture windows on both levels look into two of the house's four bedrooms and offer views of the walkway to the back patio and the rose arbors original to the 1957 landscaping plan done by Alfred Caldwell. The scale of these windows is one of the clearest markers of Deknatel's training in International Style, where glass walls and well-lit open spaces featured prominently. To maximize space and light within each of the bedrooms, the middle panes of both windows form a convex corner without a center divider. Deknatel employed the same technique on other modern residences he designed as part of the series that included the Myers House.⁷

The east-facing elevation (Figure 5) is primarily made up of windows that form a horizontal ribbon overlooking Lake Michigan. Notably, Deknatel designed the public-facing front of the house with the fewest windows, opting for a modernist, practical approach that valued privacy over aesthetics. In contrast, the back of the house offers maximum natural light, access to the

⁵ Ray Hahn, email message to author, October 3, 2023.

⁶ Virginia Savage McAlester, *A Field Guide to American Houses: The Definitive Guide to Identifying and Understanding America's Domestic Architecture*, rev. ed. (New York: Alfred A. Knopf, 2022): 600.

⁷ Benjamin, "55 Beach Road."

lake, and scenic views to the living spaces and patio. Looking up from the bottom of the slope on which the house sits, the Wrightian influences are clear, the view emphasizing the projecting roof and geometric shapes that break up the rectangular box of the Ranch Style. The slope of the ground is treated as an integral part of the design rather than as an obstacle.⁸

The Myers House's hybridized design represents an attempt to create a house perfectly suited to the needs of modern American life as defined in the 1950s: an efficient, healthy, and pleasing space in which to recuperate from the stresses of work among nature and family. In the continued effort to define a new, modern American architectural style uncluttered by older European design forms, modern architects like Deknatel drew heavily on Frank Lloyd Wright's use of natural materials and minimal ornamentation while at the same time incorporating midcentury ideals of technological advancement, efficient use of space, and privacy for the nuclear family. With the Myers House and similar designs, Deknatel used Wrightian elements to elevate and personalize the practical and straightforward Ranch Style that served as the base form.

The Myers House is the only recorded structure in Winnetka designed by William Deknatel and would be the first mid-century modern house to be designated a Village landmark.⁹ In the Midwest and particularly in Chicago, past architectural surveys and preservation efforts have focused on earlier masterworks, documenting surviving nineteenth century architectural styles and a few exceptional early attempts to create a definitively American residential architectural style. More recently, attention to modern architecture has focused on workspaces and public buildings typically designed by well-known architects such as Mies van der Rohe and Sullivan. Modern architecture, especially as applied to residences, of the succeeding generation has not yet received substantial attention, but Winnetka and other Chicagoland communities offer promising sites for this work to take place.

Deknatel's fusion of modern architectural styles represents the mid-twentieth century movement to bring the best of modernism to homeowners while retaining elements of natural beauty and that particularly American sensibility that Frank Lloyd Wright termed "Usonian." The Myers House provides a high-quality and well-preserved example by a skilled regional architect that illustrates the style's functionality, simplicity, and elegance.

⁸ Benjamin and Sabatino, *Modern in the Middle*, 34.

⁹ "Winnetka's Designated Landmarks," Village of Winnetka, IL, accessed February 4, 2024, <https://www.villageofwinnetka.org/271/Winnetkas-Designated-Landmarks>.

6. Adjacent Structures

There are three other residences adjacent to 1207 Whitebridge Hill Rd, though the house's situation on its plot and the landscaping are designed to obscure views of the neighboring properties and create a sense of privacy. All three buildings are twenty-first century constructions. To the north, 1215 Whitebridge Hill Rd is the oldest structure, finished in 2000. 1203 and 1211 Whitebridge Hill Rd to the south and west were built in 2002 and 2006, respectively. None of these buildings share the modern architecture or Wrightian influences of 1207, instead favoring Neoclassical and Italianate forms.

7. Certified Landmark Application

This application is for certified landmark status.

Floor & Landscaping Plan

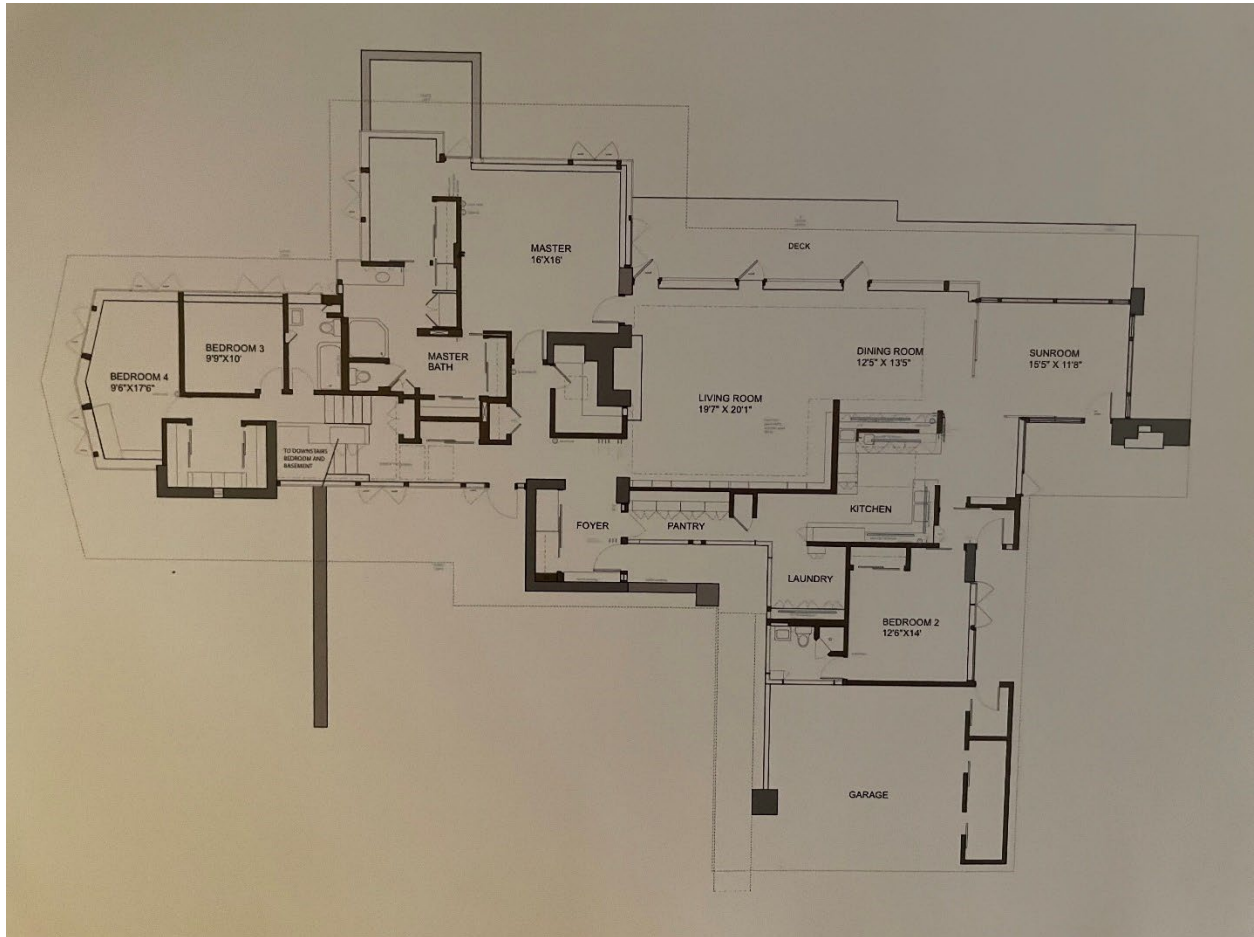


Figure 1 Copy of 1956 floor plan from 1207 Whitebridge Hill Road: 1964-2015.

Certified Landmark Nomination Application:
1207 Whitebridge Hill Road (Arno and Verna Myers House)

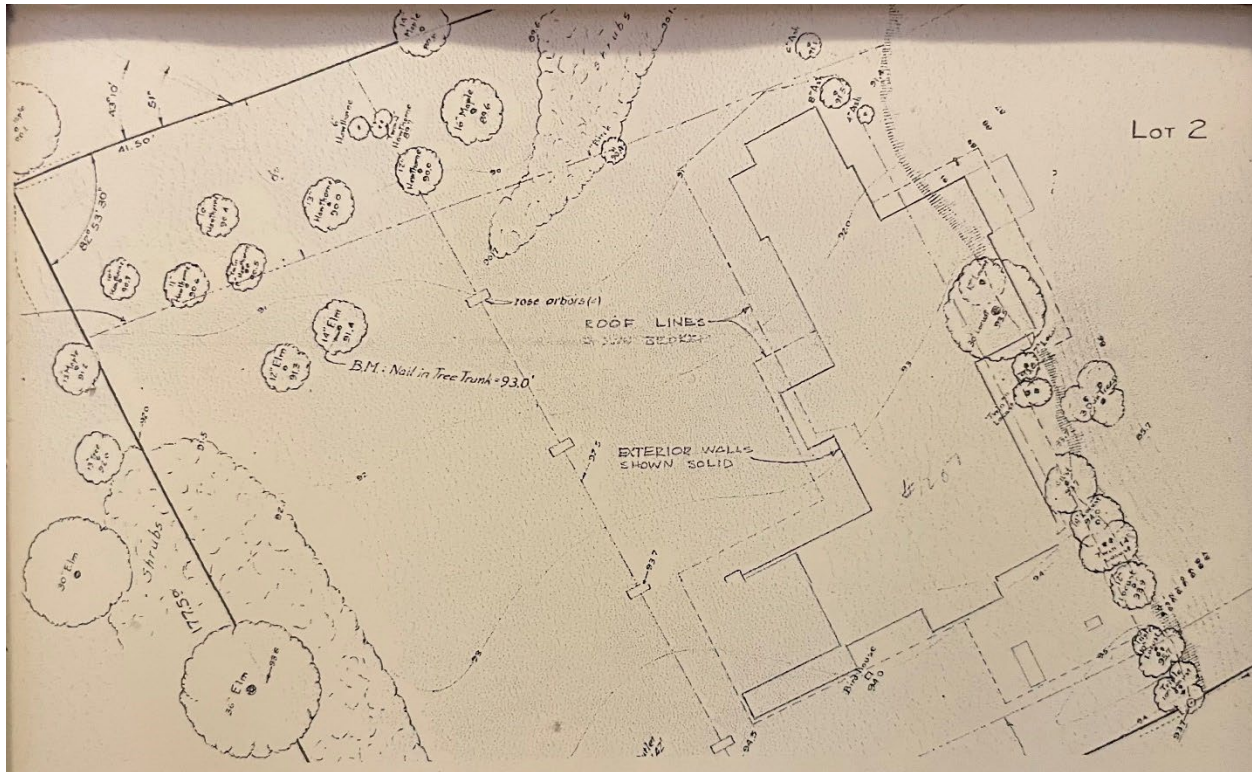


Figure 2 Landscape Plan by Alfred Caldwell. From 1207 Whitebridge Hill Road: 1964-2015.

Photographs



Figure 3 Front elevation of the Arno and Verna Myers House.

Certified Landmark Nomination Application:
1207 Whitebridge Hill Road (Arno and Verna Myers House)



Figure 4 North elevation.

Certified Landmark Nomination Application:
1207 Whitebridge Hill Road (Arno and Verna Myers House)



Figure 5 East elevation.

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PROFESSIONALS ASSOCIATED SURVEY, INC.

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www.professionalsassociated.com

PLAT OF SURVEY OF

LOT 2 IN SWANSCOTT NUMBER 1, A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 8, 1955 AS DOCUMENT 16261374, IN COOK COUNTY, ILLINOIS.

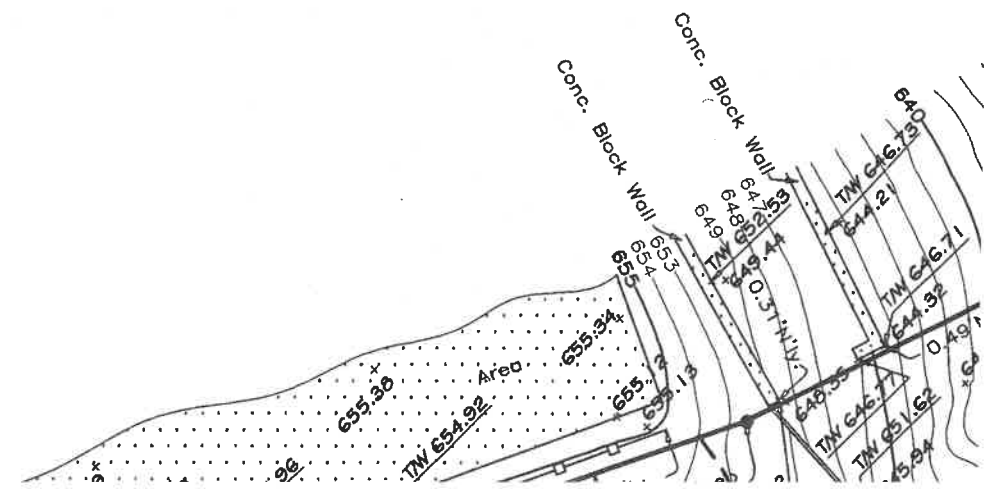
LAND TOTAL AREA: 52,961 SQ. FT. = 1.216 ACRE (TO WATERS EDGE ON DATE OF SURVEY)

TABLELAND: 25,580 SQ. FT. = 0.587 ACRE.

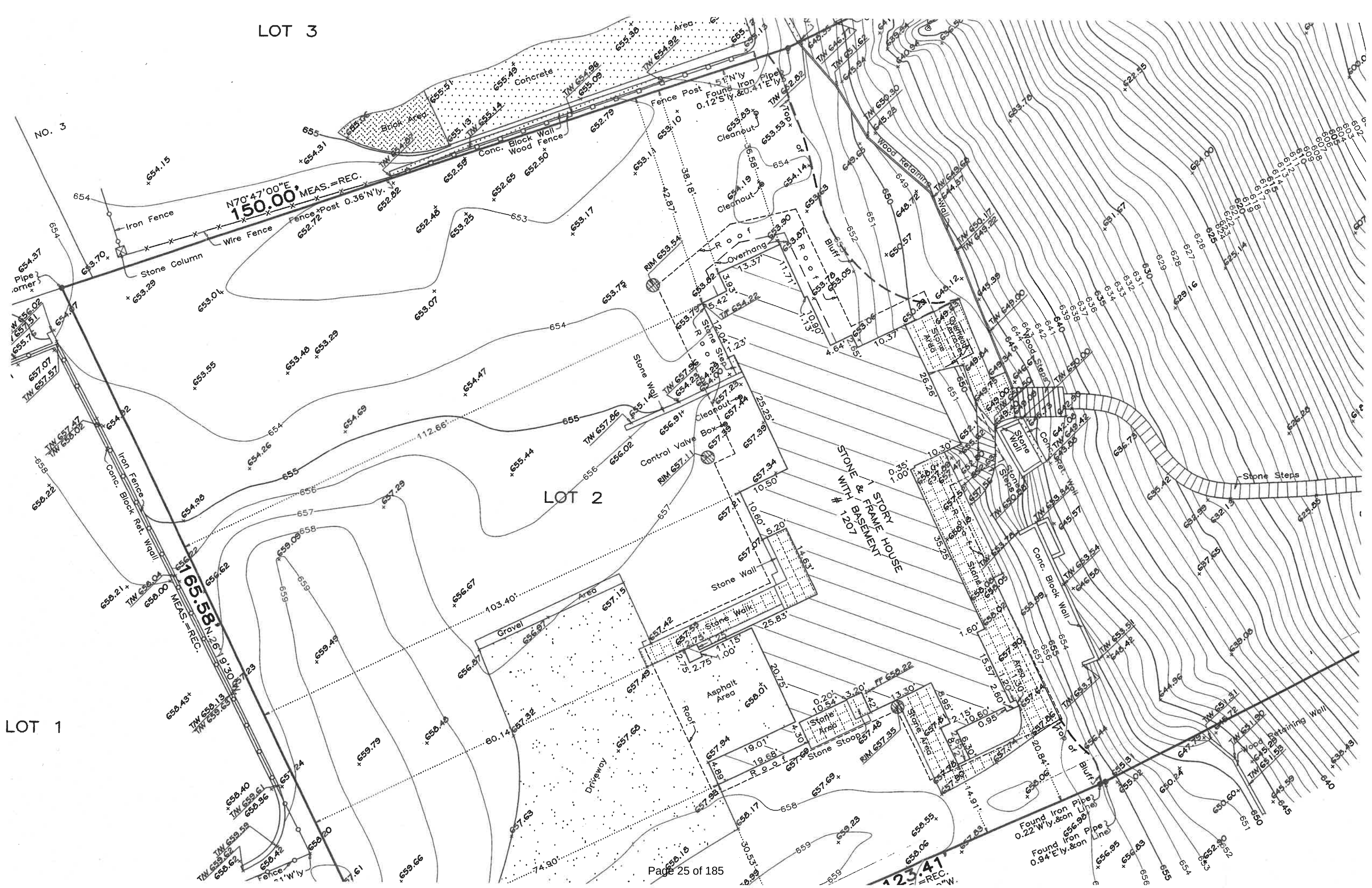
COMMONLY KNOWN AS: **1207 WHITEBRIDGE HILL ROAD, WINNETKA, ILLINOIS.**



LOT 3



LOT 3



SYSTEM FOR THE EVALUATION OF LANDMARKS

TIER 1

<u>CATEGORY</u>	<u>FACTORS</u>	<u>POINT VALUE</u>	<u>WEIGHT*</u>	<u>SCORE</u>
Rarity: Architectural Type, Style and Period	-Extremely Rare	5		
	-Rare	4	_____	_____
	-Somewhat Rare	2		
	-Common	0		
Rarity: Method of construction and its application	-Extremely Rare	5		
	-Rare	4	_____	_____
	-Somewhat Rare	2		
	-Common	0		
Association with an Historical Event, Person, or Cultural Activity	-National	5		
	-State, County or Local	5	_____	_____
	-None	0		
Association with an Architect or Master Builder	-National	5		
	-State, County or Local	5	_____	_____
	-Architect or builder identified but of no known importance	1		
	-Architect or builder unknown	0		
Established or Familiar Visual Feature	-Symbol of Village as a whole	5		
	-Symbol of a neighbor- hood or a conspicuous and familiar structure in the context of the entire Village	4	_____	_____
	-A conspicuous and familiar structure in the context of a neighborhood	3		
	-Not particularly conspicuous or familiar	0		

Tier 1 Score _____
(Add Above 5 lines)

*The (or a) category with the highest point value is given a weight of 10. All other categories are weighted 1.

TIER 2

CATEGORY	FACTORS	POINT VALUE		WEIGHT	SCORE
Alteration of (Originality) Design Integrity	-Excellent	5			
	-Good	4			
	-Fair	3	x	10	= _____
	-Poor	0			
Age of Structure	-pre-1900	5			
	-1900-1930	3	x	4	= _____
	-1931-1950	2			
	-1951 to present	1			
Alteration of Surrounding Properties (View from Property)	-Original	5			
	-Minor Alterations	3	x	4	= _____
	-Major Alterations	0			
Alteration of Original Site (View of Property)	-Original	5			
	-Minor Alterations	3	x	3	= _____
	-Major Alterations	0			
Structural Condition	-Exceptional	5			
	-Good	3	x	3	= _____
	-Fair	1			
	-Deteriorated	0			

Tier 2 Score _____
(Add Above 5 Lines)
Avg. Tier 2 Score _____
(Divide Total by 5)

_____	+	_____	=	_____
Tier 1 Score		Avg. Tier 2 Score		Total Score

Level of Significance

<u>Total Points</u>	<u>Category</u>
80-94	Unique
65-79	Significant
50-64	Important

ATTACHMENT B

SYSTEM FOR THE EVALUATION OF LANDMARKS

TIER 1

<u>CATEGORY</u>	<u>FACTORS</u>	<u>POINT VALUE</u>	<u>WEIGHT*</u>	<u>SCORE</u>
Rarity: Architectural Type, Style and Period	-Extremely Rare	5		
	-Rare	4	_____	_____
	-Somewhat Rare	2		
	-Common	0		
Rarity: Method of construction and its application	-Extremely Rare	5		
	-Rare	4	_____	_____
	-Somewhat Rare	2		
	-Common	0		
Association with an Historical Event, Person, or Cultural Activity	-National	5		
	-State, County or Local	5	_____	_____
	-None	0		
Association with an Architect or Master Builder	-National	5		
	-State, County or Local	5	_____	_____
	-Architect or builder identified but of no known importance	1		
	-Architect or builder unknown	0		
Established or Familiar Visual Feature	-Symbol of Village as a whole	5		
	-Symbol of a neighbor- hood or a conspicuous and familiar structure in the context of the entire Village	4	_____	_____
	-A conspicuous and familiar structure in the context of a neighborhood	3		
	-Not particularly conspicuous or familiar	0		

Tier 1 Score _____
(Add Above 5 lines)

*The (or a) category with the highest point value is given a weight of 10. All other categories are weighted 1.

TIER 2

CATEGORY	FACTORS	POINT VALUE		WEIGHT	SCORE
Alteration of (Originality) Design Integrity	-Excellent	5			
	-Good	4			
	-Fair	3	x	10	= _____
	-Poor	0			
Age of Structure	-pre-1900	5			
	-1900-1930	3	x	4	= _____
	-1931-1950	2			
	-1951 to present	1			
Alteration of Surrounding Properties (View from Property)	-Original	5			
	-Minor Alterations	3	x	4	= _____
	-Major Alterations	0			
Alteration of Original Site (View of Property)	-Original	5			
	-Minor Alterations	3	x	3	= _____
	-Major Alterations	0			
Structural Condition	-Exceptional	5			
	-Good	3	x	3	= _____
	-Fair	1			
	-Deteriorated	0			

Tier 2 Score _____
(Add Above 5 Lines)
Avg. Tier 2 Score _____
(Divide Total by 5)

_____	+	_____	=	_____
Tier 1 Score		Avg. Tier 2 Score		Total Score

Level of Significance

<u>Total Points</u>	<u>Category</u>
80-94	Unique
65-79	Significant
50-64	Important

ATTACHMENT C

From: [REDACTED]
To: [Planning](#)
Subject: 1207 Whitebridge Hill Rd Landmark
Date: Thursday, March 21, 2024 12:34:02 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

My wife and I live at 1211 Whitebridge Hill Road in Winnetka which is directly in front of the property owned by Mr. and Mrs. Rehan Aslam at 1207 Whitebridge Hill Road.

Mr. and Mrs. Aslam have made application to have their property designated as a Local Landmark. In this regard, please be advised that we have no objection to this request by Mr. and Mrs. Aslam and would encourage the Commission members to act favorably on this request.

Please do not hesitate to contact us if you should need any additional information.

*Thank you,
Jerome Israelov and Robin Hans
1211 Whitebridge Hill RD
Winnetka, IL 60093*

[REDACTED]
[REDACTED]

From: [REDACTED]
To: [Planning](#)
Subject: LANDMARK PRESERVATION COMMISSION PUBLIC HEARING
Date: Tuesday, March 19, 2024 2:24:48 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

To the City of Winnetka,

We are writing this letter in support of the landmark preservation proposal of 1207 Whitebridge Hill Rd.

We feel that this residence and the historical significance of it can only benefit the city. It will not only highlight Winnetka's appreciation in architectural importance, but can also generate future educational opportunities for the community.

CASE NO. 24-05-LPC
1207 WHITEBRIDGE HILL RD.

Sincerely,
Mi Jin Park and the Park family – Residents of Winnetka

From: [REDACTED]
To: [Planning](#)
Subject: Case No.24-05-LPC -1207 Whitebridge Hill Road
Date: Tuesday, March 19, 2024 7:31:47 AM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Commission Members:

My wife and I live at 1203 Whitebridge Hill Road in Winnetka which is located next door to Mr. and Mrs. Rehahn Aslam at 1207 Whitebridge Hill Road.

Mr. and Mrs. Aslam have made application to have their property designated as a Local Landmark. In this regard, please be advised that we have no objection to this request by Mr. and Mrs. Rehan and would encourage the Commission members to act favorably on this request.

Please do not hesitate to contact us if you should need any additional information.

Thank you!

Sincerely,

Ted and Debbie Berghorst



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: LANDMARK PRESERVATION COMMISSION
FROM: CHRISTOPHER MARX, AICP, ASSOCIATE PLANNER
DATE: MARCH 28, 2024
SUBJECT: 1155 CHATFIELD ROAD- HISTORICAL AND ARCHITECTURAL
IMPACT STUDY (CASE NO. 24-01-LPC)

INTRODUCTION	
Meeting Date	April 1, 2024
Commission Action	Determine (1) whether the HAIS is complete; (2) whether the proposed demolition will have a significant negative architectural or historical impact on either the Village as a whole or on the immediate neighborhood; and (3) whether demolition should be delayed in order to explore alternatives to total demolition.
Historic and Architectural Impact Study	Prepared by Benjamin Historic Certifications, LLC the "Consultant") and dated March 8, 2024. Consultant's conclusions regarding their evaluation of the structure's historic significance, architectural significance, and neighborhood impact as well as their summary opinion can be found starting on page 27.
Preliminary Historical and Architectural Review	February 5, 2024, by a vote of 4-0, required submittal of an HAIS.
Property Address	1155 Chatfield Road (See Attachment A – Aerial Map)
Property Owner	5 Windsor LLC
Application Submitted by	Lux Builders NorthShore LLC, on behalf of property owner
Mail Notice Sent to Property Owners within 250 feet	Completed
Newspaper Notice	The meeting was properly noticed in the <i>Winnetka Talk</i> on March 14, 2024.
Public Comments as of Date of Memo	Staff received seven written comments regarding the application that were submitted after the publishing of the February 5 th meeting agenda packet, but were shared with the LPC at the meeting. As of the date of this memo, staff has not received any further communications regarding this application. All comments are provided in Attachment G.
Winnetka Historical Society (WHS) Comments on HAIS	WHS finds the HAIS complete and agrees with the HAIS assessment that the house is a good example of a Craftsman bungalow with many of the important historic features removed. (See Attachment B).
PROPERTY DESCRIPTION	
Size	0.17 acres

Location	North side of Chatfield Road in a cul-du-sac that is west of Gordon Terrace
Improvements	Single-family residence and detached garage
Zoning	R-4 Single Family Residential
Surrounding Zoning	R-4 Single Family Residential
PROPERTY HISTORY	
	See Attachment D, Preliminary Property History See Attachment E, WHS Research
Constructed	Approximately 1914, according to WHS Research
Additional Construction Activity	1930 – Erect two-car garage
Illinois Historic Structure Survey Listing	No
Winnetka Historical Society (WHS)	WHS preliminary research indicated that the property may maintain historical significance due to who may have designed the home. See attached report from the WHS provided in Attachment E for details.
NEIGHBORHOOD CONSTRUCTION ACTIVITY	
Other Permits for New Primary Structures on Same Block (either side of the right-of-way block face and/or along the alley)	None
Director's 60-Day Delay Due to Construction Activity	Delay is not necessary to prevent undue congestion and noise impacts in the neighborhood.
New Construction or Site Restoration Plans Submitted	A building permit to construct a new single-family residence has been submitted and is currently under review.

DEMOLITION AND HISTORIC PRESERVATION

The Commission may order the issuance of a demolition delay of a historic or architecturally significant structure for up to but not exceeding 270 days from the date the Commission determines that an applicant is required to submit an HAIS for the structure the applicant wishes to demolish.

If after reviewing the HAIS the LPC determines the home is significant and a delay should be issued, at that time **the Commission may issue a demolition delay up to but not exceeding 270 days from February 5, 2024.**

COMMISSION REVIEW

In making its determination regarding the historical and architectural impact of the subject property, the Landmark Preservation Commission shall consider the following:

- the historic and architectural impact study prepared pursuant to the foregoing Section 15.52.050;
- the preliminary property history study prepared pursuant to Section 15.52.040;
- comments of the Winnetka Historical Society on the application and study; and
- any other information, comment or evidence received by the Commission at the impact determination meeting or at the preliminary review meeting.

Prior to making a determination, the Commission must first determine if it finds the Historical Architectural Impact Study (HAIS) complete. If the LPC determines that the HAIS filed by the Applicant is incomplete or otherwise insufficient to enable the LPC to make a determination as to the impact of the proposed demolition, the LPC may direct the Applicant to complete, amend or

supplement the report and may continue the impact determination meeting pending the Applicant's filing of a complete application.

If the Commission does find the HAIS complete, a Commission member may make one of the two following motions (a) the Building and/or Property Lacks Sufficient Historic or Architectural Significance or (b) Delay of Demolition:

Building and/or Property Lacks Sufficient Historic or Architectural Significance

The Commission finds that the Historical Architectural Impact Study (HAIS) for 1155 Chatfield Road prepared by Benjamin Historic Certifications is complete and that the proposed demolition **will not** have a significant negative architectural or historical impact on either the Village as a whole or on the immediate neighborhood. **Based upon these findings, the demolition may proceed without a delay.**

Delay of Demolition

The Commission finds that the Historical Architectural Impact Study (HAIS) for 1155 Chatfield Road prepared by Benjamin Historic Certifications is complete and that the building or structure is considered to be historically or architecturally significant as it meets one or more of the following standards ***[Commission member should note which of the following standards should be included in the motion]:***

- (1) the structure exhibits a high quality of architectural design without regard to the time built or historic associations;
- (2) the structure exhibits a high quality of architectural design that is not the result of a change or a series of changes in the original structure;
- (3) the structure exemplifies an architectural style, construction technique or building type once common in the Village;
- (4) the structure exhibits an unusual, distinctive or eccentric design or construction technique that contributes to the architectural interest of its environs as an accent or counterpart; or
- (5) ~~that the property has been designated a landmark pursuant to Chapter 15.64 of the Village Code, has been included in the most recent Illinois Historic Structure Survey conducted under the auspices of the Illinois Department of Conservation, or has been listed on the National Register of Historic Places or the Illinois Register of Historic Places~~ **(Subject Property is not a designated landmark, State survey listing, National Register listing, or Illinois Register listing)**

The Commission finds that the proposed demolition will have a significant negative architectural or historical impact on either the Village as a whole or on the immediate neighborhood due to the following architecturally or historically significant aspects of the structure:

1. ***[Commission member to fill in]***
2. _____

Preservation alternatives to the demolition of the structure include:

1. ***[Commission member to fill in].***

Based upon these findings, the demolition must be delayed for a period of up to 270 days from February 5, 2024, in order to explore alternatives to total demolition. Demolition of the structure may not occur prior to November 1, 2024.

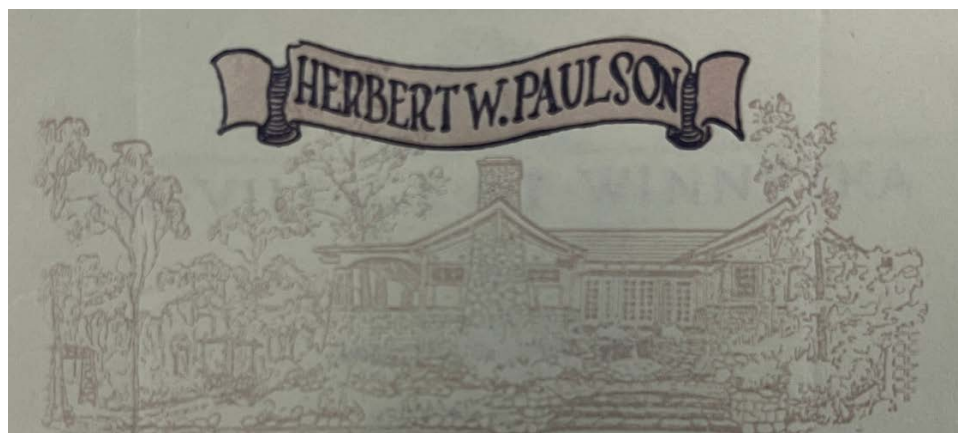
ATTACHMENTS

- Attachment A: HAIS prepared by Benjamin Historic Certifications
- Attachment B: Historical Society HAIS Comments
- Attachment C: GIS Aerial Map
- Attachment D: Preliminary Property History Study
- Attachment E: Historical Society Research
- Attachment F: Application Materials
- Attachment G: Public Correspondence

ATTACHMENT A

HISTORICAL AND ARCHITECTURAL IMPACT STUDY (HAIS)

THE HERBERT AND HELEN PAULSON HOUSE 1155 CHATFIELD ROAD, c. 1914



Susan Benjamin and Jeanne Sylvester
BENJAMIN HISTORIC CERTIFICATIONS, LLC
711 Marion Avenue
Highland Park, IL 60035
Submitted to the Village of Winnetka on March 8, 2024



Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Susan Benjamin and Jeanne Sylvester of Benjamin Historic Certifications have prepared this Historic and Architectural Impact Study (HAIS) for 1155 Chatfield Road in Winnetka, Illinois. Our qualifications are as follows:

Susan Benjamin is an architectural historian with over 40 years of experience, who has prepared hundreds of local and National Register nominations and property tax freeze and federal income tax credit applications. Her B.A. is in Art History from Brown University, and her M.A. is from the University of Minnesota. Susan served as the first chairman of Highland Park Historic Preservation Commission. She frequently consults on Historic Preservation projects, lectures and has written several articles and books on Chicago architecture. She and architect Stuart Cohen are the authors of *Great Houses of Chicago: 1871–1921* (2008) and *North Shore Chicago: Houses of the Lakefront Suburbs: 1890–1940* (2004), published by Acanthus Press, New York. Susan has most recently co-authored another book, entitled *Modern in the Middle: Chicago Houses 1929–1975* (2020). Susan is a resident of Highland Park.

Jeanne Sylvester joined Benjamin Historic Certifications after receiving her M.S. in Historic Preservation from the School of the Art Institute of Chicago. She has completed several architectural surveys, Historic and Architectural Impact Studies, Historic Resource Evaluations, Illinois Historic Property Tax Freeze applications, and federal and state historic tax credit projects, as well as researched and drafted National Register of Historic Places nominations. Jeanne earned a B.A. in history from Northwestern University and a J.D. from DePaul University College of Law. She is the author of “The ‘Beaux-Arts Boys of Chicago: An Architectural Genealogy, 1890–1930” published by the journal *Classicist*. Jeanne is a resident of Long Grove where she is chairperson of the Historic Preservation Commission and the Architectural Commission for the Village of Long Grove.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

1155 Chatfield Road

Constructed before 1914

With exterior alterations in 1930, others undated

Property Index Number:

05-17-300-024-0000

Ownership History of the Land Parcel

The legal description for the property at 1155 Chatfield Road is:

Parcel 1: The westerly 50 feet of the easterly 100 feet of Lot 10 in Block 3 in the County Clerk's Division of the southwest $\frac{1}{4}$ of Section 17, Township 42 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois. Parcel 2: Easement for vehicular travel in favor of the said Westerly 50 feet of the Easterly 100 feet of said Lot 10 over the Westerly 8 feet of the Easterly 50 feet of said lot 10 in Block 3 Aforesaid created by the deed from Herbert W. Paulson and Helen B. Paulson, his wife, to Wilford D. Paulson and Frances V. Paulson, his wife, dated April 1, 1946 and recorded April 12, 1946 as Document Number 1376681, all in Cook County, Illinois.

COMMONLY KNOWN AS: 1155 Chatfield Road, Winnetka, IL 60093.

Historic Owners of the Land Parcel and Avenue:

No original construction permit was found for the building located at 1155 Chatfield Road; no articles were found that substantiated the date of construction, and unfortunately the 1914 Sanborn Fire Insurance Map did not cover this particular stretch of what was then Ashland Avenue. As a result, the date of construction must be estimated. The earliest reference found for the property was the 1914 Winnetka Directory, which lists Herbert W. and Helen B. Paulson as living at that address, with Herbert's parents living next door at 1151 Ashland Avenue.

The Recorder of Deeds Plat Book 246-C shows that this particular area of Winnetka was subdivided as the County Clerk's Division on April 27, 1878. Ten Lots were created, and Lot 10 of Block 3 was sold by an Assignee of S & E A Mears to Lucy F. Furness on May 11, 1881. The following week Lucy Furness gave a quitclaim deed to Edward O. Brown on May 17, 1881. Brown and his wife owned the property until March 27, 1901, when they gave a quitclaim deed to Otis Everett. That document was not recorded until April 20, 1907. On June 18, 1910, Otis Everett gave a quitclaim deed to Llewellyn H. Lloyd. On November 14, 1910, Llewellyn H. Lloyd gave Andrew W. Paulson a warranty deed for the east 100 feet of Lot 10, and on that same date, Andrew W. Paulson gave Llewellyn a trustees deed for the same property. This is the first time the property was subdivided as the Lot appears today. On December 22, 1911, Andrew W. Paulson and wife gave a warranty deed for the property to their son Herbert W. Paulson. On February 15, 1926, Andrew W. Paulson gave Herbert W. Paulson a warranty deed for the east 50 feet of Lot 10 to build a driveway. On April 1, 1946, Herbert W. Paulson and wife gave a deed to their son Wilford D. and Frances Paulson. Three years later, on December 19, 1949, Wilford D. Paulson and wife gave a warranty deed to Julian Boren and wife. On September 25, 1974, Julian Boren gave Warren Kime and wife a

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

warranty deed. D.W. Aleshire purchased the property sometime before March 11, 1988. The Aleshires owned the property until the Judicial Sales Corporation sold it to 5 Windsor LLC.

Andrew W. Paulson

Anders ("Andrew") William Paulson was born in Rebbelberga, Engelholm, Skane, Sweden on September 13, 1862, the thirteenth son in his family.¹ An oft-repeated story is that he came to Chicago from Sweden in 1890 to "do some painting" for the Columbian Exposition of 1893.² However, the 1900 Federal Census lists Andrew as emigrating to the United States in 1886. An entry for Paulson in a book entitled *The Swedish Element in America* lists his immigration date as 1887. Paulson had been an apprentice in the painting trade in Halmstad, Sweden. After he emigrated to Chicago, he continued painting for a company called Mitchell & Halbeck in Chicago. The company "added the finishing touches to theatrical, commercial, and residential interiors," and focused mostly on decorative painting, specializing in painting frescoes, glazed and stenciled wall coverings and stained glass.³ One of Paulson's first jobs was painting at the World's Columbian Exposition in 1893.⁴

In 1894, Paulson left the firm and started his own business, working for wealthy clients in Chicago, including "the Potter Palmers and other upper crust Chicago families." When some of them moved north to the North Shore, Paulson followed.⁵ He "entered the building line in 1912 and ten years later he decided to devote his attentions to the building of a special type of Swedish cottage, which is an exact replica of the farm house in Skane, Sweden, where Mr. Paulson was born."⁶ Ultimately, five cottages would be built. A woman who lived in one of the Swedish Houses said that Paulson modeled the last three houses on the banker, doctor and lawyer in his hometown.⁷

Andrew Paulson married Augusta Charlotte Lomberg on November 5, 1890 in Chicago.⁸ She had been born on January 7, 1866, in Langaryd, a village in the province of Smaland, Sweden.⁹ The couple's son Herbert was born in 1891. In 1900 Andrew, Augusta and Herbert were renting at 1542 Buckingham Place (Otto Street) in Chicago. By 1910, the family was renting at 7 Roscoe Street in Chicago. Andrew was listed as a painter in the contracting business. Not long after, the family moved out of the city to the

¹ Erik G. Westman, ed., "Andrew William Paulson." *The Swedish Element in America III* (Chicago: Swedish-American Biographical Society), 59; Gary Wisby, "Swedish Taste Bequeathed to Winnetka," *Sun Times* (Chicago), June 15, 1980.

² Note signed by "HCW" and stamped "T. Mandeville Woolson, 537 Winnetka Avenue, Winnetka," on the reverse of a photograph of 900 Greenwood Avenue, Winnetka Historical Society.

³ By 1911 the firm had decorated over 300 theaters nationwide, including the Chicago Opera House, Columbia Theatre and Hooley's Theatre in Chicago. Wendy Rae Waszut-Barrett, "Tales from a Scenic Artist and Scholar. Part 213 – Mitchell & Halbach, Fresco Artists, Drypigment.net, <https://drypigment.net/2017/09/19/tales-from-a-scenic-artist-and-scholar-acquiring-the-fort-scott-scenery-collection-for-the-minnesota-masonic-heritage-center-part-213-mitchell-halbach-fresco-artists/> (accessed March 1, 2024).

⁴ "Swedish Taste Bequeathed to Winnetka."

⁵ Ibid.

⁶ *The Swedish Element in America*.

⁷ "Swedish Taste Bequeathed to Winnetka."

⁸ Andrew William Paulson, Cook County, Illinois, U.S. Marriages Index, 1871 – 1920, ancestry.com.

⁹ *The Swedish Element in America*.

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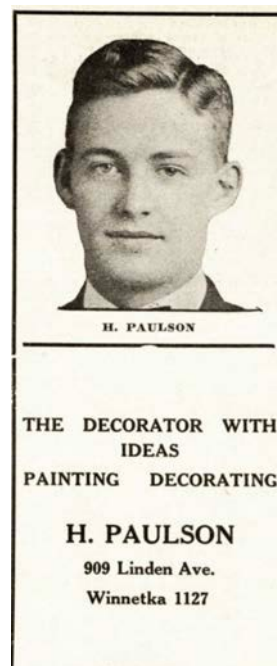
North Shore. In 1912, Paulson did not appear in the Winnetka directory, but in 1914, he was listed at 1151 Ashland Avenue (later called Chatfield Avenue). 1151 was divided into two apartments; Andrew and Augusta Paulson lived in one half and the other half was rented to another family. Their son Herbert lived next door at 1155 Ashland.¹⁰ In 2010, 1151 was demolished and the property was combined with the property to its east, 1145 Chatfield.

Six years later, in 1920, the United States Federal Census shows Andrew Paulson still living at 1151 Chatfield Road. Five years later, the 1925 directory for Evanston, Illinois, lists Andrew and Augusta as living at 1471 Tower Road. In 1927, the Winnetka directory lists them living at 900 Greenwood Avenue, the first Swedish House Paulson built. Finally, the 1929 Evanston directory and the 1930 U.S. Federal Census shows Andrew and Augusta living at 902 Greenwood Avenue, the second Swedish House Paulson built.¹¹ Paulson lived in Winnetka until he was in his 80s; he then returned to Sweden because his “money would go further there.” He died at age 93.¹²

Herbert W. and Helen Paulson

Herbert William Paulson was born on December 11, 1891 in Chicago, Illinois, the son of Andrew W. and Augusta C. Paulson. Herbert was baptized in the Evangelical Lutheran Church on September 18, 1892 at Bethel Lutheran Church in Chicago.¹³ In the 1900 Federal Census, Andrew and Augusta Paulson were listed as living with their son Herbert at 1542 Buckingham Place (Otto Street) in Chicago. Andrew was listed as a painter and Herbert was listed “at school.” Ten years later, the 1910 Census listed the 19 year old Herbert as a painter in the buildings business and his father Andrew as a painter in the contractor business. They rented on Roscoe Street in Chicago.

Herbert married Helen Blanche Shook on July 1, 1911, in Chicago.¹⁴ A few years later when Herbert registered for the draft in World War I, he and Helen and their two children were listed as living at 1155 Ashland Avenue in Winnetka. In the 1920 United States Federal Census he was listed as living at 1155 Chatfield along with his wife Helen and sons Herbert and Wilford. Herbert was identified as working as an interior decorator.



Winnetka Weekly Talk,
November 5, 1921

¹⁰ A letter from Herbert W. Paulson to the Village of Winnetka dated March 4, 1930.

¹¹ 1900, 1910, 1920, 1930 United States Federal Census reports for Andrew Paulson, ancestry.com.

¹² “Swedish Taste Bequeathed to Winnetka.”

¹³ Herbert Wilhelm August Paulson, U.S. Evangelical Lutheran Church in America, Swedish American Church Records, 1800 – 1947, Ancestry.com

¹⁴ Herbert W. Paulson, Cook County, Illinois, U.S. Marriages Index, 1871 – 1920, Ancestry.com

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On the 1920 Census, Herbert's father Andrew and mother Augusta were listed as living next door at 1151 Chatfield.¹⁵ In 1925, Herbert and Helen were listed in the Winnetka Directory as living at 1155 Chatfield Road, and Herbert's parents Andrew and Augusta were living at 1471 Tower Road. Both men were identified as decorators.

The 1930 Census identifies Herbert and Helen as living at 1155 Chatfield along with their sons Clayton, Wilford, and Donald. Herbert was a proprietor of a decorating company. Helen's father Jesse D. Shook had been living with the family in the house for about a year when he was killed by a Chicago bound North Western train at the Tower Road crossing.¹⁶

Ten years later, the 1940 census listed Herbert and Helen living at 1155 with their son Donald. In 1942 when Herbert registered for the draft, he was living at 1155 and working as a painter for "Paulson Decorating." On July 25, 1946, the *Winnetka Talk* published an article that stated that Mr. and Mrs. Wilford Paulson moved into the house at 1155 Chatfield and Wilford's parents Herbert and Helen Paulson moved next door to another house they owned at the now demolished 1151 Chatfield Road. By 1950, Herbert and Helen had moved to San Jose, California, where they were lodgers at 1055 S. 12th Street. Herbert worked as an interior decorator and Helen worked in a bag line for a dried fruit company. Herbert died on October 3, 1989 in Los Angeles.



1151 Chatfield Road (demolished)

¹⁵ The original architect for 1151 Chatfield is unknown. A memorandum from the Village of Winnetka to the Winnetka Historical Society regarding an application for demolition noted that the first permit for 1151 Chatfield in the records of the Village was for the construction of a garage addition. The date of the permit application was September 25, 1926, and the owner was Herbert Paulson. There was no architect listed. A letter in the Village Permit File for 1155 Chatfield written by Herbert Paulson to the Village said that the house at 1151 Chatfield was built and used as flats "about 1916."

¹⁶ "Aged Winnetka Resident Is Killed by N.W. Flyer," *Chicago Tribune*, August 12, 1939, 3.

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Mr. and Mrs. Wilford D. Paulson

Wilford ("Bill") Paulson was the son of Herbert and Helen Paulson. Wilford was born on December 25, 1915 in Evanston, Illinois. The 1935 New Trier Township High School yearbook listed him as lettering in football, swimming, and glee club.¹⁷ He attended the University of New Mexico and married Frances Potter there in November of 1937. The couple moved to Chicago; the 1940 United States Federal Census listed Wilford and Frances as living at 7738 N. Eastlake Terrace. The census reports that Wilford completed three years of college and worked as a decorator. When he registered for the draft in World War II, Wilford was living at 7738 Eastlake Terrace in Chicago.



Wilford Paulson, 1935
New Trier Township High School Yearbook

In 1949 Wilford Paulson sold the property to Julian Boren and his wife. According to the 1950 Federal Census, Wilford and Frances, along with their daughters Leilani and Janice, were living in San Bernardino at a dude and guest ranch called the C-Bar-H Ranch, ranching and entertaining guests.

Julian and Inez Boren

Julian Boren was born c. 1905 in Illinois, the son of Carl A. and Anna H. Boren. Carl Boren was born in Holsenberg, Sweden, and emigrated to the United States in 1893. Carl bought farm land in Douglas and Champaign counties and married Anna Hunter in 1901. Anna died in 1957.¹⁸ Julian worked in real estate management. Julian married Inez M. Drovdal, daughter of Olaf and Anna C. Drovdal, on May 1, 1943 in Cass, North Dakota.¹⁹ Their marriage was registered in the First Lutheran Congregational Church in Fargo North Dakota, as part of the Evangelical Lutheran Church in America Church Records. Inez was born in North Dakota. In 1950 the Federal Census shows them living at 1155 Chatfield with their daughter.

Inez Boren was a nurse; she graduated from Trinity Hospital in Minot, North Dakota, and took graduate classes in Hartford, Connecticut. During World War II, she served with the Army Nurse Corps in the United States and in the China-Burma-India theater. After settling in Winnetka, Boren worked as a school nurse at Crow Island and Greeley schools.²⁰

Julian Boren died on December 24, 1991.²¹

¹⁷ New Trier Township High School. Year Book, 1935, Ancestry.com.

¹⁸ "93rd Birthday," *Herald and Review* (Decatur, Illinois), October 11, 1960, 11.

¹⁹ Julian Boren, Cass County, North Dakota, U.S., Marriage License Index, 1873 – 1944, ancestry.com.

²⁰ "Came to Winnetka in 1923; is to be Honored at Tea," *Winnetka Talk*, January 15, 1959.

²¹ U.S. Find a Grave Index, ancestry.com.

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Warren and Donna Kime

The Borens gave a warranty deed to the property to Warren and Donna Kime on September 25, 1974. Warren Edward Kime was born in 1928 in Collins, Iowa, and grew up in New Hampton, Iowa. He played the trumpet with his father Charles and became known as a child prodigy at ten years old, winning several national music awards. His father died when Warren was eleven years old; to help support his family, Warren hitchhiked to Waterloo to play in nightclubs.

During World War II he was part of the Glen Miller Army Band "It's All Yours." While serving in Korea he was a bandleader in a Special Services Show called "Take Ten" in Korea and Japan. After his service he enrolled in the GI Plan at Northwestern University Music Department where he met his wife Donna A. Forsland, when she sang with his vocal group. They married on March 21, 1953.²² Warren joined the CBS Studio Chesterfield Show in New York in 1953 and later the Caesar Petrillo CBS Radio Program. He performed on commercials and in jazz clubs with his Brass Impact Band and recorded several albums, including several of his own compositions. He became a member of the Baha'i Faith in 1969. He retired with his second wife Sheila in West Palm Beach in 2000 and died there in 2013.²³

Donna Forsland was born on May 29, 1931 in Cook County, Illinois and grew up in Chicago. She married Warren Kime, but the couple divorced. Donna then married Kenneth Jeffers on November 2, 1990 in Washington, Oregon.²⁴

Donald and Suzanne Aleshire

In 2011, Winnetka's only home designed by David Adler and his last major commission, designed and built for Mr. and Mrs. Louis Kuppenheimer in 1937, was moved across Burr Avenue from its original site in a deal brokered by the Landmarks Preservation Council of Illinois (now known as Landmarks Illinois) and owners Patrick and Shirley Ryan. Donald and Suzanne Aleshire purchased the house, paying only \$160,000 as costs for moving the house across the street. The Aleshires began restoration of the Adler designed house but lost the property to foreclosure in 2013.²⁵



Warren E. Kime
Chicago Tribune, July 27, 2013



Donna Forsland
1949 Von Steuben High School
Yearbook, Ancestry.com

²² "Activities of Palatine," *The Daily Herald*, April 2, 1953, 50.

²³ "In Memoriam: Warren Kime (1928 – 2013)," *International Trumpet Guild*, <https://trumpetguild.org/content/itg-news/318-in-memoriam-warren-kime-192> (accessed March 6, 2024).

²⁴ Ancestry.com.

²⁵ Ian Spula, "Architect David Adler's Only Winnetka Work Will Be on the Market at \$1.599 Million," *Chicago Magazine*, June 25, 2014; Dennis Rodkin, "New on the Market: Winnetka Home Moved for Pat Ryan's Mansion," *Crain's Chicago Business*, June 24, 2014.

Chatfield Road

Originally called Ashland Avenue, the first house likely built on the block was probably 1152 Chatfield Road, built in 1912 by William N. Chatfield.²⁶ The street at the east end has two stone arts & crafts style piers that mark the entrance to the cul-de-sac.

Narrative Description of the Property, including Alterations

Permit History

On October 2, 1930, Herbert W. Paulson applied for a permit to build a two car garage. Cost would be \$375.00, and no architect or builder were listed. In 1936, a permit application was submitted to install an oil heating burner.

Physical Description

An Arts & Crafts bungalow, the home's physical description reveals that to be the case. On the exterior the basic house is rectangular, sheathed in wood painted an earth color or white. The house is topped by a shallow front facing gable with a roof that has a slightly curving pitch. Its roof extends forward of the house to cover a broad porch that extends across the front. The roof is supported by three brackets, with the largest one supporting the point of the ridge line. There is a wide earth-colored wood band supported by small wood brackets that extends from one end of the roof to the other. At the corners, the columns extend forward of arches. Diagonal earth-hued wood bands extend from this horizontal band to another earth-colored band located just below the roof's overhang. Four canted (sloping), earth-colored columns linked by three broad shallow curving arches are located just below the small brackets supporting the wide horizontal band. The columns contain an incised motif that consists of a geometric pattern on all four sides. This pattern is canted at the bottom, painted white and contains a long narrow rectangular band topped by a square; both are painted earth colors. This form is typically found on Arts & Crafts furniture. The walls underneath the porch are canted, like the columns, and are clapboard, sloping outward at the columns. These walls are painted earth color. The structure of the house is expressed on the sides by the rafter ends that extend outward to support the porch roof.

The porch is accessed by four concrete stairs at the west end of the house. The stairs are an extension of a sidewalk that curves from the east at the brick driveway, which is made up of two bands of Purington bricks (a tire-width apart) and becomes straight as it gets close to the staircase. The landing of the stairs is protected by a square roof that extends out from the west wall of the house. At the landing there are three stairs that end at the floor of the porch. There is a decorative wrought iron hanging light fixture centered on the landing. The south wall is stucco. There is wood plank flooring. The columns have a rectangular stucco panel on the side facing the porch. The geometric pattern on the outside of the columns is repeated on a smaller scale at the base of the columns that faces the south wall of the house. There is a knee wall surrounding the floor reaching the base of the columns. At the east and west sides, between the inner two columns, there is wood clapboard painted earth color. The section between the

²⁶ "Our House is a Very Very Very Fine House," Winnetka Historical Society.

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middle columns is open, with the wood floor edged in concrete etched with a decorative design of an oval surrounded by scrolls and a Vitruvian wave. Stone steps lead to the lawn. Clapboarding sheaths the wall at the base of the column that faces west, at the bottom of the wall section facing south, and on the knee wall facing east. At the west end of the south wall there is an eight-lite window over a stucco panel. These light the interior vestibule. Up two stairs, under a shallow arch, is the main part of the porch. The entrance door is located one step up just beyond this short access stair. There is then a stucco paneled wall with the decorative trim and a projecting section. This section is topped by a shallow steeped gable. On each side is a stucco panel with the same decorative trim. Facing south is a large Chicago-style window with a large center pane flanked by vertical panels with five sidelights, topped by a transom consisting of four lites. The is a wood bench that opens for storage set under this projecting center section. This section is centered between the two middle columns at the front of the porch. Then entrance door consists of wood planks topped by three lites. Two oversize bronze decorative strapwork hinges terminating in bolts extend across the door in the center and at the bottom. The hardware has a small square panel with a leafy pattern filling it at the top and an ornamental knob with perforations.

On the east side of the house is a large chimney made up of boulders. At the base it is parged with concrete. At the top it extends through a prow-like gable that extends beyond the wall and is supported by three brackets. It flares at the bottom. Just below the cap there is a large boulder with a "P" carved in it. At the basement level on each side of the chimney there are two small rectangular windows with four lites. On either side of the chimney are two short horizontal lites. A slender vertical band extends to the bottom of the stucco part of the house. The band has a square beneath it. There is a second square in the stucco section of the wall at each end above the window. The trim is painted earth color. The bottom section of this east wall is clapboard that cants out.

On the east wall of the house is a rectangular projecting section sheathed in clapboard. It has one long narrow window without a mullion on its south and north walls, and a band of five similar windows facing east. Just north of this section is a single bay with a projecting prowlike roof supported by brackets. It contains a single 1/1 window. To its east is a rectangular section containing a sliding door leading to a wood staircase up from the driveway and two vertical windows without mullions. The east wall contains a band of five vertical windows without mullions. At the west end of the south wall is a section with a gable roof containing a single double hung window in the gable and a basement door. In the center is a door with two lights accessed from a wood staircase from the back yard. At the east end are a pair of 3/1 windows. The west wall of the house consists of a section behind the porch that is topped by a prow-like gable roof supported by brackets. It has a clapboard base, an 8-lite window to the south that opens into the vestibule, and a 6/6 window to the east. There is decorative geometric trim in a pattern consisting of slender vertical bands and squares painted an earth color that matches the other exterior trim. Beyond this is a projecting clapboard section with a three-lite window facing south and a 3/1 lite window facing west. Just north of this is a rectangular section with two symmetrical 6/6 windows and trim consisting of slim vertical bands and squares and a sting course band over the windows—all painted an earth color. To the north is another clapboarded projecting section. It has a three-lite window on the south and a 6/6 window facing west.

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On the interior the front entrance door opens into a small vestibule. The walls of the vestibule are painted stone, and the ceiling is arched. At the west wall of the vestibule is a tall built-in wood bench between the north and south walls. It has curving woodsides that extend to the sill line of the 8-lite windows on the south and west walls. Vertical wood boards form the side and rear walls of the bench. The flooring consists of tile squares that are clay, cream and forest green color. The vestibule opens directly into the living room.

The living room walls have vertical wood wainscot that extends up to the sill line of the long narrow windows that flank the boulder fireplace at the east end of the living room. The fireplace is made up of boulders that are large at the bottom and get smaller toward the top. Decorative earth-toned tiles form the hearth. A rounded copper hood tops the opening. The letter "P" is cut in the oversized keystone of the arched opening. Fireplace andirons in the opening are of cast iron. There are benches that match that in the vestibule along the north and south walls adjacent to the fireplace. These form an inglenook. The ceiling of the living room has varnished trim forming crown and varnished beams running north-south from one side of the room to the other. The living room has two original wrought iron sconces. One is located above the edge of the bench on the north wall; the other is located between the arched entrance to the living room and the vestibule and the arched opening along the west wall of the living room. The south wall contains the large window opening in the bay that extends into the porch. The room has oak strip flooring.

The dining room is located to the north of the living room. Between them is a large varnished cased opening. At the east wall is a large opening containing a pair of ten-lite doors flanked by 5-lite side lights. It appears that there are two 10-lite panels filled with glass but painted over. The floors are a continuation of the oak strip floors in the living room. Walls to the north and south have been removed. There is a door with two vertical panels on the north wall. The ceiling is coved.

To the north of the dining room is a small pantry area with varnished crown and wainscot consisting of vertical boards. North of the pantry is a paneled room that served as a kitchen and a small family living area with a wood paneled wall and a band of tall narrow windows facing east. A door leads to stairs to the basement, which was not observed.

The bedrooms and bathroom are located at the west end of the house. There are two bedrooms with oak strip flooring and built ins. The walls are painted white. The doors have two vertical wood panels or a single wood panel. Panels are of plywood. One bedroom closet is accessed through an arched opening with an irregularly shaped door. There is an addition with a bathroom located up a flight of three stairs that is accessed from the hall and a bedroom on the north. There is a bathroom on the west side that contains a decorative leaded art glass window with elongated red hexagons.

At the rear of the lot is a garage with clapboard siding painted earth color topped by a gable asphalt roof. There are two 3/1 windows on the south wall and a flat panel door in the center of the wall. Above these openings is a wide shed dormer with a single 1/1 window in the center. The garage opens to the east.

Style of Architecture

The Bungalow

The house at 1155 Chatfield is a Craftsman Bungalow. The bungalow was popular from the first decade of the 20th Century until approximately 1930. Like the cottage, which preceded it, the bungalow is a housing type, not generally considered a style. Building types are described by form or shape and massing not by stylistic design characteristics and decorative features.²⁷ Bungalows were generally modest affordable houses, enjoyed by middle class residents looking to live in a comfortable home. There are many variations on the bungalow depending on where they were constructed. Craftsman bungalows were particularly popular in California. Brick Chicago bungalows, as they came to be called, were built by the thousands throughout the Chicago area, with the hope of realizing greater durability, permanence and insulation in the City's cold climate. The more expansive ones were embellished with stained glass windows and decorative brick work. They are a distinctive type, unique to this city.²⁸

The term bungalow comes from the Hindustani word "Bangla" (literally from Bengal) and signified a low house surrounded by porches. They were not native dwellings but were "rest houses" built by the English government in India for the use of foreign travelers.²⁹ They were one story structures designed to withstand the heat of India and had long overhanging eaves, long breeze-filled corridors and deep verandahs. The word "bungalow" was brought back to England by retiring civil servants and eventually came to describe any modest, low-slung residence with picturesque lines.³⁰

In the United States, the term bungalow came to supplant "cottage", the ubiquitous wood frame gable-front homes that were built by the thousands in Chicago from the 1870s through the first decade of the 20th Century. Many early cottages may be found in Old Town, Chicago; remnants are located throughout the city. The heyday of bungalows took place in the second and third decades of the Twentieth Century, up until the Depression. The bungalow was well represented in all parts of the United States, and popular magazines like *Ladies Home Journal*, *Good Housekeeping*, *Country Life in America* and *The Craftsman* promoted it. During the 1920s popular catalogs for houses manufactured by Aladdin Homes and Sears, Roebuck & Co. also promoted the sale of bungalows. Bungalows, however, were never mass produced, like cars.

There were huge variations in size, style, cost and location of bungalows. Some, like the houses built in California by the architectural firm of Greene & Greene were large, high style Arts & Crafts homes. Many were hastily built houses, inexpensively constructed from mail order plans. Styles employed in the design of bungalows varied. Some had Spanish details, others borrowed Colonial or Tudor reference, There are even Prairie Style bungalows that were modest and compact versions of Prairie houses. In

²⁷ Other types of houses include shotguns, foursquares, octagons as well as cottages.

²⁸ Between 1910 and 1930 Chicago developers built thousands of one and one-half story bungalows on large tracts of land previous occupied by farms and prairie fields. "Chicago Bungalows" Multiple Property Nomination, National Register of Historic Places.

²⁹ Renee Kahn. "The Bungalow Style," *The Old House Journal*, September 1977, 99.

³⁰ Ibid.

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California, they were typically Arts & Crafts and described as Craftsman, Arts & Crafts bungalows, however, were built nationally. Henry H. Saylor, who in 1911 wrote the book *Bungalows: Their design, construction and Furnishings, with Suggestions Also for Camps, Summer Homes and Cottages of Similar Character, illustrated by photographs and Plans*,³¹ wrote about at least 10 different types of American bungalows and the term seems to have been popularly applied to just about any house that had a front porch and stood less than three stories.³²

Despite the wide variety of bungalows being constructed, they tended to share common characteristics, including informality. Their lines were low, and they had little or no applied ornament; design features were typically based on structure or materials. Bungalows typically stood 1-1/2 stories and were built with large porches. Although wood frame bungalows, those described as Craftsman, were well suited to the southern climate of California and thousands of them were built there as well as in Florida, Craftsman bungalows were also constructed in the north.

There are bungalows built in the Chicago area built of wood; some, like the house at 1155 Chatfield, were sheathed in stucco with wood trim. This bungalow is most closely associated with the Craftsman version of Arts & Crafts architecture that was popularized in California.

Craftsman Bungalows

Craftsman bungalows express a love of wood and inspiration from nature. Unlike the painted ladies of the previous decades Craftsman houses were finished in earth tones—light browns and creams—with very little contrast. Exterior surfaces were unornamented. Door and window openings had simple surrounds. Chimneys were prominent, built of rubble stone, boulders, brick or a combination of these materials. The artist's hand is seen with hand hammered metals, handmade tiles. The shape of a Craftsman house was square or rectangular. Rooflines were simple, without multiple gables. Roofs tend to be low pitched. Most houses have exposed rafter ends and brackets that reflect the building's structure. Canted wood clapboard walls and columns are common.

The plans of Craftsman bungalows adapted to a simple lifestyle. Books were very popular. Parlors and maid's quarters were replaced with large living rooms with fireplaces for the family to gather around and with built-in bookcases to hold the vast amounts of magazines, novels and biographies being widely published. Window seats and fireplace inglenooks were popular. There was an emphasis on home life and creating a homey atmosphere—with simple open floor plans and glowing interiors, including art glass to soften the light.

³¹ Henry H. Saylor, *Bungalows: Their design, construction and Furnishings, with Suggestions Also for Camps, Summer Homes and Cottages of Similar Character, Illustrated by photographs and Plans*. (New York: McBride, Winston & Company, 1911).

³² James C. Massey and Shirley Maxwell. "Is that a Cottalow or a Bungalottage?" *The Old House Journal*. November, December, 1997.

Arts and Crafts Movement

Arts & Crafts and Craftsman are sometimes used interchangeably, and both describe houses where structure is expressed in the form of exposed beams and rafters that extend beyond the roofline. Simplicity is a common characteristic; these houses have open floor plans, smooth surfaces, lack of intricate details and use natural materials. That said, Arts & Crafts was essentially a movement that provided the theoretical underpinnings for the architecture that is described as Arts & Crafts or Craftsman.

The Arts & Crafts movement began in Great Britain and subsequently spread to the European continent and America. It grew up as a reaction to the Industrial Revolution. Industrialization led to the great variety and splendor of 19th Century architecture. Advances in technology enabled Victorian era Queen Anne houses to be built with fine wood detailing. It also led to the creation of great fortunes that allowed clients to purchase these homes. But there was a huge downside. The detailing was built in factories, where underaged labor worked long hours on repetitive tasks. This led to the creation of the Arts & Crafts movement, especially in the decorative arts; the founders began to see the dark side of the industrial revolution and were committed to fighting the social ills.

The reform Arts & Crafts movement reformed design and decoration in mid 19th Century Great Britain, leading to a reaction against excessive ornamentation and poorly manufactured mass-produced items. This resulted in a simplification of design. Owen Jones (1809-1874), one of the founders of the movement, wrote that there had to be “fitness in the ornament to the thing decorated.”³³ Key practitioners of the Arts & Crafts movement in Britain included social critic/philosopher John Ruskin and textile designer William Morris and architects Philip Webb and C.F.A Voysey. Arts & Crafts ideas spread during the late 19th Century and associations and communities were founded all over Britain in the late 1890s and early 1900s.

In the United States, the Arts & Crafts movement, with a reaction against ornate, machine-made ornamentation in the popular Queen Anne style, began with attempts to simplify architecture in the 1880s with the design of Shingle and Colonial Revival Houses. Porches became less elaborate and decoration, in general, was decreasing by the turn of the century. The Arts & Crafts philosophy took hold in the early years of the Twentieth Century.

One of the leaders of the American Arts & Crafts movement was Gustav Stickley, born in Wisconsin. Stickley, who worked in wood and became best known for his furniture, had visited Great Britain. When he returned, imbued with the Arts & Crafts philosophy, he began to publish *The Craftsman* in 1910. This publication contained numerous articles on how to simplify one’s life and on the handicrafts (including bookbinding, leatherwork, needleworking, etc.). The magazine, which had a national circulation, also published house plans in many of its issues. Books of plans were also assembled: *Craftsman Homes* (1909) and *More Craftsman Homes* (1912). Craftsman Magazine was published until 1916.

³³ Nikolaus Pevsner, *Pioneers of Modern Design* (New Haven: Yale University Press 2005).

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In 1897, Arts & Crafts Societies were established in Rochester, New York, and Chicago. The Chicago Arts and Crafts Society was founded at Hull House, Jane Addams's social settlement, on October 22, 1897, and it became the center of the movement sponsoring a variety of handicraft activities and shops. It was popularized by devoted residents who read *House Beautiful*, published in Chicago, that featured articles about English Arts & Crafts designers like William Morris, and read *Craftsman Magazine*. Frank Lloyd Wright was a member of the Society; he applied similar principles to his architectural and interior designs, disdaining excessive ornament and poor craftsmanship. There was, however, a major difference. Whereas the English Arts & Crafts movement focused on hand craftsmanship, Wright embraced the machine to create his simple strong designs based on nature, geometry and materials. In his 1908 manifesto, "In the Cause of Architecture" he promoted the marriage of industry and nature."³⁴

The Arts & Crafts movement was embraced by Chicago's art workers, educators and others involved in progressive cultural and social reforms. Convinced that industrial capitalism had caused the degradation of work and the human spirit, the movement advocated a reunification of art and labor, of artist and artisan.³⁵ The Arts & Crafts movement found a tangible expression of traditional crafts, particularly metalwork, ceramics (art pottery, hand-painted china, architectural terra cotta), stained and cut glass (art glass), furniture, books, and weaving.³⁶ Several small shops that specialized in Arts and Crafts items opened in the Chicago area: the Kalo Shop, the Jarvie Shop, Petterson Studios, Chicago Art Silver Shop and the Cellini Shop. The Pickard China Company created hand painted porcelain. The American Terra Cotta Company opened a factory, producing Teco ware, in Crystal Lake. Today there is a museum on the site. By 1914 the Arts & Crafts movement reached its peak in popularity. A few years later *The Craftsman* ceased publication. Around the outbreak of World War I, its popularity dramatically faded, and, by the end of the war, residential clients abandoned architecture influenced by the Arts and Crafts movement and again looked to historical styles for inspiration. Mail order catalogues like Sears continued to feature Craftsman houses through the Twenties.

1155 Chatfield

The bungalow at 1155 Chatfield, as it was originally conceived, was a fine example of the Craftsman style, influenced by the philosophy of the Arts & Crafts movement. Since then, the architecture of the house has been compromised. On the exterior, it has additions that are incompatible, and there was once a decorative pond with fish, and a bridge on the front lawn, which could be viewed from sitting on the front porch. Both have been removed. On the east side, a wide sweeping drive led to the side entrance; that too is gone. On the interior, details including walls, likely paneled, have been removed in the dining room, an important public space. It was once a simple rectangular building that eschewed the decorative features popularized by the Victorian era, like the Queen Anne or Colonial Revival styles that preceded it. Some characteristic features remain. On the exterior, surfaces are simple and flat with minimal ornamental treatment; details are inspired by geometry and kept to a minimum. It is a wood

³⁴ "Chicago and the arts and crafts movement" *The Magazine Antiques*, October 21, 2009. <https://www.themagazineantiques.com/article/chicago-and-the-arts-and-crafts-movement/> (accessed September 27, 2023).

³⁵ Sharon Darling, "Arts & Crafts Movement" <http://www.encyclopedia.chicagohistory.org/pages/84.html> (accessed September 27, 2023).

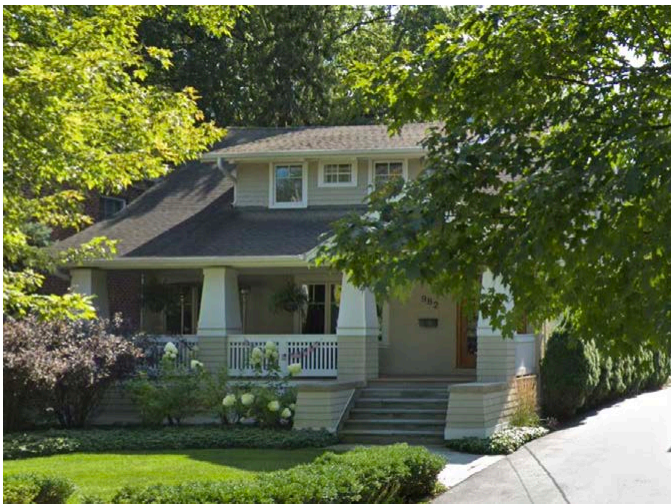
³⁶ Ibid.

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Village of Winnetka: 1155 Chatfield Road

and stucco structure, with colors inspired by earth tones. Structure is expressed in the brackets that support deep overhangs. Roofs are low pitched. It has an inviting front porch. These are the Craftsman features that are visible from the street. The front entrance has hand-wrought iron detailing. On the interior, wood benches in the entrance vestibule and adjacent to the prominent stone inglenook fireplace create cozy family spaces. Varnished beams and the two decorative wrought iron scones that remain are also characteristic features.

Craftsman Bungalows in Winnetka

The Craftsman style was not as popular as the cottages that were comparable in size that preceded it. But there are a handful of Craftsman bungalows that are characteristic examples of the style. These are located at 834 Oak, 897 and 1065 Spruce, one in the 500 block of Chestnut and 982 Cherry. They have the characteristic expression of structure, use of natural materials and earthen colors. The house on Cherry Street, with its canted columns, broad front porch and stucco walls with wood trim is closest in design to 1155 Chatfield. A highly original Craftsman house, reflective of the Arts & Crafts movement, is the Lola Maverick Lloyd House located at 455 Birch Street (listed on the National Register of Historic Places and a local Winnetka landmark).



982 Cherry Street, Winnetka



455 Birch Street, Winnetka

Swedish Houses

The house at 1155 Chatfield is associated with the enclave of “Swedish Houses,” or “mushroom houses” on Tower Road and Greenwood Avenue, because the house on Chatfield may have been designed and built by Andrew Paulson. Built between 1922 and 1928, two of the houses are designated Winnetka landmarks (902 Greenwood Avenue and 1479 Tower Road) and 1479 and 1487 Tower Road. The five Swedish Houses share similar eclectic elements, yet they are each distinctive, and all feature whimsical

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Village of Winnetka: 1155 Chatfield Road

designs, color and ornamentation that reminded Paulson of his Swedish birthplace and heritage.³⁷ Paulson was born in Rebbelberga, Engelholm, Skane, and he modeled his first house on the house he was born in, and the others were based on houses he remembered from his village. Current images of random houses that were found in Rebbelberga, Angelholm, Skane, Sweden taken from Google Street view:



According to one of the owners of 890 Greenwood, “[a]ll of the houses are of the same design and have the same fieldstone fireplaces with simulated ‘bread ovens’ on the tops. All have carved balustrades, interesting woodwork, rounded roofs, etc.”³⁸ Fireplace stones were arranged to reflect a teapot design, a creamer, or a sugar bowl.³⁹ Most have interior painted marbling, murals or tracery. The house at 902 Greenwood Avenue, Paulson’s second house, had a mural of Paulson’s first house at 900 Greenwood. The owner of 902 Greenwood said that he suspected a hand-painted sunrise scene was painted over because the house next door, which faces the opposite direction, has a painting of the setting sun.⁴⁰ An article in the *Chicago Sun Times* included comments by a woman who lived in one of the houses (but wouldn’t identify which house). She said, “they all have fireplaces and hand-carved bannisters – ours is like the hull of a Viking ship, the neighbors’ is like a tulip.” Walls are paneled with a 12-inch grooved oak boards; doorways are shaped, and windows are leaded. She also said that her dining room ceiling had murals, but a previous owner painted them over.⁴¹

All of these houses utilize natural materials, and while are revivalist designs from Swedish architecture, they can also be considered as reflecting the tenets of the Arts and Crafts movement. However, they are quite different—whimsical and fanciful, more like “story book” houses. These houses are significant because of their eloquent designs, but are unusual and atypical, not embodying the features usually associated with Craftsman houses. It is not known what other, if any, buildings Paulson may have designed, in Winnetka or elsewhere.

³⁷ Cindy Fuller, “House of the Season: Reflections of the Swedish Countryside,” *Winnetka Historical Society Gazette*, date unknown, Winnetka Historical Society.

³⁸ Richard and Sheri Seefeldt, “890 Greenwood Avenue,” Susan Benjamin, Winnetka Architectural Survey, Winnetka Historical Society.

³⁹ “House of the Season: Reflections of the Swedish Countryside.”

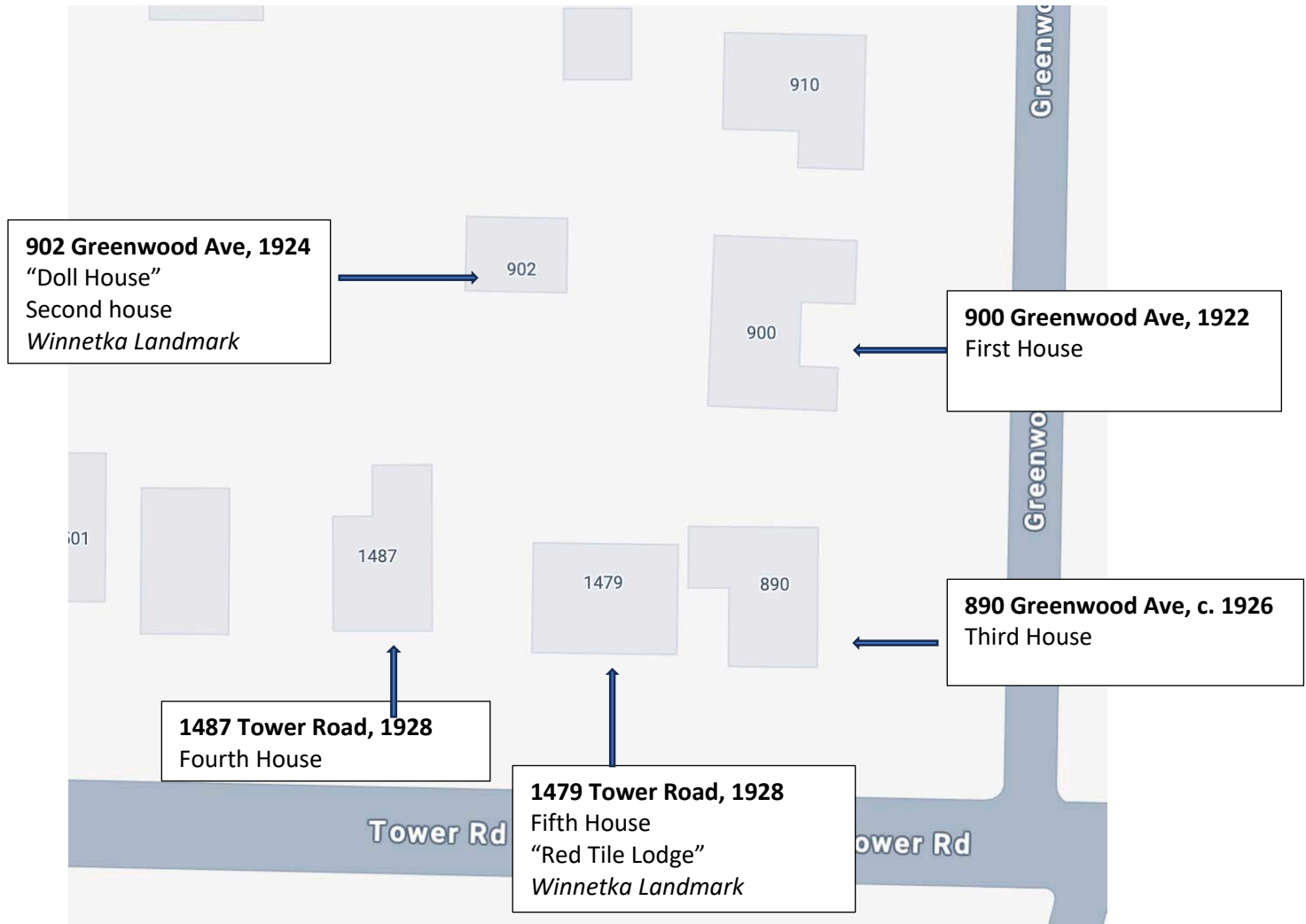
⁴⁰ Brenda Warner Rotzoll, “Sweden in Winnetka,” *Chicago Sun Times*, February 23, 1992.

⁴¹ “Swedish Taste Bequeathed to Winnetka.”

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Paulson's grandson Clayton Paulson said his grandfather insisted on authenticity, which is why he put a wagon-wheel rung on the roof of the first home he built because that's how it was done in Sweden, in the hopes that a stork would nest there. Paulson installed a wooden stork on the roof which still stands there today. Clayton said: "He wouldn't let the carpenter use a level because that wasn't the way they did it in the old country. One day, he caught him using one and threw it out the second-story window."⁴²

Residents who lived in the area called the enclave "Whimsy Corner."⁴³



⁴² "Swedish Taste Bequeathed to Winnetka."

⁴³ "Sweden in Winnetka."

900 Greenwood Avenue, “Rainbow Log Cabin,” 1922

900 Greenwood Avenue was the first Swedish House that Andrew Paulson designed and built for himself and his wife. Village files shows that a building permit application was filed on March 2, 1922 for a 1 ½ story frame residence with attached garage at 900 Greenwood Avenue; another permit application dated September 27, 1927, was found in the 900 Greenwood file at the Village for a “log, stone & stucco studio and garage.” This might mean that Paulson built the house in 1922 and added the garage in 1927, or that he remodeled the garage to add the log, stone and stucco.

The house was a novelty, and a curiosity, and “... when sightseeing families on Sundays became too annoying, he built the second (902 Greenwood) directly behind it, moved in and rented the first.”⁴⁴ The *Winnetka Talk* stated that “thousands of people have been attracted by the quaintness of the structure,” and that Paulson was repeatedly asked if he would sell it. One person told Paulson to “simply name his own price.” However, the building was not for sale in 1926, and Paulson said it would not be sold in the future, “having made a provision that title would pass to his grandsons and on down through future generations of the family.”⁴⁵



Undated, Winnetka Historical Society



Photograph March, 2024
Benjamin Historic Certifications

The home was used as the home of Ebenezer Scrooge in an English film production of *A Christmas Carol*.⁴⁶ An undated photograph of the house in the collection of the Winnetka Historical Society shows a large group of men standing in front of the building. As appears in the photograph above, it looks like the roof was in the process of being repaired or replaced. No information was found about the identity of the men in the photograph.

⁴⁴ “890 Greenwood Avenue,” Winnetka Architectural Survey, Winnetka Historical Society.

⁴⁵ “Something to See in Winnetka,” *Winnetka Talk*, October 2, 1926.

⁴⁶ “900 Greenwood,” Real Estate Listing, June 20, 1981, Winnetka Historical Society; “900 Greenwood Avenue,” Winnetka Architectural Survey, June 5, 1978, Winnetka Historical Society.

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Undated, Winnetka Historical Society

An article in the *Winnetka Talk* detailed several features of 900 Greenwood Avenue, including floors that “wash themselves,” and sloping floors on the sun porch with portholes near the edges to allow the rain to wash off the dust. All of the five Swedish Houses share similar features including stone fireplaces, small doors, small rooms, sloping floors, and built-in benches and cabinets.⁴⁷ A two-story addition to the front of the house was built in 1995, changing the “L” shaped building to a “U” shaped building and creating a courtyard. The owners went to great effort to make the addition sympathetic to the original house, including having friends, neighbors and school children place seashells in the stucco chinking between the timbers to duplicate Paulson’s original detail.⁴⁸ In 1996, the owners received a Winnetka Preservation Award in the Rehab/Sensitive Addition category. The judges were impressed with the “beautiful job” the owners performed and were “charmed with the story of acquiring the sea shells to put in the mortar.”⁴⁹

⁴⁷ “Rolling Roof, Sloping Floors, Swedish Style,” *Winnetka Talk*, July 31, 1958.

⁴⁸ Cindy Fuller, “House of the Season: Reflections of the Swedish Countryside,” *Winnetka Historical Society Gazette*, Winnetka Historical Society.

⁴⁹ Nan Greenough, Chairman, Winnetka Landmarks Commission, May 8, 1996, Winnetka Historical Society.

902 Greenwood Avenue, “Doll House, 1924 – Winnetka Landmark

902 Greenwood Avenue, the second of the Swedish Houses, was Paulson’s home and studio. He called it his “Doll House.” He moved to 902 Greenwood apparently seeking privacy from all of the attention the house at 900 Greenwood Avenue received. While it has been reported that the house was built in 1928, an article in the *Winnetka Talk* dated October 2, 1926, showed a picture of 902 Greenwood Avenue, so it is clear that the house was built sometime between 1923 and 1926. No building permit application was found in the Village permit files; however, the landmark application states the property was completed in June of 1924. In “An Attractive and Odd Winnetka Residence,” the paper noted that it was the home of Charles Feltman, and that Andrew Paulson had a home just to the north of it. The article incorrectly identified the house as “of Holland architecture,” but noted that “motorists who pass that way stop to take a second look at the structure because of its odd design.”⁵⁰

Originally the house had a sod roof, which occasionally supported a flower garden and maintained clement temperatures in winter and summer, and a timbered section, with a deep groove to carry off water and cracks covered with batting.⁵¹ The gutter spouts and down spouts were hand made of wood. The lower part of the house was constructed of hand-hewed logs, taken from an old hay barn on Green Bay Road at the County Line in the mid 1860s, as were the cherry posts in the front porch. Other boards used on the porch and in the bay window in the south of the living room were cedar, grown in water, and “as full of holes as a Swiss cheese.”⁵² The exterior trim was blue and yellow, traditional Swedish colors, and according to Andrew Paulson, “the prevailing colors being a splendid harmonizing of a green and a natural gray, that of aged wood. To obtain the colors, Paulson found an old log in the Wisconsin woods, that was covered with green moss.”⁵³

“Stones” on the exterior were made of Celotex, worked into the structure of the logs and stucco. On the interior, the living room fireplace was modelled after traditional heating and cooking fireplaces. A “beggar log” was placed over the entrance, as was the tradition in Sweden, where beggars never advanced past the door topped log.⁵⁴ The covered front porch had log storage under built-in seats, like the front porch at 1155 Chatfield.⁵⁵

⁵⁰ “An Attractive and Odd Residence,” *Winnetka Talk*, October 2, 1926.

⁵¹ “Rolling Roof, Sloping Floors, Swedish Style;” “This ‘Doll House’ is Also Home and Studio,” *Winnetka Talk*, October 6, 1928.

⁵² “This Doll House is Also Home and Studio.”

⁵³ Today, the house is painted with similar colors as the Swedish House at 1479 Tower Road.

⁵⁴ “This Doll House is Also Home and Studio.”

⁵⁵ Rotzoll, “Sweden in Winnetka.”

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Undated, Winnetka Historical Society



Both photographs March, 2024, Benjamin Historic Certifications

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890 Greenwood Avenue, 1926

Of the five Swedish Houses, 890 Greenwood Avenue was the third house Andrew Paulson built. A building permit in the Village files shows that the original construction permit was filed on September 13, 1926. Around 1982, the Winnetka Historical Society established a file of all residential structures in the village, and a questionnaire concerning 890 Greenwood Avenue was completed by then-owners Richard and Sheri Seefeldt. The Seefeldts wrote that the building was constructed in 1928 by Andrew Paulson, and that he owned the building from 1928 through the 1940s. Sometime in the 1940s Paulson sold the house to the Pedersens, who lived there until 1964, when they sold it to Donn Kesselheim. Later, Donald and Virginia Snapp moved into the house and owned it until 1974 when they sold it to the Seefeldts.⁵⁶



Undated, Winnetka Historical Society



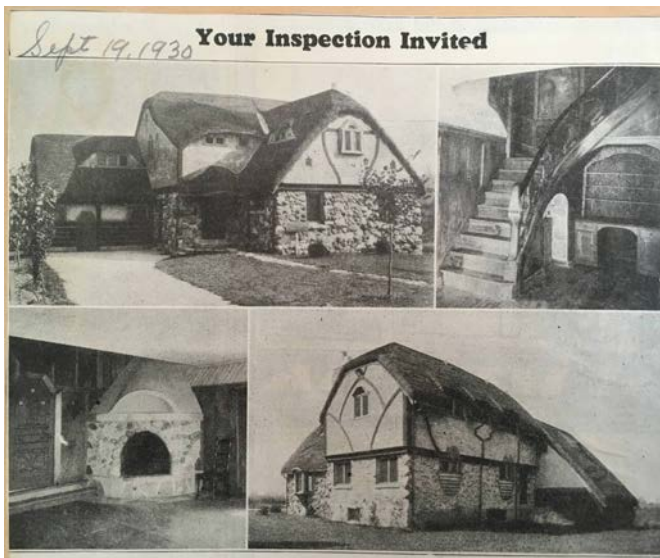
Photograph March, 2024 Benjamin Historic Certifications

⁵⁶ "890 Greenwood Avenue."

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1487 Tower Road

1487 Tower Road was the fourth house designed by Andrew Paulson. No permit application was found for this property in the Village files, however, a newspaper article mentions that the fourth of the Swedish Houses designed by Andrew Paulson broke ground during the week of October 5, 1928.⁵⁷ A note on the back of a photograph in the collection of the Winnetka Historical Society in the 900 Greenwood Avenue file mentioned that at Paulson's son's (Herbert's) urging, Paulson used Theron Mandeville Woolson, an architect, in the planning of the last one. A permit application in the file for 1479 lists T.M. Woolson as the architect, so it is clear that the fourth house built by Paulson was 1487 Tower Road.



September 19, 1930, Winnetka Historical Society



Photograph March, 2024
Benjamin Historical Certifications



1487 Tower Road Interior, Realtor Photograph

⁵⁷ "This 'Doll House' is also Home and Studio," *Winnetka Talk*, October 6, 1928.

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1479 Tower Road – Winnetka Landmark

There is a building permit application in the Village file dated October 2, 1928 for 1479 Tower Road. T.M. Woolson is listed as the architect; Andrew Paulson is identified as the owner, builder and carpenter.

Theron Mandeville Wilson was an architect who began his career working for architect Daniel H. Burnham in Chicago. After Burnham's death, Woolson joined the firm of Rapp & Rapp. After serving in World War I, Woolson stayed in Europe and attended the Ecole des Beaux Arts in Paris. Upon his return to the United States, Woolson rejoined the firm of Rapp & Rapp where he designed many Chicago area theaters and hotels. He died on February 7, 1980.⁵⁸



Undated, Winnetka Historical Society



1479 Tower Road fireplace
Realtor photograph



Photograph March, 2024 Benjamin Historic Certifications

⁵⁸ "Theron Mandeville Woolson" [obit.], *Chicago Tribune*, February 10, 1980, 15.

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Another house that bears mentioning in this context is 455 Birch Street, the Lola and Lloyd Maverick House. The house is listed in the National Register of Historic Places and is a designated Winnetka Landmark. Designed by Swedish architect and artist Charles Haag, whose home and studio were located at 897 Cherry Street in Winnetka, the house at 455 Birch Street was built in 1920 in the Swedish Arts & Crafts tradition.

Swedish immigration made an enormous impact on Chicago and the Midwest. Looking for work, between 1845 and 1930 over one million Swedes emigrated to the United States. At the turn of the twentieth century, Chicago had the second largest Swedish population of any city in the world, second only to Stockholm, the capital of Sweden. By 1870 the Swedes living in Chicago numbered the largest concentration anywhere in the United States. After the Chicago Fire in 1871, there were so many Swedish carpenters in the city that it was said that “the Swedes built Chicago.”⁵⁹ By 1910, one fifth of all people who were born in Sweden lived in the United States — only Ireland and Norway had a higher portion of their population migrate to America.⁶⁰ Most Swedish men who came to Chicago worked in skilled trades, including construction. There was also an important artist community in Chicago; the Swedish Club of Chicago held frequent exhibitions of work by Swedish American artists.⁶¹

Architect, Builder of 1155 Chatfield Avenue

Without a construction permit or secondary source evidence to point to, it is impossible to determine with any degree of certainty who was the original architect or builder of 1155 Chatfield Road. Andrew Paulson certainly had the skills to design and build it, and he owned the property and sold the house to his son Herbert, so it is possible that he was the original architect and builder, however that information was not able to be confirmed. It is also possible that Herbert Paulson had a part in designing it. He lived in the house first and he used a romanticized drawing of the property on his work stationery, advertising his company’s alterations and decorating services.



Village of Winnetka Permit File for 1155 Chatfield

⁵⁹ “The Swedes in Chicago,” WTTW, <https://interactive.wttw.com/a/chicago-stories-swedes-chicago> (accessed March 1, 2024).

⁶⁰ “Swedes,” *Encyclopedia of Chicago*, [http://www.encyclopedia.chicagohistory.org/pages/1222.html#:~:text=Until%201960%2C%20Swedes%20ranked%20as,1930%20to%2016%2C674%20in%201960](http://www.encyclopedia.chicagohistory.org/pages/1222.html#:~:text=Until%201960%2C%20Swedes%20ranked%20as,1930%20to%2016%2C674%20in%201960.). (accessed March 1, 2024).

⁶¹ “Exhibitions by Swedish American Artists at the Swedish Club of Chicago,” 1911 – 1982, <https://www.aaa.si.edu/collections/surveys/chicago/north-park-university/exhibitions-swedish-american-artists-swedish-club> (accessed March 2, 2024).

Landmark Status of the Property

1155 Chatfield Road is not listed individually or included in a district listed on the National Register of Historic Places. It is not a local Winnetka landmark.

Evaluation of Historic Significance

The Paulson family, as Swedish immigrants, were an important part of the history of Chicago and Winnetka. Andrew Paulson, as a skilled artist, worked as a painter at the World's Colombian Exhibition of 1893 and painted in many important homes of significant people in the city. He certainly contributed to the historic built environment of the Village of Winnetka by designing and building his enclave of five Swedish Arts and Crafts homes at the corner of Tower Road and Greenwood Avenue. His son Herbert carried on the family tradition and was a skilled artist who built a successful interior decorating business.

Warren Kime was a successful musician who played in a number of popular bands, and he recorded several albums, including several of his own original compositions. None of the other owners rose to the level of local significance.

Evaluation of Architectural Significance

Several houses along Chatfield Road were evaluated in 1990 by Susan Benjamin and included in the Winnetka Historical and Architectural Survey. They were determined to be sufficiently distinguished to possibly contribute to a historic district. Those buildings were 1141, 1152, 1169 (demolished), and 1192 Chatfield. 1155 Chatfield Road was not included in that survey, likely because the landscape was so overgrown that the building was not visible from the street. The house has architectural significance as a good example of a Craftsman bungalow; one of only a handful in the Village. However, the house has been stripped of important historic features and received unsympathetic additions which have, sadly, diminished its integrity and architectural significance.

Evaluation of Neighborhood Impact

The house at 1155 Chatfield is a one-story Craftsman style bungalow, whereas most of the houses on Chatfield are two-story houses influenced by historical styles. Even the newer houses are closer in scale and size to the older historic ones on the street. Because of this the house at 1155 Chatfield has a unique presence. Unfortunately, it has suffered from incompatible additions (which are visible because of the vacant lot to the east) and poor treatment resulting from the removal of historic features and lack of care. Because of this, its replacement by a home compatible in scale with the historical revival houses on the street is acceptable and would be in keeping with the character of those houses. The gateposts at the entrance to Chatfield impress visitors by calling attention to the significance of the enclave of houses on Chatfield. Even with the removal of this house the streetscape is significant, and its character will remain intact.

Summary Opinion

The house at 1155 Chatfield has local significance largely because of its importance as a Craftsman bungalow. Although the house is associated with both Andrew and Herbert Paulson, it was not confirmed that Andrew Paulson designed the house. The other house associated with Andrew and Herbert Paulson and their families, 1151 Chatfield, has been demolished. As it was not established that Andrew Paulson designed the house at 1155, the historic significance of Paulson really lies with the five

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Swedish Houses. The architectural significance of this house has been diminished through poor additions and disregard for the significance of its historic features. When the house and surrounding landscape had sufficient integrity to be rehabilitated, the house would have been an architectural asset on the street. Because of stripping its historic features and creating clumsy, unsympathetic additions, that is no longer the case. Its integrity has, sadly, been severely compromised, diminishing the significance of the house.

Appendix

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Attachment B: Exterior Photographs of 1155 Chatfield Road



Front (south) façade, looking north



Front (south) façade, looking north



Front (south), east facades



Front (south) stairs leading to front porch

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Stairs leading to front porch



Front door



Front door hardware



Front door hardware

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Front porch looking west



Front porch looking east



Front porch looking east



Front porch light fixture

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Front porch looking northeast



West façade



Detail, west façade



West façade looking south

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



East façade, front porch, looking southwest



East facade looking west



East façade chimney



East façade looking northwest



Detail, chimney, showing "P"



Driveway

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Front yard looking east



Front yard looking northwest



East, north facades looking southwest



North façade looking south



Garage looking north



Garage looking northwest

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Attachment C: Interior Photographs of 1155 Chatfield Road



Front entry vestibule looking west



Front entry vestibule tile floor



Front entry vestibule looking west,
bedroom 1 on right



Front entry vestibule looking west

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Living room looking south



Living room looking east



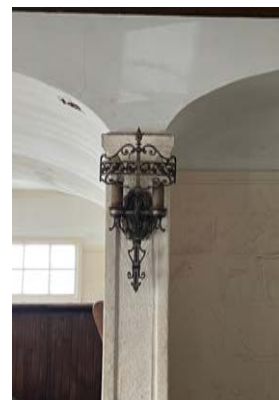
Inglenook, living room looking east



Fireplace, living room looking east



Chimney, detail showing "P"



Living room light fixture

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



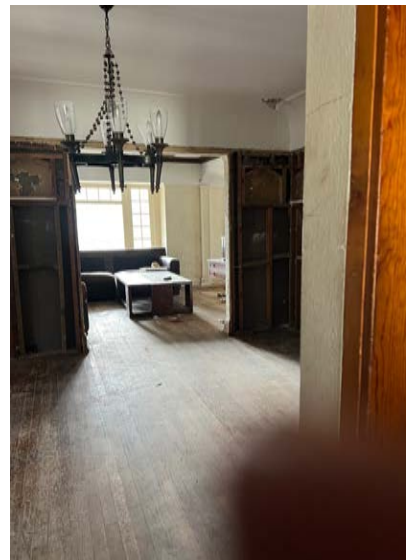
Dining room, looking northeast



Dining room, looking east



View from dining room to living room,
Looking south



View from kitchen through dining room
to living room, looking south

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



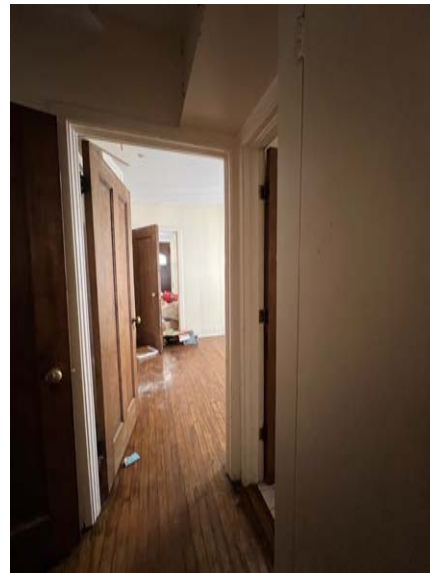
Dining room, looking west across hall to bath



West bath



Bedroom 2, looking west



Hall looking south to bedroom 2, vestibule,
bath on right

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Bedroom 2 closet, view to hall looking north



Bedroom 2 closet, view to hall looking northeast



Bedroom 2 closet



Second bath looking east

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Bedroom 3 looking west



Bedroom 3 looking north



Kitchen looking west, entrance to basement
on left



Family room looking east

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Attachment D: Table of Information for Residences in the Surrounding Neighborhood

ADDRESS	ORIGINAL OWNER	DATE OF CONSTRUCTION PERMIT APPLICATION	ARCHITECT BUILDER	STYLE
1140 Chatfield		Prior to 1963		Neo-Colonial
1141 Chatfield	Michael Straub	Prior to 1922		Four Square
1145 Chatfield	S.J. Eisendrath	11/25/2?	Eisendrath Jensen & Nelson	Colonial Revival
1152 Chatfield		Prior to 1983		Prairie School
1155 Chatfield	Herbert Paulson	c. 1914		Arts & Crafts
1159 Chatfield	Chatfield LLC	12/27/2013	Pappageorge Haynes Highgate Builders, Inc	Neo-Shingle
1160 Chatfield	Mr. and Mrs. Samuel Weisbard	3/28/1963, altered 5/4/2000	Charles Conlon Collins Builders, Inc.	Eclectic
1161 Chatfield	Orchard Glen Homes	9/27/2010	Jeff Heaney Orchard Glen Homes	Neo-Georgian
1169 Chatfield	Connie Capone	6/12/2006	Tinaglia Architects George Adamczy & Co.	Neo-French
1170 Chatfield	Geo. S. Wood	5/16/1928	Howard Bowen Owner	Tudor Revival
1176 Chatfield	Adolph E. Salmen	11/20/1929	S.S. Beman Owner	French Eclectic
1182 Chatfield	Geo. S. Wood	11/27/1928	Howard Bowen Owner	Eclectic
1185 Chatfield		Prior to 1936		Shingle
1192 Chatfield	Marb Weinburg	4/9/1929	Levy & Klein Wm. Hammerstrom	Mediterranean Revival
1197 Chatfield	Adolph Solinen	3/4/1929	WF Broure Owner	French Revival
1198 Chatfield	Julius Friedlander	5/29/1929	M. Sandel E.E. Oleinine	Tudor Revival
1201 Chatfield	A.F. Mecklenburger	1/3/1929	Levy & Klein	Tudor Revival

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Attachment E: Photographs of Residences in the Surrounding Neighborhood



1140 Chatfield Avenue



1141 Chatfield Avenue



1145 Chatfield Avenue



1152 Chatfield Avenue



1159 Chatfield
44



1160 Chatfield

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



1161 Chatfield Avenue



1169 Chatfield Avenue



1170 Chatfield Avenue



1176 Chatfield Avenue



1182 Chatfield Avenue



1185 Chatfield Avenue

Historical and Architectural Impact Study (HAIS)
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1192 Chatfield Avenue



1197 Chatfield Avenue



1198 Chatfield Avenue



1201 Chatfield Avenue



Chatfield Avenue looking east



Chatfield Avenue street posts

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Attachment F: Other Craftsman Bungalows in Winnetka



466 Chestnut Street



470 Chestnut Street



834 Oak Street

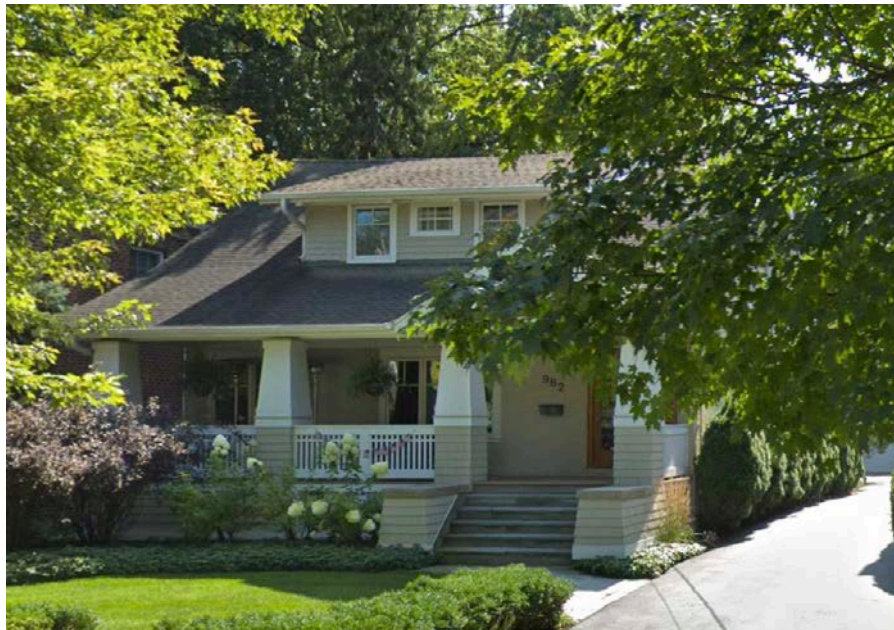


897 Spruce Street

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



1065 Spruce Street



982 Cherry Street

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

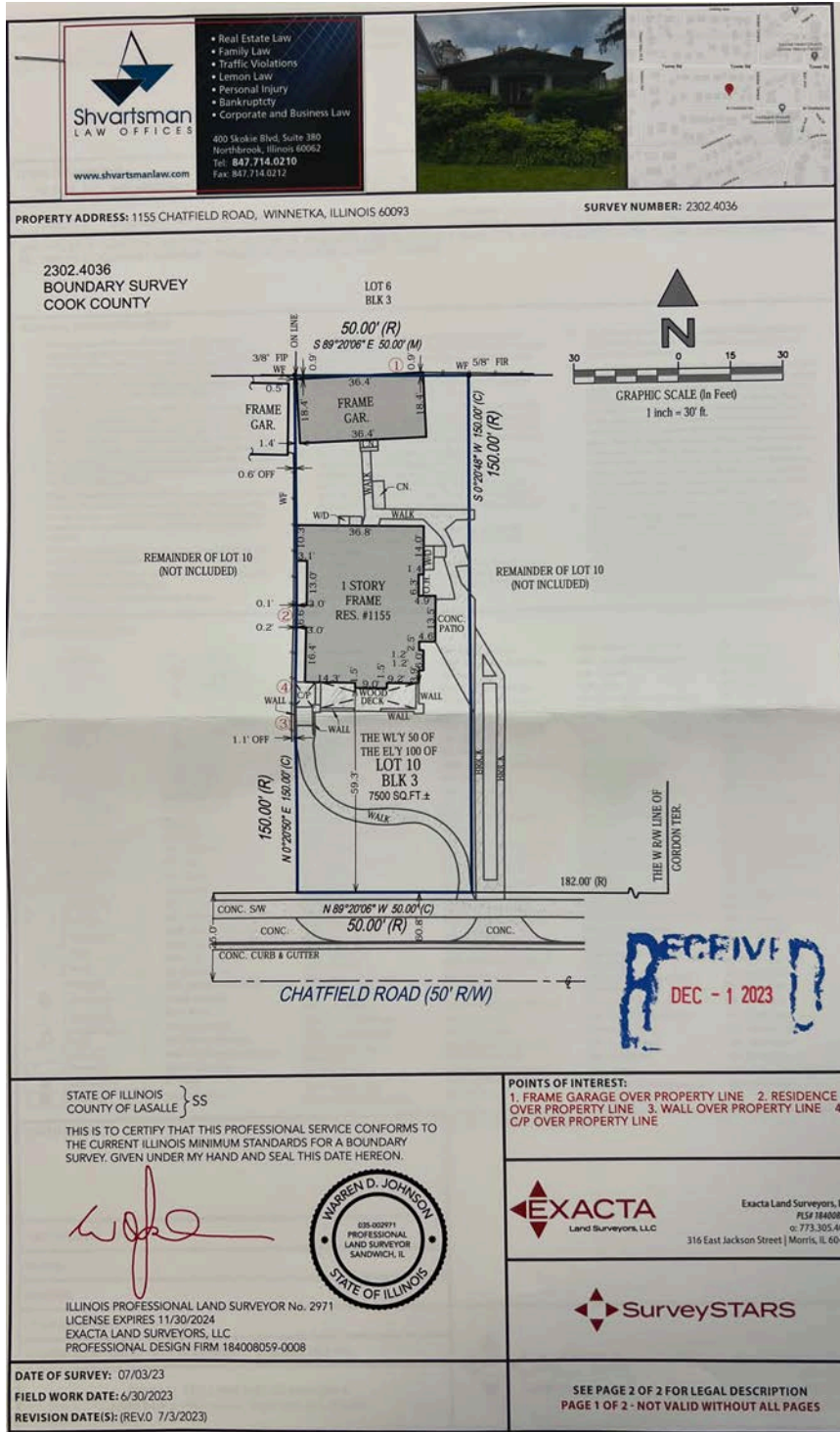
Attachment G: Select Research

1. 1938 Sanborn Fire Insurance Map



Historical and Architectural Impact Study (HAIS) Village of Winnetka: 1155 Chatfield Road

2. Plat of Survey



Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

3. Recorder of Deeds Plat Book 246-C

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County Clerk's Office SW 1/4 Sec. 17-42-13.

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Pl. Dec. 178081-April 27-1878

BOOK OF PLATS No. 13 PAGE 56, 58

DOCUMENT	GRANTOR	GRANTEE	INST.	DATE OF INSTRUMENT	DATE OF FILING	DESCRIPTION
		ORIGIN				
1501498	Ezekiel L. Haines	John M. Dwight	D	Jan 7 91	Jan 7 91	66 ft 6 in by 24 5/8
2177385	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
4705051	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
6754456	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
6858797	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
7420508	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
8122105	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
10237877	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
10672667	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
13188182	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
14446405	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
18725639	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8
18728734	Edith M. Haines	John M. Dwight	D	Dec 11 91	Dec 11 91	66 ft 6 in by 24 5/8

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Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

[illegible]

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

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DOCUMENT	GRANTOR	GRANTEE	UNIT	DATE OF INSTRUMENT	DATE OF FILING	DESCRIPTION
6831797	Martha C McDonald	Anna C Mc Kinnery	ND	Aug 18, 20	Aug 20, 20	7 (E 8 10 ft)
7090387	Harbert W Paulson	Max K Meyer	PD	Nov 21, 21	Nov 22, 21	W 50 ft E 100 ft L 10
7117902	Peter Miller	Herb W Paulson	RD	Apr 13, 21	Apr 15, 21	same
7162508	Anna C Mc Kinnery	Max K Meyer	RD	Aug 23, 21	Aug 25, 21	7 (E 8 100 ft)
7003144	Anna C Mc Kinnery	Max K Meyer	PD	Feb 1, 22	Feb 15, 22	E 50 ft L 10
7416476	Max K Meyer	Andrew W Paulson	RD	Feb 24, 22	Mar 2, 22	same
7455715	Anna C Mc Kinnery	Page 157	SUB	Mar 18, 22	Apr 7, 22	(E 8 100 ft) 4 (W 0 ft)
	Wm. J. Mc Kinnery	Page 157	(W 5) 4 (E 5)			
7472512	Frank J Mitchell	Oscar C Nelson	ND	Apr 19, 22	Apr 21, 22	N 75 ft L 10
7472513	Oscar C Nelson	Chas. F. De La	PD	Apr 19, 22	Apr 21, 22	same
7524245	Oscar C Nelson	Max K Meyer	PD	Aug 4, 22	June 1, 22	E 100 ft L 9
7542201	Chas. F. De La	Oscar C Nelson	RD	June 13, 22	June 15, 22	same
7609856	Emory W Nelson	Max K Meyer	PD	July 1, 22	Aug 14, 22	7 (E 8 100 ft)
7619440	Arthur J Mitchell	James M Cleary	RD	Oct 18, 22	Oct 23, 22	E 50 ft W 150 ft L 10
7619445	Arthur J Mitchell	James M Cleary	ND	Nov 9, 22	Nov 30, 22	E 70 ft W 150 ft L 10
7619446	James M Cleary	Max K Meyer	PD	Nov 8, 22	Nov 30, 22	same
7666086	Chas. F. De La	John Allen	RD	Nov 27, 22	Apr 4, 23	same
7699651	Chas. F. De La	Oscar C Nelson	RD	Apr 9, 23	Apr 25, 23	N 75 ft L 10
8137736	John B Anderson	John A Anderson	RD	Oct 23	Oct 9, 23	W 50 ft E 150 ft L 10
8137737	John B Anderson	John A Anderson	RD	Oct 23, 23	Oct 9, 23	same
8137738	Chas. F. De La	John A Anderson	RD	Oct 8, 23	Oct 9, 23	same
8163353	Charles R Church	John Allen	RD	Aug 8, 23	Oct 27, 23	W 150 ft L 10
8539731	Joe C. Sutton	Max K Meyer	PD	July 25, 24	Aug 5, 24	E 100 ft L 9
8546325	Max K Meyer	Oscar C Nelson	RD	Aug 23, 24	Aug 26, 24	E 100 ft L 9
8566326	Oscar C Nelson	Joe C. Sutton	ND	July 31, 24	Aug 26, 24	same
8566327	Joe C. Sutton	Chas. F. De La	PD	Aug 26, 24	Aug 27, 24	same
8566328	Chas. F. De La	Chas. F. De La	ND	Aug 17, 24	Nov 11, 24	7 (E 8 100 ft)
8754124	Chas. F. De La	Chas. F. De La	PD	June 19, 25	June 23, 25	E 75 ft W 150 ft L 10
8766060	Joe M. Cleary	Chas. F. De La	ND	June 25, 25	June 6, 25	same
8769149	Max K Meyer	Joe M. Cleary	RD	July 1, 25	July 9, 25	same
7068245	Paul Kirschner	Anna C Mc Kinnery	ND	Sept 25, 25	Oct 13, 25	7 (E 8 100 ft)
9181484	Andrew W Paulson	Harbert W Paulson	ND	Feb 15, 26	Feb 16, 26	E 50 ft L 10
9181485	Harbert W Paulson	Henry R Hale	PD	Feb 10, 26	Feb 16, 26	same
9181502	Harbert W Paulson	same	PD	Feb 10, 26	Feb 16, 26	W 50 ft E 100 ft L 10
8072244	Conrad M. Thiel	Chas. F. De La	PD	Feb 20, 26	Feb 20, 26	E 75 ft W 150 ft L 10
9210962	Max K Meyer	Harbert W Paulson	RD	Mar 1, 26	Mar 18, 26	W 50 ft E 100 ft L 10
9211803	same	Andrew W Paulson	RD	Mar 5, 26	Mar 19, 26	E 60 ft L 10
9213683	Oscar C Nelson	Chas. F. De La	PD	Apr 21, 26	May 13, 26	N 75 ft L 10
9245203	Chas. F. De La	Frank J Mitchell	RD	May 25, 26	June 3, 26	W 75 ft L 10
9245204	Chas. F. De La	Frank J Mitchell	RD	May 25, 26	June 3, 26	E 75 ft L 10
9245205	Chas. F. De La	Frank J Mitchell	RD	May 25, 26	June 3, 26	E 75 ft L 10

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Historical and Architectural Impact Study (HAIS)
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DOCUMENT	GRANTOR	GRANTEE	INST	DATE OF INSTRUMENT	DATE OF FILING	DESCRIPTION
7478449	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
8153944	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11103936	Chas. D. De C.	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11266731	Chas. D. De C.	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11267501	Chas. D. De C.	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10276335	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10377178	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10529851	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10529852	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10619889	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10647422	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10642519	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10697632	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10723768	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10827582	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10829883	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10847267	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10884748	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10924756	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10925757	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
10933570	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11026052	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11032017	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11211718	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11245457	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11296180	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
347967	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11413723	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11456020	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11457170	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11473993	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11504889	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11504888	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11527017	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11605519	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11613675	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11615455	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11677359	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11705468	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
229407	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft
11718564	Shawell & Sons	Chas. D. De C.	RD	Nov 15 26	Nov 27 26	8 1/2 x 5 1/2 ft

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COUNTY CLERK DEPT CHS REC 1142 13.

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DOCUMENT	GRANTOR	GRANTEE	INST	DATE OF INSTRUMENT	DATE OF FILING	DESCRIPTION
11508072	Chgo R. R. Co. et al Anna M. Anderson	Chgo R. R. Co.	101	May 8 36	May 11 36	W 50 ft of E 150 ft L 10
11506009	John E. Sutton et al Chgo R. R. Co.	Chgo R. R. Co.	101	May 25 36	May 25 36	E 100 ft L 9
11574372	Paul W. Halley et al John Sutton	John Sutton	101	Sept 1 36	Sept 2 36	same
11932772	State R.R. of Minn. et al Paul W. Halley	Paul W. Halley	101	Oct 2 36	Jan 7 37	W 15 ft of E 150 ft L 10
12075588	Chgo R.R. Co. et al John Sutton	John Sutton	101	Oct 2 36	Oct 30 37	E 100 ft L 9
12075589	John E. Sutton et al Chgo R.R. Co.	Chgo R.R. Co.	101	Oct 1 37	Oct 30 37	same
10346288	John E. Sutton et al Chgo R.R. Co.	Chgo R.R. Co.	101	Oct 2 37	Oct 26 39	same
12363729	L. J. & L. Co. et al John E. Sutton	John E. Sutton	101	Oct 1 39	Oct 5 39	same
12382205	Frank W. Paulsen et al Republic Realty Co.	Republic Realty Co.	101	Oct 13 39	Oct 13 39	W 50 ft of E 100 ft L 10
12397337	Frank W. Paulsen et al Republic Realty Co.	Republic Realty Co.	101	Nov 14 39	Nov 14 39	same
12409435	H. W. Paulsen et al Central Bldg. Co.	Central Bldg. Co.	101	Dec 12 39	Dec 12 39	Ely 50 ft L 10
12413914	Rep. Realty Mfg. Co. et al Paul W. Halley	Paul W. Halley	101	Dec 8 39	Dec 22 39	W 50 ft of E 100 ft L 10
12417358	C. T. & T. Co. et al Herbert W. Paulsen	Herbert W. Paulsen	101	Dec 29 39	Jan 3 40	Ely 50 ft L 10
12448605	Herbert W. Paulsen et al Chgo R.R. Co.	Chgo R.R. Co.	101	Oct 30 39	Nov 14 40	W 50 ft of E 100 ft L 10
12448606	Edna J. Folke et al Herbert W. Paulsen	Herbert W. Paulsen	101	Oct 30 39	Nov 14 40	same
12651675	John E. Sutton et al Harry M. Wargulies	Harry M. Wargulies	101	Dec 16 40	Apr 2 41	E 100 ft L 9
12752286	Edna J. Folke et al H. T. Phillips	H. T. Phillips	101	Aug 27 41	Sept 8 41	W 15 ft L 10
12760779	Edna J. Folke et al Edna J. Folke	Edna J. Folke	101	Oct 17 41	Oct 17 41	same
12766657	C. T. & T. Co. et al Chgo R.R. Co.	Chgo R.R. Co.	101	Oct 26 41	Oct 1 41	same
12780710	H. T. Phillips et al Modern Woodmen Co.	Modern Woodmen Co.	101	Oct 23 41	Oct 23 41	same
13090816	Anna L. Wargulies et al John E. Sutton	John E. Sutton	101	June 14 42	June 14 42	E 100 ft L 9
13090817	John E. Sutton et al Geo. E. Sutton	Geo. E. Sutton	101	June 14 42	June 14 42	same
13090818	Geo. E. Sutton et al C. T. & T. Co.	C. T. & T. Co.	101	June 9 42	June 14 42	same
13099768	C. T. & T. Co. et al John E. Sutton	John E. Sutton	101	June 14 42	June 14 42	same
13239509	Columbus Trust Co. et al John B. Conlan	John B. Conlan	101	Jan 1 44	Jan 3 44	E 75 ft of E 150 ft L 10
13239510	John B. Conlan et al C. T. & T. Co.	C. T. & T. Co.	101	Jan 1 44	Jan 3 44	same
13320235	Modern Woodmen Co. et al John B. Conlan	John B. Conlan	101	July 4 44	July 17 44	W 15 ft L 10
13321174	John B. Conlan et al C. T. & T. Co.	C. T. & T. Co.	101	July 17 44	July 17 44	same
13766881	Herbert W. Paulsen et al Herbert W. Paulsen	Herbert W. Paulsen	101	Apr 1 46	Apr 12 46	same
13766882	Herbert W. Paulsen et al Herbert W. Paulsen	Herbert W. Paulsen	101	Apr 1 46	Apr 12 46	same
13794781	Edna J. Folke et al Herbert W. Paulsen	Herbert W. Paulsen	101	Apr 1 46	Apr 12 46	Ely 50 ft L 10
14317373	C. T. & T. Co. et al Geo. E. Sutton	Geo. E. Sutton	101	Apr 1 46	Apr 12 46	E 100 ft L 9
14572800	Herbert W. Paulsen et al Lett Longini	Lett Longini	101	Apr 1 46	Apr 12 46	Ely 50 ft L 10
14912323	Betty Longini et al Robt. Longini	Robt. Longini	101	Apr 1 46	Apr 12 46	1151 Chatfield Rd Winnetka
14701694	John B. Conlan et al John B. Conlan	John B. Conlan	101	Dec 12 49	Dec 12 49	W 50 ft of E 150 ft L 10
14701693	John B. Conlan et al John B. Conlan	John B. Conlan	101	Dec 12 49	Dec 12 49	same
14714526	C. T. & T. Co. et al John B. Conlan	John B. Conlan	101	Dec 12 49	Dec 12 49	same
14800841	John B. Conlan et al Geo. H. Krutman	Geo. H. Krutman	101	May 5 50	May 5 50	E 75 ft of E 150 ft L 10
14803797	C. T. & T. Co. et al John B. Conlan	John B. Conlan	101	May 5 50	May 5 50	same
265566	Central Nat. Bk. et al Herbert W. Paulsen	Herbert W. Paulsen	101	May 5 50	May 5 50	Ely 50 ft L 10

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DOCUMENT	GRANTOR	GRANTEE	INST.	DATE OF INSTRUMENT	DATE OF FILING	DESCRIPTION
268894	Am. L. Louie J. X...	Herbert M. Paulson			3 26 51	Ely 50 ft x 10
16031201	Herbert M. Paulson	Agnes G. Friedler	WD	9 24 14	9 30 14	Same
16031202	Robert J. Edmunds	Betty Edmunds	OC	4 9 14	9 30 14	Same
16031203	Robert J. Edmunds	Agnes Friedler	OC	9 14 14	9 30 14	Same
16031477	J. Herbert (Nichols)	Betty Edmunds	Rel	10 6 14	10 16 14	Same
16564041	Anna M. Frizer	Norman Nelson	WD	4 25 56	4 30 56	W 56' of E 10' of 210
16565628	Norman Nelson	Anna M. Frizer	WD	4 26 56	5 1 56	Same
16699076	Occidental Life Ins. Co.	Michael F. Cavallaro	Sett	4 25 56	7 17 56	N 100' of 17 (4. C. 100')
17141411	1st Nat. Bk. of Chicago	Juanita Brown	R	12 20 49	2 25 58	Ely 50 ft x 100 ft of 210
17610436	William K. Adams	Wm. C. Eaton & wife	WD	14 20 62	7 27 59	W 75 ft of 210
17610437	Wm. C. Eaton & wife	Northern Trust Co.	TD	7 9 59	7 27 59	Same
18175924	H. Lippincott	St. Bk. & Tr. Co.	R	5 26 61	5 31 61	E 100 ft of 210
18185851	Geo. Ellerton Jr.	Hall Lippincott	WD	6 4 61	6 12 61	Same
18938880	Anna Delaney	Grace Delaney	OC	8 24 61	8 19 65	Ely 50 ft x 10
14566881	Small's Home	Green D. Austin	OC	8 11 60	8 13 65	Same
19701140	Agnes Friedler	John Friedler	WD	1 3 66	1 5 66	E 50' of 210
19701335	John Friedler	1st Nat. Bk.	WD	1 3 66	1 5 66	Same
20544599	Samuel M. Stier & wife	Nat. Bk. of Chicago	TD	6 25 68	7 9 68	9 (ex. 6. 100 ft)
20943863	Northwestern Tr. Co.	Wm. Catton	Rel	7 8 68	7 28 65	W 75' of 210
21441063	B. L. Evans	C. T. T. Co.	TD	4 1 71	4 6 71	Center 50' of 10
21452854	John Friedler	Steven Evans	D	4 1 71	4 9 71	Same
21478536	1st Nat. Bk. of Chicago	John A. Friedler	Rel	4 23 71	5 13 71	E 50' of 10
22858208	Warren E. Kime & wife	Julian Boren et al	MTG	9 25 74	9 24 74	W 50' of Ely 100 ft of 10
22876538	Julian Boren	Warren Kime & wife	WD	9 25 74	10 15 74	Same
23125843	Beverly Argento	Winnetka St. L.	MTG	6 20 75	6 24 75	Same
23157796	Steven J. Evans	Beverly Argento	WD	6 26 75	7 21 75	Ely 50' of 10
23162609	C. T. T. Co.	S. L. Evans	R	7 22 75	7 24 75	Same
23189007	Samuel Stier & wife	David Z. Boren	WD	8 22 75	8 15 75	9 (ex. 6. 100 ft)
23502341	B. Argento	Winnetka Bank	TD	5 24 76	5 28 76	Ely 50' of 10
23523910	W. Kime	D. Kime	OC	10 31 76	6 17 76	W 50' of E 100' of 10
23522806	St. National Bk.	H. Lippincott & wife	R	3 15 76	6 16 76	E 100' of 9
23545289	Donna A. Kime	B. V. Argento	AGMT	7 1 76	7 2 76	W 50' of 100 ft of 10
23961331	D. Kime	B. V. Argento	WD	6 2 77	6 9 77	Same
2971642	Donna Kime	Warren Kime	Rel	10 16 75	10 4 77	W 50' of E 100' of 10
24912400	D. A. Miller & wife	Evans & Co.	MTG	4 10 75	4 10 75	W 50' of E 100' of 10
24948461	J. H. Miller & wife	D. A. Miller & wife	WD	4 7 79	5 7 79	Same
25102664	B. V. Argento	Seam, B. T. Co.	WD	7 17 79	8 16 79	10
26439894	H. Lippincott & wife	Winnetka St. L.	TD	12 10 80	12 15 82	E 100' of 9 - see p. 102
27284677	J. Boren & wife	W. Kime & wife	R	10 1 84	10 5 84	pt 910

Historical and Architectural Impact Study (HAIS) Village of Winnetka: 1155 Chatfield Road

Total Documents : **10**

Click the boxes to select your documents before adding to the cart.

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☐	View Doc	Doc Number	Doc Recorded	Doc Executed	Doc Type	1st Grantor	1st Grantee	Assoc. Doc#	1st PIN
☐	View	2304857038	2/17/2023	9/28/2022	DEED	THE JUDICIAL SALES CORP	5 WINDSOR LLC		05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA
☐	View	2119721028	7/16/2021	6/18/2021	ASSIGNMENT	US BK TRUST NATL ASSN TR	WILMINGTON SAV FUND SOC FSB TR	0806705159	05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA
☐	View	2113004102	5/10/2021	5/5/2021	ASSIGNMENT	WELLS FARGO BK NA	US BK TRUST NATL ASSN TR	0806705159	05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA
☐	View	0833931124	12/4/2008	10/6/1992	DEED IN TRUST	LASALLE NATL TRUST TR	PRIVATE B&T CO TR		05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA
☐	View	0833931125	12/4/2008	2/21/2008	TRUSTEES DEED	PRIVATEBANK & TRUST CO TR	ALESHIRE SUZANNE		05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA
☐	View	0830435034	10/30/2008	10/28/2008	LIS PENDENS	WACHOVIA MORTGAGE	ALESHIRE SUZANNE	0806705159	05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA
☐	View	0806705159	3/7/2008	2/29/2008	MORTGAGE	ALESHIRE SUZANNE	WACHOVIA MTG	0830435034	05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA
☐	View	90089986	2/26/1990	9/28/1989	ASSIGNMENT	ASSOCIATES NATL MTG CORP	PEOPLES SEC LF INS CO	88297140	05-17-300-018-0000 1197 CHATFIELD RD, WINNETKA
☐	View	90089980	2/26/1990	9/28/1989	ASSIGNMENT	ASSOCIATES FED S&L	ASSOCIATES NATL MTG CORP	88297140	05-17-300-018-0000 1197 CHATFIELD RD, WINNETKA
☐	View	88104564	3/11/1988	12/30/1986	ASSIGNMENT	ALESHIRE D W	FIRST IL BK WILMETTE		05-17-300-024-0000 1155 CHATFIELD RD, WINNETKA

Cook County Clerk's Office, Recordings, <https://www.cookcountyclerkil.gov/recordings/search-recordings>

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

4. Real Estate Listings

Excl. Agents	Address of House 1155 Chatfield Rd, Winnetka	Size of Lot 50x100	Rooms 6-3	Baths 2	Porches 1	Price 21,000
--------------	---	-----------------------	--------------	------------	--------------	-----------------

Continuance of Listing Confirmed 12/4	Situated between How house may be seen	Fronts	ft. alley at
	Garage 4 c gar	Living quarters	When available
	State exactly how we came to have this listing		How heated
			Date 10/22/49 Listed by
	Owner	Address	Off.
	Whom to notify regarding prospective purchaser	Ph: Res.	Off. Winn 0703
	Tenant	Address	Rent
	Assessed valuation	Ph: Res.	
	Terms	Lease expires	
	1st Mortgage	Taxes 242	Abstract or Guaranty policy
Prepayment privileges	Rate	Maturity	
2nd Mortgage	Rate	Maturity	
Prepayment privileges			
Restrictions			
Insurance { Fire Tornado			
Construction white shingle & stucco	Roof	Architect	
Heating oil	Hot water	Lighting	
Remarks			
Basement playrm		Stories	
1st floor LDK, porch, 3 bedrms, 2 baths			
2nd floor			
3rd floor			

Doed 12/49

OPEN TUESDAY OCTOBER 25, 1949

1155 Chatfield Road, Winnetka

White Shingle and Stucco 4-car garage

One floor - LDK, porch, 3 bedrooms, 2 baths

Basement: Playroom

Heat: Oil Taxes: \$242.

Lot: 50 x 100

Price: \$21,000. *mcg + orr - 10-22-49*

SOLD
12-6-49

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

EVANSTON-NORTH SHORE MULTIPLE LISTING CORPORATION

Directions:

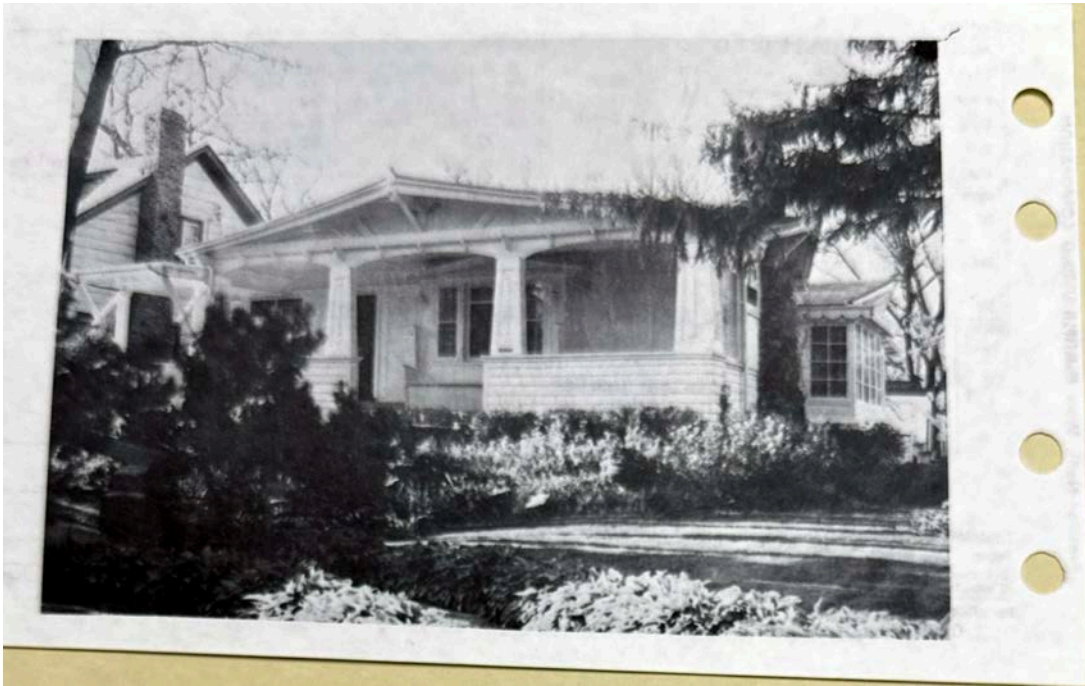
Address: 1155 CHATFIELD	Lot Size 50 x 150	64,500 58,500
City: Winnetka 3209	+ 8 ft. easement driveway	
Constr: Stucco & Frame	Rms. 7 Bed. 3 Baths 1 1/2 Heat HW Oil	Cost
Style: 1 Story	Year - Taxes 1972 Porches 2	
Roof: 1914	Garage 3 Car	Contract: See below
Built: 1914 Faces: South	Elect: 220V-110V	
Basmt: Full. Partially finished.	LR	
1st: Living room with fireplace. Separate dining room. Kitchen.	DR	
2nd: Large back porch. 3 bedrooms (1 tandem). 1 1/2 baths. Large front porch.	K	
3rd:	DEN	
Check: School: Grade: Hubbard Wds. JHS Skokie - Washburne HS: New Trier East	FR	
Transp: RR. C&NW Bus: Other:	BR's	
Mortgage: Existing	Available:	
City water, W&S Sanitary Sewer, Storm Sewer, Septic Tank		
Special Assessments \$ for		
Remarks and any special conditions: * Property taxes are Homestead Exemption.		
8 foot easement on driveway. Purchase money mortgage only.		
Titleholder: Julian Boren	Possession: TBA	
Phone: Brokerage Fee: 6% 1st \$50M; 5% over	Reason for Sale: OOS	
This sheet is printed from information supplied by others. This information is considered accurate but neither the Corporation nor the REALTOR® is liable for errors. The listing may be changed without notice.	Title CT&T	
For office use only 050374	REALTOR® Office: NASH REALTY	Phone: 446-7180
Sales Person: James R. Nash	Home Phone: 328-3356	

EVANSTON-NORTH SHORE MULTIPLE LISTING CORPORATION

Directions:

Address: 1155 CHATFIELD	Lot Size 50 x 150	\$ 75,000
City: Winnetka 3007	+ 8 ft. easement driveway	
Constr: Stucco & Frame	Rms. 7 Bed. 3+ Baths 2 Heat HW Oil	Also for rent at \$575/M
Style: Frank Lloyd Wright	Year - Taxes Approx. Large Front	
Roof: "House in the Woods"	Garage 3 Car	Contract:
Built: 1914 Faces: South	Elect: 220V-110V	
Basmt: Full, finished pan. rec. rm., 4th bdrm., laundry, storage, work shop.	LR All	
1st: Interesting beamed ceiling living room w/stone Inglenook frpl.	DR Good	
Formal dining room, den. Big wood cabinet kitchen opening to large summer room. 3 bedrooms, 2 baths.	K Sized	
	DEN Unusually	
	FR Shaped	
	BR's Lots of	
	Nooks and	
	Crannies	
School: Grade: Hubbard Wds. JHS Skokie - Washburne HS: New Trier East	Possession: June 1, 1976	
Transp: RR. C&NW Bus: Other:	Reason for Sale: OOS	
Mortgage: Existing	Title CT&T	
City water, W&S Sanitary Sewer, Storm Sewer, Septic Tank Flood Hazard Insurance may be required by Lender.		
Special Assessments \$ for		
Remarks and any special conditions: Over a miniture bridge along a lovely tree lined street you will find this replica of Frank Lloyd Wright's House in the Woods. Interesting castle-like interior.		
Titleholder: Call Broker	Brokerage Fee: 6% - 50/50	
This sheet is printed from information supplied by others. This information is considered accurate but neither the Corporation nor the REALTOR® is liable for errors. The listing may be changed without notice.		
For office use only 042176	REALTOR® Office: NASH REALTY, Winnetka	Phone: 446-7180
Sales Person: Meladee Hughes	Home Phone: 446-8966 or 446-8922	

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

UNFURNISHED RENTAL

Directions: 1155 CHATFIELD 8597R

Address: 1155 CHATFIELD 8597R

City: Winnetka

Constr: Stucco & Frame

Style: Frank Lloyd Wright

Roof: "House in Woods" Unincorporated

Built: 1914 Faces: South Area: Yes No X

Basmt: Full, finished pan. rec. rm., 4th bdrm., laundry, storage, workshop.

1st: Interesting beamed ceiling living rm. w/stone Ingelnook frpl. Formal dining room, den. Big wood cabinet kitchen opening to large summer room. 3 bedrooms, 2 baths.

School: Grade: Hubbard Wds HS: Skokie-Washburne HS: New Trier East

Transp: RR: C & NW Bus: Other:

Mortgage: Existing Available:

Special Assessments \$ for Flood Hazard Insurance may be required by Lender.

City water, Sanitary Sewer, Storm Sewer,

Remarks and any special conditions: Marvelous walk to everything location. Over a miniature bridge along a lovely tree lined street you will find this replica of Frank Lloyd Wright's House in the Woods. Interesting castle-like interior.

Titleholder: Call Broker Brokerage Fee: 50/50 7% 1st year 2% 2nd year

Phone: This sheet is printed from information supplied by others. This information is considered accurate but neither the Corporation nor the Realtor is liable for errors. The listing may be changed without notice.

For office use only 072778 REALTOR* Office: NASH REALTY, WINNETKA Sales Person: Meladee Hughes Phone: 446-7180 Home Phone: 446-8966 or 446-8922

LR ALL
DR GOOD
K SIZED
DEN UNUSALLY
FR SHAPED.
BR's Lots of
Nooks and
Crannies

Possession:

Reason for Sale:

Title CT & T

Directions: 1155 CHATFIELD 6226R

Address: 1155 CHATFIELD 6226R

City: Winnetka

Constr: Stucco & Frame

Style: 1 Story

Roof: 1972

Built: 1914 Faces: South

Basmt: Full. Partially finished.

1st: Living room with fireplace. Separate dining room. Kitchen. Large back porch. 3 bedrooms (1 tandem). 1 1/2 baths. Large front porch.

2nd:

3rd:

Check: School: Grade: Hubbard Wds, HS: Skokie-Washburne HS: New Trier East

Transp: RR: C & NW Bus: Other:

Mortgage: Existing Available:

City water, Sewer, Sanitary Sewer, Storm Sewer, Septic Tank

Special Assessments \$ for

Remarks and any special conditions: *Property taxes are Homestead Exemption. 8 foot easement on driveway. Purchase money mortgage only.

Titleholder: Julian Boren Brokerage Fee: 6% 1st \$50M; 5% over 50/50

Phone: This sheet is printed from information supplied by others. This information is considered accurate but neither the Corporation nor the REALTOR is liable for errors. The listing may be changed without notice.

For office use only 087176 REALTOR* Office: NASH REALTY Sales Person: James R. Nash Phone: 446-7180 Home Phone: 328-3356

LR
DR
K
DEN
FR
BR's

Possession: TBA

Reason for Sale: OOS

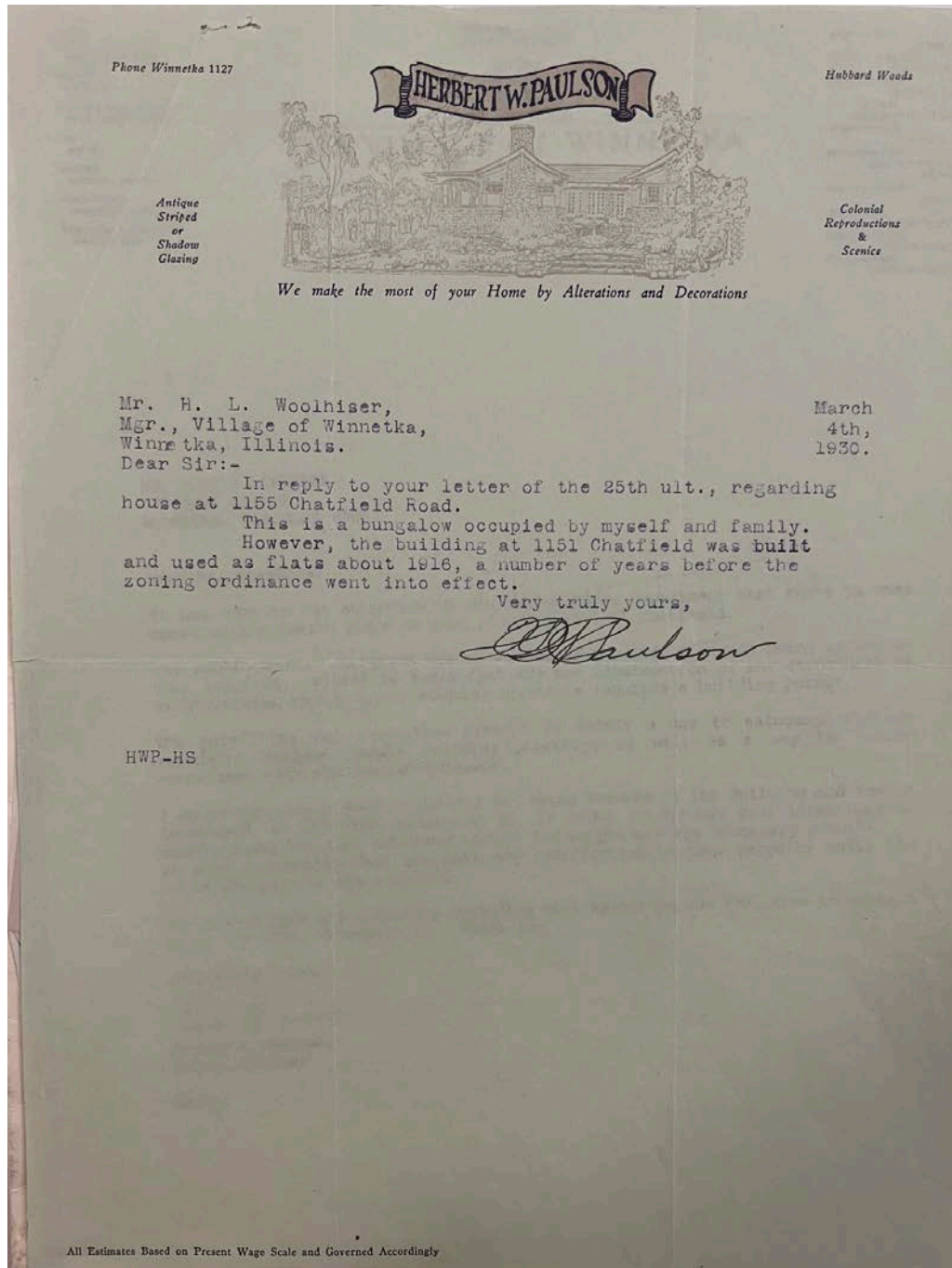
Title CT & T

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



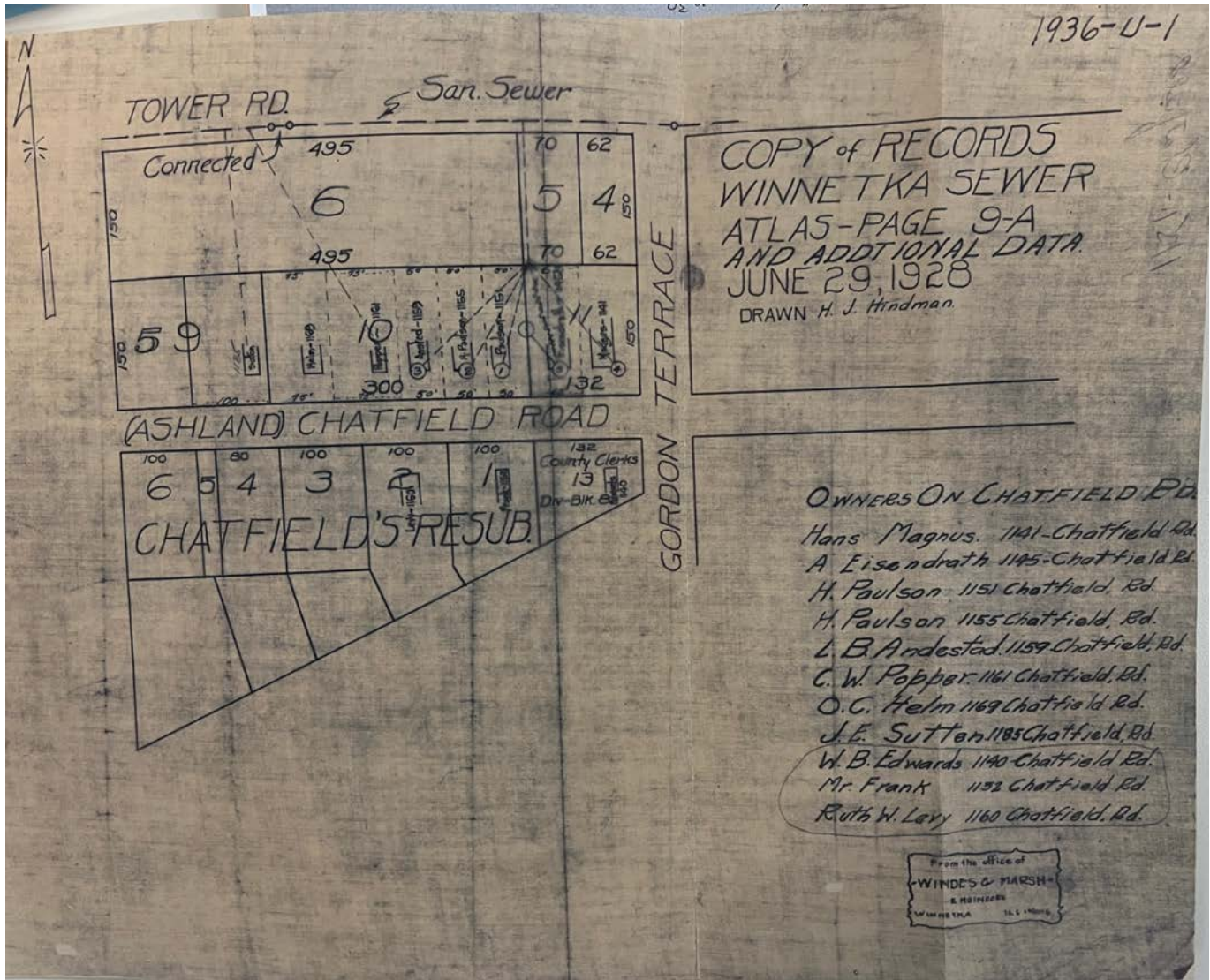
Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

5. Articles



Village of Winnetka Permit File, 1155 Chatfield Road

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Chatfield Road Sewer Atlas, June 29, 1936

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



ANDREW WILLIAM PAULSON,

architect and builder, was born in Rebbelberga, Engelholm, Skåne, Sept. 13, 1862. Came to the United States in 1887, settling in Chicago. Mr. Paulson was apprenticed in the painting trade in Halmstad, Sweden, and continued in this line, after emigrating to this country, with Mitchell & Halbeck Co., Chicago. In 1894 he went into the painting business for himself, catering to a clientele of the Gold

Coast, Lake Shore Drive, and North Shore districts. He entered the building line in 1912, and ten years later decided to devote his attentions to the building of a special type of Swedish Cottage, which is an exact replica of the farm house in Skåne, Sweden, where Mr. Paulson was born. The charming features of this first home brought added interest, which encouraged him to continue his plan of transplanting a bit of his native Sweden to this "ideal spot" at Greenwood Avenue and Tower Road, Winnetka. There are now five cottages in the group, two of which, "Rainbow Log Cabin" and "Doll House" (Mr. and Mrs. Paulson's home), will always remain in the Paulson family, according to his wish.

Augusta C. Lönberg (born Jan. 7, 1866, Långaryd, Småland) became Mr. Paulson's wife on Nov. 5, 1890. Their son, Herbert W. Paulson (born Dec. 11, 1891), is a resident of Winnetka and engaged in his father's trade. Mr. Paulson's political affiliations are Republican. He is a member of the Lake Lorraine Association, Skansen, Wis.

The Paulson residence, at 902 Greenwood Avenue, Winnetka, contains numerous family heirlooms from Sweden.



Erik G. Westman, ed., "Andrew William Paulson." *The Swedish Element in America III* (Chicago: Swedish-American Biographical Society), 59.

House of the Season

Reflections of the Swedish Countryside



The five "Swedish" houses located in the vicinity of Tower Road and Greenwood Avenue turn as many heads today as they did when constructed. Built between 1922 and 1928, the designer and builder, Andrew W. Paulson, included whimsical reminders of his heritage throughout each distinctive house.

Curiously shaped windows, designed to take full advantage of views of the Skokie wetlands, allow the sun and moon to warm a wintry day or brighten a dark room. A stork on the roof portends good luck and prosperity. Romeo and Juliet balconies overlook high-ceilinged living rooms. Bits and pieces of brightly colored murals are uncovered here and there. All are charming reminders that Paulson attended to every detail in his designs.

Many buildings constructed during the 1920s were "revivals" of European architectural styles such as Tudor, Georgian, French, and Spanish. Mr. Paulson's houses are excellent examples of the scale and design of Swedish farm architecture. He used natural materials in a rustic manner—small boulders, rough-hewn timber, and stucco. Roofs were steeply pitched and covered with wood shingles to imitate the thatched straw found in rural villages. In his own residence



Paulson even constructed an authentic thatched roof on a portion of the house. However, it rotted away.

Paulson's houses reflect his colorful, artistic eye, as well as a love for Swedish lore and tradition. Triangular, round, and eyebrow windows were placed irregularly to capture light and create interest. He used a Swedish yellow and blue color scheme on some houses. Fireplace stones were arranged to reflect a teapot design, a creamer, or a sugar bowl. His use of detail enhances an eclectic combination of materials which provide continuous visual delight.

While many of Paulson's decorative touches—primarily paint schemes and murals—are lost or hidden, the houses today remain largely unchanged. Current owners

who have made changes have gone to great lengths to enhance the interesting features of their homes.

The owners of one of the houses went all the way to Florida to find the right roofers to restore the original shingle roof. The owners of another house recently completed an addition on the south side of their home. Friends, neighbors, and school children placed seashells in the stucco chinking between the timbers to duplicate Paulson's original detail. The owners hope one day to replace the sod roof over a portion of their house and sow grass and flower seeds in it, as was customary.

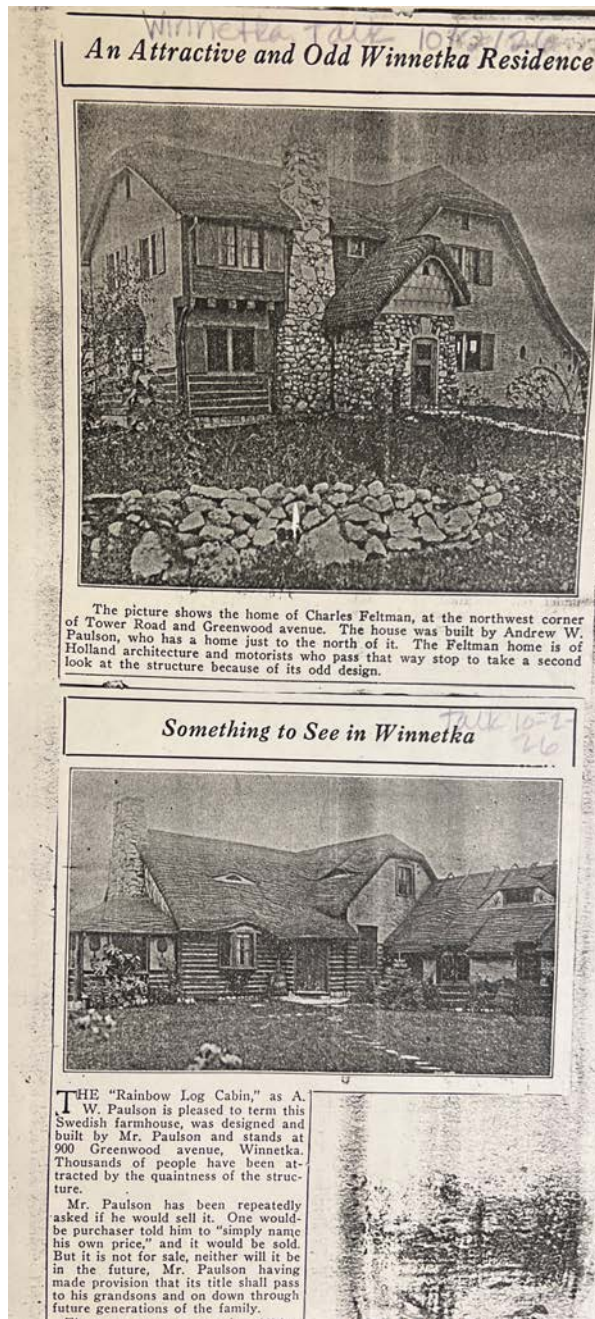
There are still visitors to the houses willing to share remembrances about Paulson and his designs. And there is always more to be discovered.

—Cindy Fuller

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902 GREENWOOD

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Winnetka Talk, October 2, 1926

Historical and Architectural Impact Study (HAIS) Village of Winnetka: 1155 Chatfield Road

THIS "DOLL HOUSE" IS ALSO HOME AND STUDIO *October 6, 1928* **A. W. Paulson Occupies Quaint New Building in Winnetka; Breaks Ground for Another**

A. W. Paulson, architect and builder of the three Swedish farm houses at the northwest corner of Tower road and Greenwood avenue, Winnetka, broke ground this week for another of these attractive homes which have been so much admired, not alone by local people, but by hundreds of others, from far and near.

His latest improvement is to be located on the north side of Tower road, a short distance west of Greenwood and overlooking the Skokie. From his studio or "doll house," as he calls it, located at 902 Greenwood, Mr. Paulson has worked out the architectural design and color schemes which are to feature his new house.

Live in "Doll House"

The studio or "doll house," shown in another column, was completed a few months ago and is now the home of Mr. and Mrs. Paulson.

It embraces more quaint features, perhaps, than any house on the north shore. Though small in its general plan, it embraces four rooms, breakfast nook, bath room and a garage.

Aside from the quaint and historical reproductions on the interior, the roof and other exterior work are perhaps the most outstanding features.

In the first Swedish farm house which Mr. Paulson built at 900 Greenwood avenue, in 1923, an imitation of the old thatched roof was used.

In the "doll house," two other types of roofs are featured, the three combining the type of roof construction found in Mr. Paulson's native country, in an early day.

Mr. Paulson came from the southern part of Sweden, a farming section, where an abundance of straw made the thatch roof possible.

Up in the central part of the country, the timbered section, logs and lumber made it possible to build a different type of roof, while further north in Sweden, in a rocky section, where a luxuriant growth of moss prevailed, the moss and a sea grass were used for thatching roofs, into which other grass and flower seeds were sown.

In the "doll house" Mr. Paulson has used the two latter types of roofing. The main part of the building is covered with boards, near the edge of which is a deep groove to carry off the water, while the cracks are covered with a sort of batting, the kind which falls from the logs as they are worked into timbers of more regular dimensions.

Sod Covered Roof

The roof over the studio and garage section is to be featured with a sod covering, in imitation of the old north Sweden farm house thatched with moss and sea grass.

The gutter spouts and also the down spouts are of wood, hand made.

The lower part of the house, all around, is constructed of hand-hewed logs, taken from an old hay barn erected on Green Bay road, at county line 65 years ago, as were also the two cherry posts in the little front porch, without which porch no old Swedish farm house of this type would be complete.

Other boards used in construction of the porch and also in the bay window in the south of the living room, are of cedar wood, grown in water, and as full of holes as a Swiss cheese.

The exterior trimming is in blue and yellow, Swedish colors, Mr. Paulson explains, the prevailing colors being a splendid harmonizing of a green and a natural gray, that of aged wood. To obtain these shades, Mr. Paulson

went direct to nature to get them, which was obtained in the form of a section of an old log, covered with a luxuriant growth of green moss, picked up in the Wisconsin woods.

The exterior colorings of the house are enhanced by a pleasing combination of celotex to imitate stones, worked into the structure of logs and stucco, the latter also in imitation of stone.

A huge fireplace of stone and designed in imitation of the earliest known construction of this primitive method of heating and cooking, and of the urn pattern, features the large living room, where, also just over the main entrance, is the "beggar log." Tradition has it, Mr. Paulson says, that away back in the early days of Sweden, beggars never advanced beyond the portal topped log.

There is also a quaint little Romeo and Juliet balcony over the entrance from the living room to the dining room, and throughout the house, a pleasing color scheme has been carried out in keeping with the type of architecture of this attractive little "doll house."

Calls This His "Doll House" *October 6, 1928*

Quaint, Swedish farm house completed recently by A. W. Paulson and now occupied by Mr. and Mrs. Paulson as their home, is the third of this type of buildings which he has erected in the vicinity of Tower road and Greenwood avenue, Winnetka. He also broke ground this week for the fourth one.

Winnetka Talk, October 6, 1928

July 31, 1958



Rolling Roof, Sloping Floors, Swedish Style

Unusual features are incorporated in this house, built by a Swedish contractor 30 years ago in Winnetka. It is one of a group of similar houses, which have small doors, sloping floors, and built-in benches and cabinets. (Janet McIlraith photo)

Floors that "wash themselves" are one of the many unusual features of the Swedish style house at 900 Greenwood avenue, Winnetka. Built about 30 years ago by a Swedish contractor named Paulson this house has sloping floors on the sunporch with port-holes near the edges to allow the rain to wash off the dust.

New Occupants

The present occupants are Mr. and Mrs. Thomas Conroy Jr. who have only lived in it for about a month. According to Mrs. Conroy, "we decorated the house ourselves and like it very much."

Several of the houses nearby have variations of their own on the Swedish theme of many small rooms, built-in benches and cabinets, and sloping floors. The house directly behind the Conroys has a genuine sod roof. The sod occasionally supports a flower garden as well as keeping the occupants warm in winter and cool in summer.

Final Tests to Mark End of Seven Weeks for Tutoring School

The summer tutoring school sponsored by the North Shore Country Day School will close its doors on a second session of tutoring in reading, writing, and arithmetic this week when the youngsters take a final battery of tests to record progress made in their summer-time studies.

More than 50 children of elementary and junior high school age from communities as far away as Elgin and Barrington have spent seven weeks of intensive tutoring in the basic school subjects, some of them doing remedial work to make up for illness or difficulties with subject matter. Others worked on solidifying and advancing work in areas which interest them, speed

Winnetka Talk, July 31, 1958. Winnetka Historical Society

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Dear Fellow Winnetkan:

In response to requests from numerous homeowners for historical information about the homes in our village, the Winnetka Historical Society is establishing a file of all residential structures which will be available to all interested parties.

Please take a few minutes to fill out the attached questionnaire as completely as possible. Any information that you have will help. It will be picked up in a week's time.

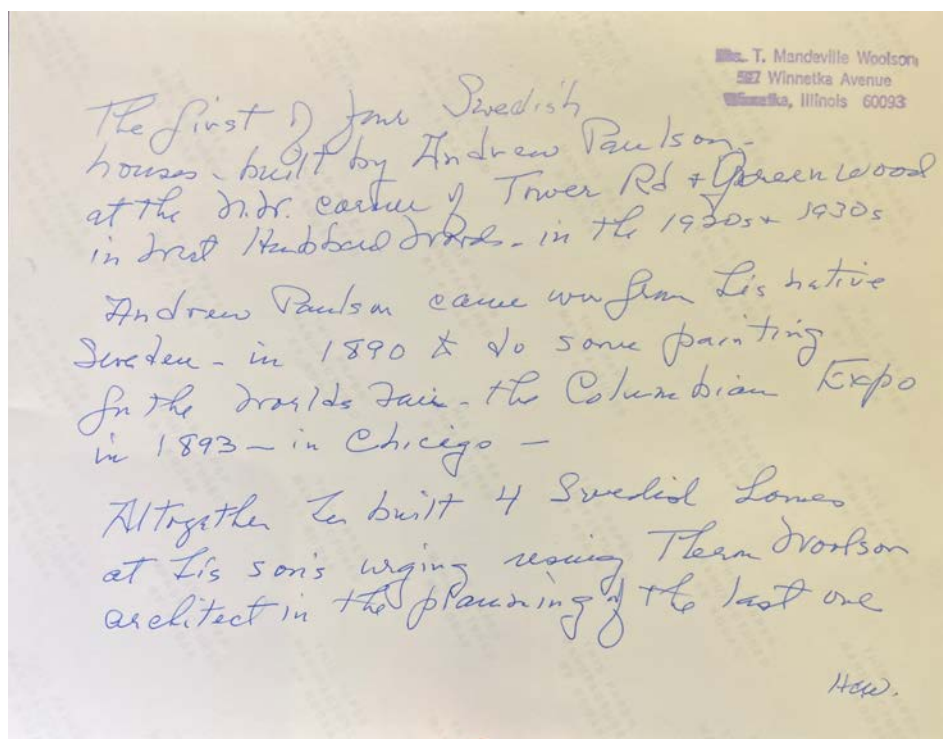
Thank you for your cooperation.

Arthur Massol

Ours was the third house he built.
Nos. 4 and 5 are on Tower, west of Greenwood. All of the houses are the same design & inside have the same field stone fireplaces with simulated "bread ovens" on the top. All have carved balustrades, interesting woodwork, rounded roofs, etc.
As the story goes, the second house he built, directly behind 900 Greenwood, maintained a sod roof until the 60s. The Bimsteins have owned their Swedish house the longest (the 2nd one west of Greenwood ~~on~~ on Tower) you might check with them.

890 Greenwood Avenue, Winnetka Historical Society

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



900 Greenwood Avenue, Winnetka Historical Society

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Second Annual Preservation Awards

In recognition of *National Preservation Week*, the Winnetka Landmark Commission once again sponsored its Preservation Awards Program. The winners are:

Restoration: 1030 Hubbard Place.
Owners: John and Katie MacCarthy.
Architects: Burns & Beyerl, Chicago.
Ed Twohey, project architect.
Contractor: Chris Piotrowski, Park Ridge.
The front of this Italianate house was restored to its former appearance. A sensitive addition in the rear.

Restoration/Commercial: 794 Oak Street, North Shore Community Bank.
Architects: Grund & Riesterer, Chicago.
Contractor: Vacala Construction, Libertyville.
Original second floor divided-light windows in front were retro-fitted with double glazing. Other second floor windows were replaced with double-glazed identical copies.

Rehab/Sensitive Addition: 900 Greenwood Avenue.
Owners: Mary and Michael Robbins.
Architect: Richard W. Als, Chicago.
Contractor: Freise Construction, Evanston.
A sensitively designed and executed front-facing wing added to this Swedish Village house. Fabulous detail!

Rehab/Sensitive Addition: 199 Church Road.
Owners: John and Carol Jansson.
Architect: Mark S. Ver Bryck, Northfield.
Contractor: Chris Piotrowski, Park Ridge.
A rear addition shows exceptional sensitivity for matching brick and echoing the colonial detailing.

Rehabilitation: 1092 Spruce Street.
Owners: Gary and Joyce Frank.
Architect and Contractor: Gary Frank.
A plain stucco house was added to and re-sided with cedar clapboards. The additions were tucked back from the front so that the street appearance is not compromised by excessive bulk. A good neighbor!

New Construction: 140 Fuller Lane.
Owners: Kevin and Sarah McCool.
Architect: Mandy Brown, Oak Park.
Contractor: Chris Piotrowski, Park Ridge.
A new shingle-sided colonial house. Refined detailing makes the house look like it's been here forever.

Maintenance: 674 Prospect Avenue.
Owners: David and Judy McNulty.
Contractor: Schick Roofing, Lake Forest.
All the exterior walls of this 1888 Shingle style house were resingled beautifully.

—Nan Greenough



North Shore Community Bank
794 Oak Street



1030 Hubbard Place



199 Church Road



140 Fuller Lane



900 Greenwood Avenue



1092 Spruce Street



674 Prospect Avenue

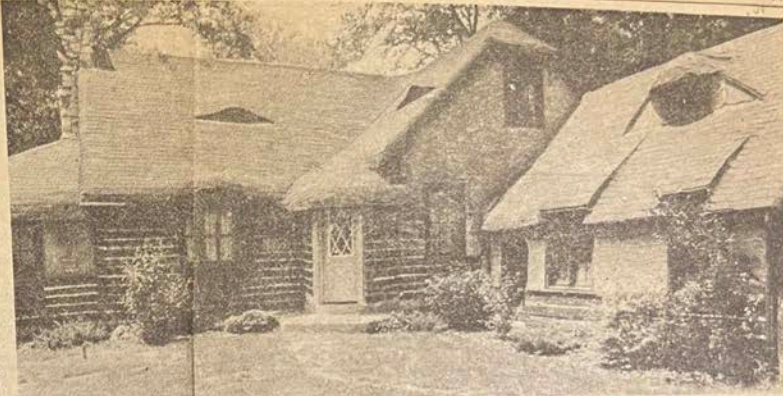
900 Greenwood Avenue, Winnetka Historical Society

Sunday Sun-Times, June 15, 1980 *98.0 Greenwood*

Swedish taste bequeathed to Winnetka

Clustered around a street corner in Winnetka stand five homes that seem to have been transplanted from a storybook. Hansel and Gretel or the Brave Little Tailor would feel at home here, and a giant beanstalk next to one of the houses would not look out of place. The cottage-style homes stand out even in Winnetka, a wealthy North Shore suburb that is already pretty far removed from reality.

Suburban scene
Gary Wisby



WINNETKA COTTAGE looks like scene of a fairy tale. (Sun-Times Photo by R. B. Leffingwell)

The roofs, rounded at peaks and eaves as if thatched, bulge over doorways and dormers. Stones stick out from chimneys, wooden shutters flank windows, ivy clings to brick.

The homes were built in the 1920s by a Swedish immigrant named Andrew W. Paulson. "He wasn't an architect, but sort of a home-type handyman—an artistic-designer-dreamer-type fellow," said a woman who lives in one of the houses. "He wore a goatee."

The resident, who asked that her name not be used, said the first house Paulson built attracted so many rubberneckers that he put up a second home behind it and moved there.

This second, smaller structure, residents recall, had a sod roof and many plants. But today, its roof is regular, like any other house in the neighborhood. It doesn't have "the look" of its four neighbors any more.

The woman said Paulson modeled the last three houses on those belonging to the banker, doctor and lawyer in his home town in Sweden. "These have no dormers, so people don't have problems getting into the upstairs rooms," she said. "In the first two homes, I don't think anyone over 5 feet 6 would want to live there."

Inside, "they all have fireplaces and hand-carved bannisters—ours is like the hull of a Viking ship, the neighbors' is like a tulip," she said. Walls are paneled with 12-inch grooved oak boards, doorways are shaped and windows are leaded.

Paulson, a house painter who also painted pictures, did murals in some of the houses, and a mural of the first home appears on the basement wall of the second one.

"We used to have murals on the dining room ceiling," the woman said, "but the joker who lived here in the '60s painted it all white."

The builder's grandson, Clayton Paulson, lives in Northfield, the next suburb west. He recalled that Andrew was the 13th son in his family and came to this country after learning the painting trade.

One of his first jobs was at the 1893 Columbian Exposition. He later found work with the Potter Palmers and other upper-crust Chicago families, and when some of them moved north to the shore communities, he followed.

The storybook houses, which Paulson built on lots for which he paid only two or three hundred dollars, drew sightseers who included the prince of Wales, the grandson said.

Paulson lived there until he was in his 80s, returning to Sweden because his money would go further there. He died at age 93.

Clayton Paulson, who is 67, said his grandfather "had an awful lot of determination and will power. There wasn't anything he thought he couldn't do."

One of the things the builder felt strongly about was authenticity. That's why he put a wagon-wheel rung on the roof of the first home he built: In Sweden, that was done in hopes a stork would nest there. Paulson erected a wooden stork there and it still stands today.

"He wouldn't let the carpenter use a level because that wasn't the way they did it in the old country," Clayton Paulson said.

"One day, he caught him using one and threw it out the second-story window."

Sun Times (Chicago), June 15, 1980.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

DESIGN • ENTERTAINING • HOME TECH

At Home

CHICAGO SUN-TIMES, SUNDAY, FEBRUARY 23, 1992



SWEDEN IN WINNETKA

902 222-0000

A cottage steeped in quaintness

BY BRENDA WARNER ROTZOLL
STAFF WRITER

A suburban newspaper built in 1928 and that Swedish-born architect A. W. Paulson's cottage in Winnetka "contains more quaint features, perhaps, than any house on the North Shore."

Right on! Where else on the North Shore could you find a real Swedish cottage with a roof that's part vertical and part round and walls of log, board and plank, a covered porch with log storage under the built-in seats, tiny triangle windows peeping out of the roof, exterior trim in the Swedish colors of blue and yellow, a log gas log over the main entrance, a hand-marshaled stairway, and a huge jag fireplace that takes its name from the rounded shape and the pattern of jag handles worked in stone next to the firebox.

The bigger log just inside the door was a standard feature in old Swedish homes. By custom, beggars could step into the house no further than that log overland. Downstairs are the living room, a dining room up two steps, kitchen, bedroom and bath. Upstairs under the eaves are a bedroom, a bath, a landing used as a gallery's walkway and an office with a bed built into the wall. Underneath that room is a library in what once was the garage.

The cottage is the most faithful of four houses Paulson built in the 1920s at the corner of Torrey Road and Chestnut Ave.

TURN TO PAGE 3





TOP: Built in the 1920s, this genuine Swedish cottage features a jag-shaped fireplace with a crane for cooking and a mantel niche for decorative objects.

ABOVE: New owners Daniel and Allison Way Hank are determined to restore the cottage to its original colorful condition.

RIGHT: Allison uses the tiny landing with balcony overlooking the living room for her painting studio.

Chicago Sun Times, February 23, 1992

SWEDEN IN WINNETKA - A cottage steeped in quaintness

By BRENDA WARNER ROTZOLL February 23, 1992 Publication: Chicago Sun-Times Page: 1 Word
Count: 823

A suburban newspaper back in 1928 said that Swedish-born architect A. W. Paulson's cottage in Winnetka "embraces more quaint features, perhaps, than any house on the North Shore." Right on! Where else on the North Shore could you find a real Swedish cottage with a roof that's part vertical wood board and part sod, walls of log, board and faux stone, a covered porch with log storage under the built-in seats, tiny triangle windows popping out of the roof, exterior trim in the Swedish colors of blue and yellow, a beggar log over the main entrance, a hand-marbled stairway, and a huge jug fireplace that takes its name from its rounded shape and the pattern of jug handles worked in stone next to the firebox.

The beggar log just inside the door was a standard feature in old Swedish homes. By custom, beggars could step into the house no farther than that log overhead.

Downstairs are the living room, a dining room up two steps, kitchen, bedroom and bath. Upstairs under the eaves are a bedroom, bath, a landing used as a painter's studio, and an office with a bed built into the wall. Underneath that room is a library in what once was the garage.

The cottage is the most fanciful of five houses Paulson built in the 1920s at the corner of Tower Road and Greenwood Avenue. At the time, local residents called the spot Whimsy Corner.

Time, and residents not into ethnic styles, wrought changes including a more conventional roof (the sod leaked) and the painting-over of what owners Daniel and Allyson Way Hank believe were faux-finish walls in every room.

The living room walls were untouched and still show the original faux painting that mimics vertical wood boards with delicately painted green tracery between the boards. On the narrow staircase to the slope-roofed second story, the painted marbling is worn away on the center of the treads, but remains at the sides.

Chicago Sun Times, February 23, 1992, reprint

Historical and Architectural Impact Study (HAIS) Village of Winnetka: 1155 Chatfield Road

It may take them a decade, but the Hanks are determined to restore the cottage to its original colorful condition. For starters they ripped up avocado shag carpeting to reveal the hand-pegged boards beneath. Now Allyson, an artist and the Midwest

representative for Kindel furniture, is touching up worn spots on the living-room woodwork. Someday they'd like to replace the present shingle roof with vertical boards such as the original featured.

Daniel, an independent scholar and professor of philosophy, since July has added five closets, eight bookcases and one bathroom, and has replumbed and rewired the house. He learned his trades at the heels of his father, a chemical engineer who did plumbing and wiring for relaxation.

The Hanks like guests with long, strong fingernails because an ongoing project is fingernailing off the offending layers of paint over the original finishes. Thanks to news reports of the 1920s and memories of their neighbors, they know what some of the hidden colors are.

One of the quaintest features is a tiny Romeo and Juliet balcony that opens off a five-foot second-floor landing Allyson uses as her painting studio. "It's a good thing I'm a miniaturist," she says of her cramped quarters.

The balcony overlooks the living room and faces a high wall with round window where Daniel suspects the white paint conceals a hand-painted sunrise scene. "The house next door, looking the other way, has a painting of the sun setting," he said.

Their passion for authenticity extends to the way Daniel lays the fire, with the logs upright like a tepee. "That's the way they are in every picture of a Scandinavian fire I've ever seen," he said.

He's a good observer. Harald Hansen of the Norwegian Tourist Board in New York said all Scandinavians lay fires vertically because logs catch fire more quickly than if they are placed horizontally, as in the English fashion.

The fireplace has a crane that swings out to hold cooking equipment over the flames. One of the Hanks' greatest treasures is a dented copper pot they found in their backyard rubbish heap. "Obviously it was made to go with the house," Allyson said. They polished up the pot and once more it gleams in the firelight.

TOP: Built in the 1920s, this genuine Swedish cottage features a jug-shaped fireplace with a crane for cooking and a mantel niche for decorative objects. ABOVE: New owners Daniel and Allyson Way Hank are determined to restore the cottage to its original colorful condition. RIGHT: Allyson uses the tiny landing with balcony overlooking the living room for her painting studio. The living room walls are faux painted to look like dark wood with green painted trim between the panels. The low cathedral ceiling gives the room a cozy feeling. LEFT: The first-floor bedroom is full of antiques and family furniture. Allyson Way Hank's parents bought her this bed with canopy when she was a child. ABOVE: The sod roof is long gone but the cottage exterior still features the look of stone and vertical boards. The covered porch has built-in seats with room underneath to store fireplace logs. Credit: Rich Chapman; Bill Linden

Chicago Sun Times, February 23, 1992, reprint

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

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Winnetka Directory, 1914

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

**ECKART SELLS
PAINT—PAULSON
USES THE PAINT**

The name Eckart is familiar to every householder in Winnetka. The J. F. Eckart Hardware Company at 736 Elm street, carries a line of household supplies of wide description in the hardware field. The concern has been established in the village for 6 years and bears the stamp of quality and efficient service.

Mr. Eckart has been a resident of Winnetka for 17 years and is particularly well acquainted with the "hardware" needs of the residents in this vicinity.

Since last spring the J. F. Eckart Company has worked in conjunction with Herbert W. Paulson, interior and exterior decorator. Thirty-five years ago Mr. Eckart and Mr. Paulson's father were theater decorators in Chicago. Today the son and his father's companion have established a working basis upon which Eckart "sells the paint" and Paulson "uses the paint."

Mr. Paulson has established a reputation for excellent work in many Winnetka homes and his services are in constant demand. He was established in Chicago before coming to the north shore.

Winnetka Weekly Talk, August 21, 1920

**Wilford D. Paulsons
Settled in New Home**

Mr. and Mrs. Wilford D. Paulson and their daughters, Leilani and Janice, are now settled in their new home at 1155 Chatfield road, which they bought from Mr. Paulson's parents, Mr. and Mrs. Herbert W. Paulson. The senior Mr. and Mrs. Paulson have moved next door into the house they own at 1151 Chatfield road. Moving to Winnetka from Glenview the first of the year, the Wilford Paulsons have been staying with the children's grandparents in the house at 1155 Chatfield road.

Winnetka Talk, September 4, 1952

**Paulsons To Have
50th Anniversary**

On Saturday, Mr. and Mrs. Herbert W. Paulson of Saratoga, Cal., formerly of 1155 Chatfield road, Winnetka, will celebrate their 50th wedding anniversary. The family reunion is planned to take place at the family home, in Saratoga, and will include the three sons, their wives, and children.

Attending will be H. Clayton Paulson, the oldest son, and his family, from Largo, Fla.; W. D. (Bill) Paulson, another son, and his wife, from Apple Valley, Cal.; and Donald A. Paulson, the third son, who resides in Fresno. All three sons are graduates of New Trier High School.

Mr. Paulson, the father, is a past president of the Winnetka Chamber of Commerce and was also a member of the Rotary club, and many other organizations.

Winnetka Talk, June 29, 1961

Herbert Paulson

1900 Federal Census for Herbert Paulson

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

STATE

Illinois

COUNTY

Cook

TOWNSHIP OR OTHER DIVISION OF COUNTY

Tract 4-22

NAME OF INCORPORATED PLACE

Chicago

WARD OF CITY

1371

SUPERVISOR'S DISTRICT NO.

1

SHEET NO.

7 A

DEPARTMENT OF COMMERCE AND LABOR-BUREAU OF THE CENSUS

THIRTEENTH CENSUS OF THE UNITED STATES: 1910-POPULATION

NAME OF INSTITUTION

NAME OF EMPLOYEE

DATE OF BIRTH

DATE OF DEATH

DATE OF MARRIAGE

DATE OF DIVORCE

DATE OF SEPARATION

DATE OF REENTRY

DATE OF NATURALIZATION

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Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

[illegible]

1920 Federal Census

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Form 1-24
U.S. DEPARTMENT OF COMMERCE—BUREAU OF THE CENSUS
POPULATION OF THE UNITED STATES: 1930
POPULATION SCHEDULE

Date: Illinois Incorporated place: Winnetka
County: Cook West of city: _____ Block No.: _____
Unincorporated place: _____ Institution: _____
Enumerated by me on: April 1, 1930 Supervisor's District No.: 3 Enumeration District No.: 150

PLACE OF BIRTH	NAME	RELATION	SEX	AGE	MARRIAGE	EDUCATION	OCCUPATION	INDUSTRY	EMPLOYMENT	REMARKS	PLACE OF BIRTH		MOTHER TONGUE OR NATIVE LANGUAGE		OCCUPATION AND INDUSTRY		EMPLOYMENT		
											STATE	COUNTRY	LANGUAGE	INDUSTRY	EMPLOYMENT	STATE	COUNTRY	LANGUAGE	INDUSTRY
1	1112-151-171	James, David	Head	40	W	20	20	20	20	20	20	20	20	20	20	20	20	20	20
2		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
3		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
4		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
5		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
6		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
7		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
8		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
9		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
10		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
11		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
12		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
13		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
14		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
15		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
16		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
17		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
18		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
19		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
20		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
21		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
22		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
23		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
24		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
25		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
26		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
27		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
28		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
29		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
30		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
31		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
32		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
33		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
34		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
35		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
36		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
37		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
38		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
39		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
40		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
41		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
42		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
43		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
44		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
45		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
46		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
47		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
48		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
49		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	
50		John, David	Wife	35	W	20	20	20	20	20	20	20	20	20	20	20	20	20	

1930 Federal Census

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[illegible]

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Form 1 **REGISTRATION CARD** No. 128

1 Name in full Herbert William Paulson Age, in yrs. 25
(Given name) (Family name)

2 Home address 1155 Ashland Ave Winnetka Ill.
(No.) (Street) (City) (State)

3 Date of birth Dec. 11th 1891
(Month) (Day) (Year)

4 Are you (1) a natural-born citizen, (2) a naturalized citizen, (3) an alien, (4) or have you declared your intention (specify which)? Natural born

5 Where were you born? Chicago Ill.
(Town) (State) (Nation)

6 If not a citizen, of what country are you a citizen or subject?

7 What is your present trade, occupation, or office? Painter.

8 By whom employed? A. W. Paulson
Winnetka

9 Have you (father, mother, wife, child under 12, or a sister or brother under 12, solely dependent on you for support (specify which)? wife + two children

10 Married or single (which)? Married Race (specify which)? Caucasian

11 What military service have you had? Rank U.S. branch
years: Nation or State

12 Do you claim exemption from draft (specify grounds)? Dependent

I affirm that I have verified above answers and that they are true.

H. W. Paulson
(Signature of registrant)

If person is of legal age and has not been previously registered

1460 12-3-5-A
REGISTRAR'S REPORT

1 Tall, medium, or short (specify which)? Med. Slender, medium, or stout (which)? Med.

2 Color of eyes? blue Color of hair? brown Bald?

3 Has person lost arm, leg, hand, foot, or both eyes, or is he otherwise disabled (specify)?

I certify that my answers are true, that the person registered has read his own answers, that I have witnessed his signature, and that all of his answers of which I have knowledge are true, except as follows:

Wancel J. Clark
(Signature of registrar)

Product 4 NEW TRICK TOWNSHIP
City or County Cook
State Ill.

June 1, 1917
(Date of registration)

World War I Draft Registration Card, Ancestry.com

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

REGISTRATION CARD—(Men born on or after April 28, 1877 and on or before February 16, 1897)

SERIAL NUMBER U 295	1. NAME (Print) Herbert William Paulson		ORDER NUMBER
2. PLACE OF RESIDENCE (Print) 1155 Chatfield Road, Winnetka, Cook, Illinois			
(Number and street) (Town, township, village, or city) (County) (State)			
(THE PLACE OF RESIDENCE GIVEN ON THE LINE ABOVE WILL DETERMINE LOCAL BOARD JURISDICTION; LINE 2 OF REGISTRATION CERTIFICATE WILL BE IDENTICAL)			
3. MAILING ADDRESS SAME			
(Mailing address if other than place indicated on line 2. If same insert word same)			
4. TELEPHONE	5. AGE IN YEARS 50	6. PLACE OF BIRTH CHICAGO	
WINNETKA 1127	DATE OF BIRTH Dec 11 1891	(Town or county) (State or country)	
(Exchange) (Number) (Mo.) (Day) (Yr.)			
7. NAME AND ADDRESS OF PERSON WHO WILL ALWAYS KNOW YOUR ADDRESS HELEN S. PAULSON (WIFE) 1155 CHATFIELD ROAD WINNETKA ILL			
8. EMPLOYER'S NAME AND ADDRESS ST. PAULSON DECORATING			
9. PLACE OF EMPLOYMENT OR BUSINESS 1155 CHATFIELD WINNETKA COOK ILL			
(Number and street or R. F. D. number) (Town) (County) (State)			
I AFFIRM THAT I HAVE VERIFIED ABOVE ANSWERS AND THAT THEY ARE TRUE			
D. S. S. FORM 1 (Revised 4-1-42)	(over)	16-21630-2	(Registrant's signature) <i>Herbert William Paulson</i>

REGISTRAR'S REPORT

DESCRIPTION OF REGISTRANT			
RACE	HEIGHT (Approx.)	WEIGHT (Approx.)	COMPLEXION
White	✓ 5-9"	190	Sallow
	EYES	HAIR	Light
Negro	Blue	Blonde	Ruddy
	Gray	Red	Dark
Oriental	Hazel	Brown	Freckled
	Brown	Black	Light brown
Indian	Black	Gray	Dark brown
		Bald	Black
Philippine			

Other obvious physical characteristics that will aid in identification

I certify that my answers are true; that the person registered has read or has had read to him his own answers; that I have witnessed his signature or mark and that all of his answers of which I have knowledge are true, except as follows:

none to my knowledge

Registrar for Local Board
Edward Nelson
(Signature of registrar)

3
(Number) (City or county) (State)

Date of registration *April 27, 1942*

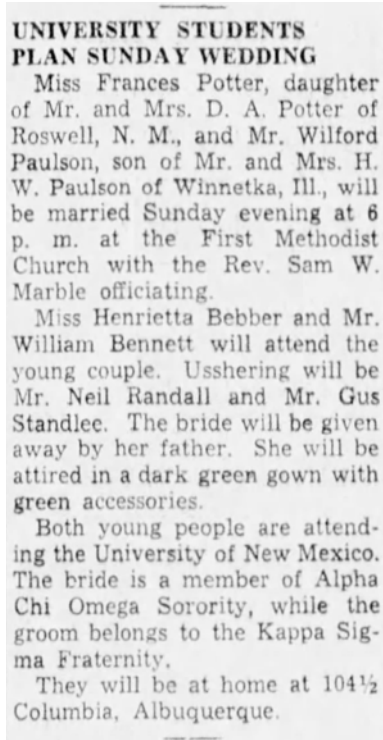
Local Board No. 3	61
Cook County	031
510 Green Bay Rd.	003

(The stamp of the Local Board having jurisdiction of the registrant shall be placed in the above space)

16-21630-1

World War II Draft Registration Cards, 1942, Ancestry.com

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Albuquerque Journal, November 6, 1937.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

This is a detailed 1940 Federal Census form for Wilford and Frances Paulson. The form is titled "POPULATION SCHEDULE" and includes sections for "HOUSEHOLD", "PERSONS", and "SUPPLEMENTARY QUESTIONS". It contains extensive data on the household members, including names, ages, birth dates, and marital status. The form is filled out with handwritten information, and the census taker's name, "Frances Paulson", is visible at the bottom right.

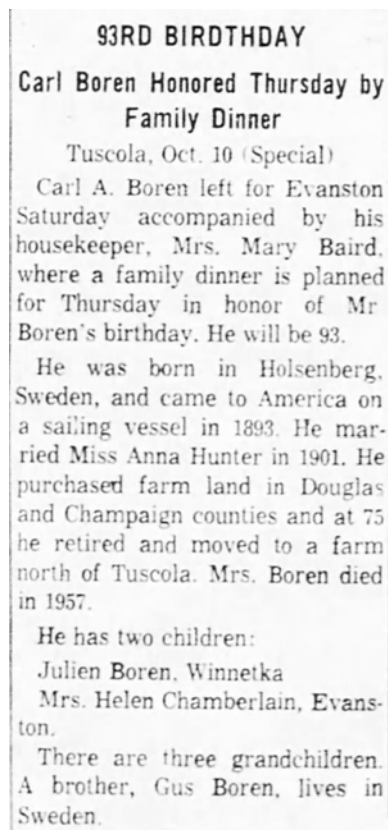
1940 Federal Census for Wilford and Frances Paulson

This is a detailed 1950 Federal Census form for Wilford and Frances Paulson. The form is titled "1950 CENSUS OF POPULATION AND HOUSING" and includes sections for "HOUSEHOLD", "PERSONS", and "SUPPLEMENTARY QUESTIONS". It contains extensive data on the household members, including names, ages, birth dates, and marital status. The form is filled out with handwritten information, and the census taker's name, "Frances Paulson", is visible at the bottom right.

1950 Federal Census for Wilford and Frances Paulson



Chicago Tribune, July 14, 1936



Herald and Review (Decatur, Illinois)
October 11, 1960, 11.



Chicago Tribune, November 8, 1936, 92.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Greeley School Nurse Is Retiring From Position

Came to Winnetka
in 1923; Is to Be
Honored at Tea

Miss Cora Queen, school nurse at Greeley, has retired after many years of service to the school and the community. She came to Winnetka as school nurse in 1923, and served the schools, except for Hubbard Woods and Sacred Heart, for a number of years. Later she devoted her time to Greeley and general Winnetka public health nursing.

A tea, honoring Miss Queen, is to be held at Greeley School next Tuesday at 3 p.m. Plans for the tea are under the direction of Mrs. Thomas Shockey, Parent-Teachers Association health chairman.

Tells of Replacements

Mrs. Inez Boren succeeded Miss Queen the first of the year. Mrs. Boren graduated from Trinity Hospital in Minot, N.D., and took graduate work in Hartford, Conn. She served with the Army Nurse Corps during World War II both in the United States and in the China-Burma-India theater. She is a resident of Winnetka and has a daughter in the fifth grade of Hubbard Woods School. Recently Mrs. Boren served for two years as school nurse for Crow Island School. She will be at Greeley each morning and Tuesday afternoons.

The school nurse is a busy person, with her duties centered around the health of the children. She treats minor emergencies that occur during the course of the school day, and the children wear the resulting bandage as a badge of honor. Each morning she checks the children who were absent because of illness and restricts their activities if that is advisable. At the kindergarten level another child often accompanies the returning child on this visit to the school nurse.

Keep Records

Medical and dental records are kept in the office of the school nurse. A continuing record is made of the contagious diseases that each child has had. When it is possible that a child coming down with measles or mumps has exposed other children, the nurse sends a notice to the parents telling them about it and what to look for in the way of symptoms.

All during the year when she is not busy with other tasks, the school nurse gives eye tests, hearing tests, weights and measures the children.

Early in the fall eye tests are given to all new children; all the children in all the grades are checked at some time during the year. The standard eye test chart is used along with a stereoscope, which is the famous test among children of "putting the chicken in the pen." These tests, with discussions with the child's teacher, are the basis of recommendations to visit an optometrist. All are considered, not any one alone.

Hearing Tests

On Tuesday mornings last fall hearing tests were given to the children. These tests determine if the child can hear everything that is said in class. Again if anything shows up, the parents are notified. A member of the PTA health committee stays in the nurse's office during these tests.

In January and again in June, heights and weights are checked and compared with earlier years. These are the times when children come home telling who weighs the most and who is the tallest in the class. They may even figure some of the differences in their arithmetic classes.

The school nurse, also, finds time to telephone when any child has

'Wizard of Oz' to Be Presented at Crow Island School

A howling Kansas cyclone will whisk a farmhouse off to "the land of Oz" during four one-hour performances of "The Wizard of Oz" by the Robin Reed marionettes of Darien, Wis., on Feb. 7 at the Crow Island School. The shows at 9:15 and 11:15 o'clock in the morning and at 2 and 4 o'clock in the afternoon will benefit the Winnetka Public School Nursery located at Siskier School.

Marionettes and scenery one-third life size are used by the company to give a "close-up" view for most of the play, according to Mrs. Carl Plochman, benefit chairman, employed to add perspective.

The audience will watch all the characters of the story, Dorothy and Toto, the scarecrow, the cowardly lion, the tin woodman, and the wicked witch against background paintings 14 feet long.

Through the medium of marionettes, the classic fairy tale will produce many magical effects possible only with puppets, said Mrs. Plochman.

Last year the board of the nursery school had sold out performances of the Reed's productions of "Pinocchio" and "Aladdin," so the ticket chairman, Mrs. Joanne Stewart of 285 Poplar street, Winnetka, urges the public to buy tickets now.

Tickets may be purchased by contacting either Mrs. Stewart, or Mrs. Frank Reichelderfer, 219 Walnut street, Winnetka, or Mrs. John D. Schwartz of 1093 Linda street, Glencoe.

been absent from school for more than a day or two. She is often busy answering parents' inquiries.

Open Enrollment

Applications for enrollment at the North Shore Country Day School are now being accepted for classes to begin next fall.

Classes range from junior kindergarten through high school.

The North Shore Country Day School is a non-profit organization, owned by the parents. The school is located at 310 Green Bay road, Winnetka, and spreads over a 16-acre campus on which there are separate buildings for the lower middle, and upper schools and for the boarding department. There are also two gymnasiums, an auditorium, lunchroom and an administration building.

Testing for next fall's applicants will be held on Jan. 17 and Feb. 14. Further information may be obtained at the school.

French Folk Tale

Dans le petit village de Biberich, dan son atelier, un petit tailleur travaille devant sa fenetre.

These words opened the dramatization in French of a folk tale, scripted, enacted and staged by the students in French I at the North Shore Country Day School.

The dramatization of "Sept d'un Coup" (Seven with One Blow) was presented to the student body Friday at morning exercises, the daily assembly that is a tradition at Country Day.

Originate Idea

Under the direction of Mme. Simone Valro, instructor in French, the students, who originated the idea of the play, wrote the dialogue, made some scenery and portrayed the characters on stage.

To facilitate the audience's understanding, narrators from the class helped tell the story. The script was written by Peyton Young, 717 Park lane, Winnetka, who also played the leading role of

Our House Was a Very Very Very Fine House

CATEGORIES: GAZETTE, NEWS



Historical research can be challenging, but the results can often be insightful, satisfying and, more than often, surprising. All of these sensations were experienced during the recent search conducted to find more information about the history of the house I grew up in, and those who lived in it prior to me in Winnetka. What started out as a personal search, soon turned into a more ample look into the development of a village neighborhood and recognition of those who helped to create it.

All of this came about during research on the ancestry of my family and where we all lived over the 176 years that my ancestors have been on U.S. soil. Added to my insatiable desire to learn their stories, I wanted to know where they lived and get a sense of their lives through their surroundings.

Of course, I also wanted to know the history of my own living environments, and this brought me to this current research project on the history of the house I lived in or returned to from birth, in 1951, until the house was sold and subsequently torn down in 2008. Up until that time, I had always considered the house as home. I was even married there. It held a lot of good memories.

Historical and Architectural Impact Study (HAIS)

Village of Winnetka: 1155 Chatfield Road

The memories that house held were, however, not only my own, as there were several previous dwellers who I am sure created their own stories in the 1161 Chatfield Road residence. As my luck should have it, I have recently accepted a position on the board of the Winnetka Historical Society (WHS) and knew that, among other things, the "society" houses the records of almost all of the village homes since its founding 150 years ago. They also have historic directories of village residents, not only listed by name, but also by street. Added to this was my experiences with online research engines such as ancestry.com and newspapers.com which are treasure troves of information regarding our past. I also had a recollection of some family stories about past owners as told to me by my parents.

Some of the documents in the WHS preserve informed me that the 1161 Chatfield Road "brick colonial" house (top photo) was built in 1921. This house was an almost duplicate of the house next door at 1169 (lower photo). Both homes shared a driveway which led to two separate garages between the two backyards. These two houses were built and first owned by two brothers, Arthur J. (1880-1940) and Frank J. (1877-1947) Mitchell. The 1921 construction date was, however, questionable. Arthur and Frank's U.S. World War I Draft Registration cards, both dated September 12, 1918, give their addresses respectfully as



1161 and 1169 Ashland – Hubbard Woods. Therefore, their homes must have been built prior to this date. By January of 1920, the year of the U.S. Census, the two brothers are at their respectful addresses but the name of the street has been changed from Ashland Avenue to Chatfield Road.

MAID-GENERAL HOUSEWORK. FAMILY of 3; pleasant surroundings; \$10. a wk. Apply A. J. Mitchell, 1161 Chatfield-rd., Hubbard Woods, or 325 W. Adams-st., Chicago. Tel. Main 1254 Chicago or Winnetka 1463. Reverse charges.

Advertisement for a housekeeping position placed by Arthur J. Mitchell at 1161 Chatfield.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Arthur, his wife, Eulalia (1886-1977), and their two sons, Donald (1918-1982) and Frederick (1914-1989), together with a servant, Monica Taylor, all live at 1161 while Frank and his wife, Anne, lived next door at 1169. In 1921 Arthur and Eulalia's daughter, Jeanne, was born and it was in the years that followed, sometime before 1925, that the family sold the house and moved to a house at 220 Chestnut Street (as listed in the 1930 U.S. Census). Arthur and Frank, together with their older brother, Edward (1874-1937), owned Mitchell Brothers women's clothing wholesale store in Chicago. By 1940 they had moved to 929 Michigan Avenue in Evanston and Arthur died that same year.

The next resident of 1161 Chatfield was Charles W. Popper and his family (wife, Amy, and daughters, Elinor and Marion) who I first found listed at this address in the Winnetka Householders' Directory of the years 1927 and then again in 1931.

Adolf Drey and his wife, Ruth, are listed in the 1935 Winnetka City Directory at the 1161 residence. They came to Chicago from New Rochelle, New York and Adolf was at the time of his death, according to his 1948 obituary, the retail advertising manager of the Hearst Chicago Herald-American.

At some time between 1944 and 1949, John B. Conlan (a.k.a. "Jocko") purchased the property and lived there for a few years. "Jocko" Conlan was a celebrity baseball umpire who worked for the National Baseball League from 1941 to 1965. He was elected to the Baseball Hall of Fame in 1974.

On March 22nd, 1950 Conlan sold the 1161 Chatfield Road property to my parents, Leah and George Westerman. I was born on July 2, 1951 and was brought home to the new residence. Our house was loved. If its walls could have spoken, many tales of family life in the 1950s, 60s, 70s and 80s would be worth repeating (well, maybe not ALL tales). My mother lived in the house until she turned 91 in 2007. A year or so later the house was torn down and another was built in its footprint, thankfully in a similar taste and style to the original.

Of course, my curiosity and interest didn't cease here. I was equally interested in our "dead end" street and wondered how the grouping of homes came to be in the first place. Before others began to be torn down (as some of them had already been prior to 2007) I wanted to know what the original intent of the street had been and who were the first people to "settle" there.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

Added to this was one particular childhood memory of the house which was directly in front of ours at 1160 Chatfield Road. The house was very particular. It was white stucco with a shingled thatched roof. It was very big and grandiose, at least according to the standards of the time. Aided by the Winnetka Historical Society curator, Meagan McChesney, records were found in the archive which include original floor plans and elevations of the “English country house” owned by Sylvanus George and Ruth Lee. These are all dated December 1, 1924 and the architect was Spencer Solon Beman (1887- 1952) who designed many important Winnetka and Northshore homes. (see more [HERE](#))

On Monday January 14th 1963, as an article in the January 17th *Winnetka Talk* reported, a fire devastated the Lee home. I remember the fire, and subsequently seeing the gutted-out house iced over from top to bottom due to the arctic freeze of the water that extinguished the flames. It was eerie, to say the least. The *Winnetka Talk* article reporting on the fire

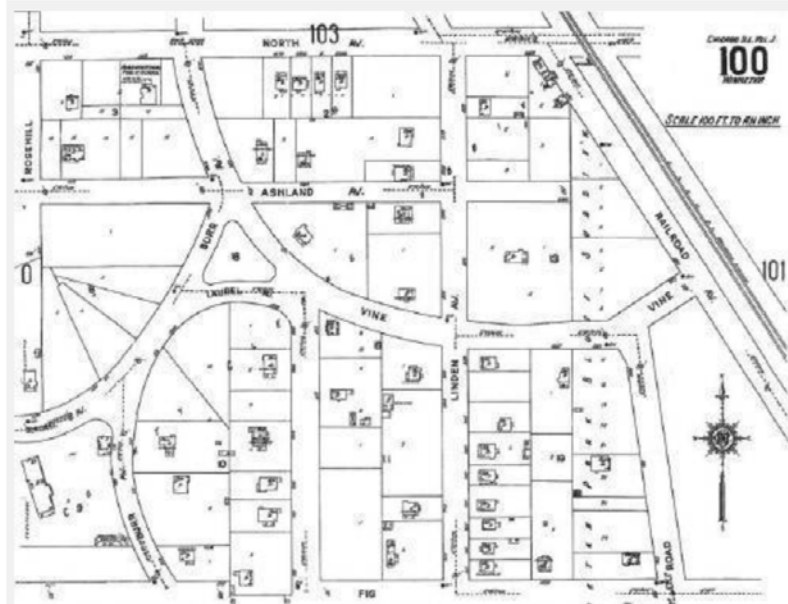


headlined: “Fire Ravages Home in Hubbard Woods. Valuable Antiques Saved as Fire Ravages Lee Home” and the images were as dramatic.

Apparently, the house couldn't be salvaged or restored, so it was leveled to the ground. What was rebuilt in its place was a typical 1960's ranch style home which, for the neighborhood, didn't quite fit in. It was really a shame. Other homes on the block, some larger than others, have survived. Some have been “upgraded” over the decades, for better or for worse. There have been a handful of “tear downs”, but the street has still maintained its charm.

The original developer(s) of the street must have had that “charm” in mind as the homes were being built. The Winnetka Historical Society preserves copies of the 1916 Sanborn Fire Insurance Maps which give the layout and names of the streets in Winnetka and Hubbard Woods at that time. It is interesting that so many of the street names have been changed over the years to follow.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

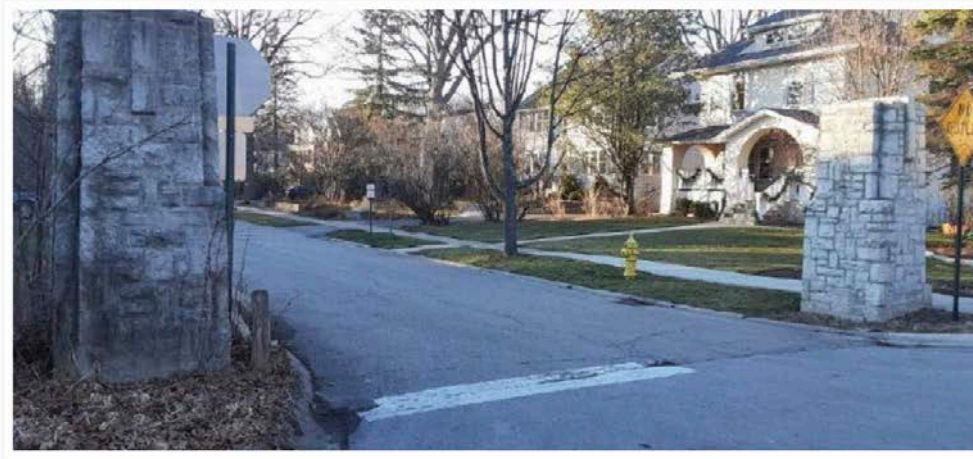


1916 Sanborn Fire Insurance Map of Winnetka (detail)

In fact, Ashland Avenue soon became Chatfield Road and it was wondered why. As it happens, another Winnetka map, also dated 1916, shows the area west of Gordon Terrace wedged between Ashland Avenue and Hamptondale Avenue was labelled "Chatfield's Sub." More research revealed that Chatfield Road was named after William Nash Chatfield (1868- 1916) who was, in 1912, a Winnetka resident (at 654 Cherry Street) and a real estate broker working in the Title and Trust Building on W. Washington Street, Chicago. It seems likely that Ashland Avenue was renamed Chatfield Road around the time of his death.

At the east end of the cul-du-sac are two stone "gate" or "entrance pillars" which must have been the original markers of the Chatfield subdivision. According to records found, the first homes built on Ashland Avenue were numbers 1140, 1141, 1151, 1155, 1159, 1189 and 1192. By 1922 numbers 1152, 1161, 1169, 1185 and 1200 were added. The house at 1160 was built in 1924. By 1933 there the additions of numbers 1170, 1176, 1182, 1197, 1198 and 1201. In all there were eighteen homes and, until recently, most of these addresses remained the same although 1151 no longer stands and there is no record of 1189 existing after 1917.

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



Upon learning more about the interesting development of this particular area of the village, it was intriguing to learn more not only about the physical houses but also about their residents over the years. By tracking down existent documents (census records, town directories, newspaper articles and obituaries) found online or in the WHS archive, an attempt has been made to piece together as much information as possible.



Advertisement for Andrew Paulson's business in the 1917 Winnetka directory.

One of the original subdivision owners was architect Andrew W. Paulson who lived in the house he built at 1151. Paulson is another architect of notoriety who designed several homes built in Winnetka (see more about Paulson [HERE](#)). What was not known, however, is that Andrew's son, Herbert W. Paulson, lived in the house his father built right next door. Although the 1151 house was recently demolished, the 1155 property still stands. This house has an arts and crafts style to it which would have been quite modern and popular for the time it was built (see below). There used to be a lovely front yard pond with a walk bridge which the later owners stocked with large goldfish during the summer months.

Other homes on the street have that “old Winnetka” flavor and stateliness without being ostentatious. A few have been torn down and many have been remodeled over the years. Regardless, it is quite apparent that the homes in Winnetka hold an amazing wealth of historic information, not only of their construction, but also of their inhabitants. The 1161 Chatfield Road cul-du-sac story is only an example of what research, particularly in the archive of Winnetka Historical Society, can reveal. May many more other Winnetka histories be discovered. What follows is an overview of the 18 homes on the Chatfield Road cul-du-sac and the information found regarding each of their residents, including some interesting stories which reflect what was happening in Winnetka at their time.

WINNETKA OPEN 2-5
1155 CHATFIELD
1 block S. of Tower. SEE TODAY!
Owner will finance. Architect's De-
light! Small house with big rooms.
LR. w-frplc., lge. DR. w-adjacent
garden rm. Modern kit., 2-3 bdrms.,
1 1/2 baths & finished rec. area. 3 car
gar. Low taxes.
NASH REALTY 446-9000

Chicago Tribune, June 30, 1974

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road

9. Permits – Village of Winnetka, 1155 Chatfield Road File

CON

THE VILLAGE OF WINNETKA
Department of Public Works
APPLICATION FOR BUILDING PERMIT
and for Certificate of Occupancy and Compliance

Winnetka, Illinois, Oct. 2, 1930

THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit to erect a two story
and Basement two car garage
(TYPE OF BUILDING SUCH AS RESIDENCE, GARAGE, ETC.)

PROPERTY DESCRIPTION LOT W50'E100'x10, Block 3
Subdivision County Clerks Division

STREET and NUMBER 1155 Chatfield Rd.
DIMENSIONS of BUILDING—Front 18 feet. Depth 22 feet. Height 11 feet
NUMBER of ROOMS _____

KIND of MATERIAL _____

OWNER Herbert W. Paulson Address _____

TOTAL COST 375

ARCHITECT _____ Address _____

BUILDER _____ Address _____

CARPENTER _____ Address _____

MASON _____ Address _____

SEWER BUILDER _____ Address _____

PLUMBER _____ Address _____

ELECTRICIAN _____ Address _____

REMARKS Duplicate of Original Application

Application is also made for a Certificate of Occupancy and Compliance to be issued after the completion of the building.

I hereby agree to construct the above described building in accordance with the plat, building plans and specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code and Health Regulations of the Village of Winnetka.

Permit Issued Oct. 2, 1930

Building Permit Number 3851 SIGNED Herbert W. Paulson

City Permit Number 1828 11/1/30 ADDRESS _____

Historical and Architectural Impact Study (HAIS)
Village of Winnetka: 1155 Chatfield Road



ATTACHMENT B



March 25, 2024

Christopher Marx, AICP
Associate Planner
Village of Winnetka – Department of Community Development
510 Green Bay Road
Winnetka, Illinois 60093

Dear Mr. Marx,

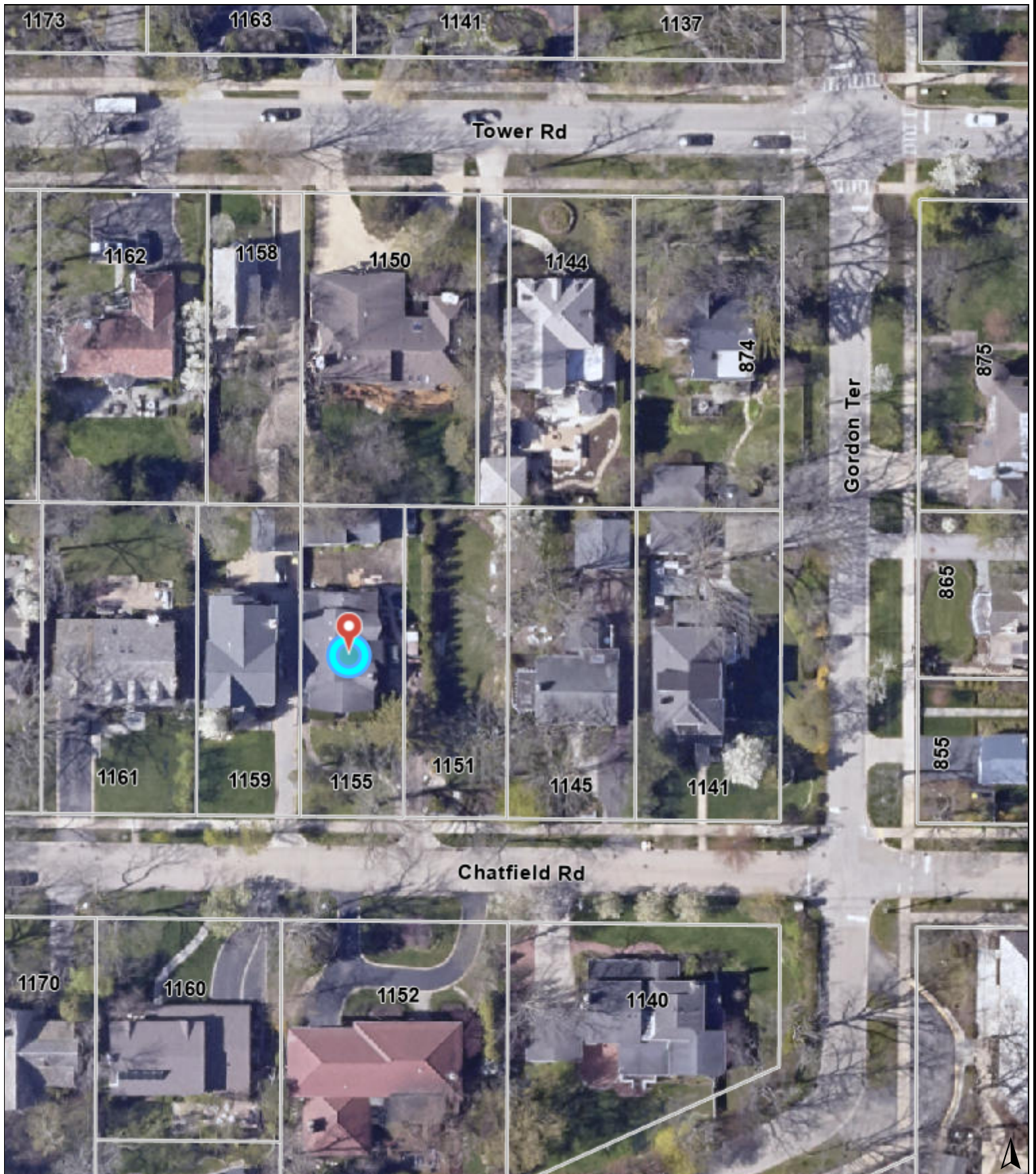
The Winnetka Historical Society has reviewed Benjamin Historic Certifications' thorough research of 1155 Chatfield. We agree with the assessment that the house is notable for its association with Andrew and Herbert Paulson and as a possible design by Andrew Paulson, though his involvement in its design and construction cannot be confirmed. We also understand the assessment that while the house is architecturally significant as a good example of a Craftsman bungalow, many of the important historic features have been removed.

Sincerely,

Mary Trieschmann
Executive Director

Meagan McChesney, PhD
Curator

ATTACHMENT C



0 50 100
ft

Disclaimer: The GIS Consortium and MGP Inc. are not liable for any use, misuse, modification or disclosure of any map provided under applicable law. This map is for general information purposes only. Although the information is believed to be generally accurate, errors may exist and the user should independently confirm for accuracy. The map does not constitute a regulatory determination and is not a base for engineering design. A Registered Land Surveyor should be consulted to determine precise location boundaries on the ground.



MEMORANDUM VILLAGE OF WINNETKA

COMMUNITY DEVELOPMENT DEPARTMENT

TO: WINNETKA HISTORICAL SOCIETY
FROM: CHRISTOPHER MARX, AICP, ASSOCIATE PLANNER
DATE: DECEMBER 19, 2023
SUBJECT: CASE NO. 24-01: 1155 CHATFIELD ROAD

INTRODUCTION

On January 15th, 2023, the Landmark Preservation Commission (LPC) will consider a request to demolish the residence at 875 Private Road. Please return any available information regarding the architectural and historical significance of the structure to my attention by the end of the day on Tuesday, January 9, 2024. If you have any questions, please feel free to contact me at cmarx@winnetka.org or (847) 716-3587.

PRELIMINARY PROPERTY HISTORY STUDY/VILLAGE HALL RECORDS

Building Permits

<u>Date</u>	<u>Type</u>	<u>Owner</u>	<u>Architect</u>
11-2-1930	Erect two-car garage	Herbert Paulson	Not listed

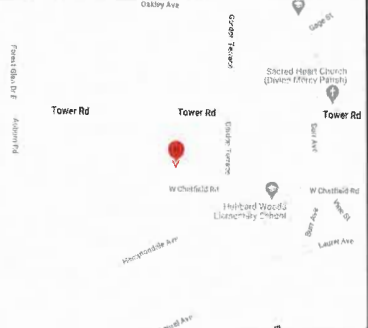


Shvartsman
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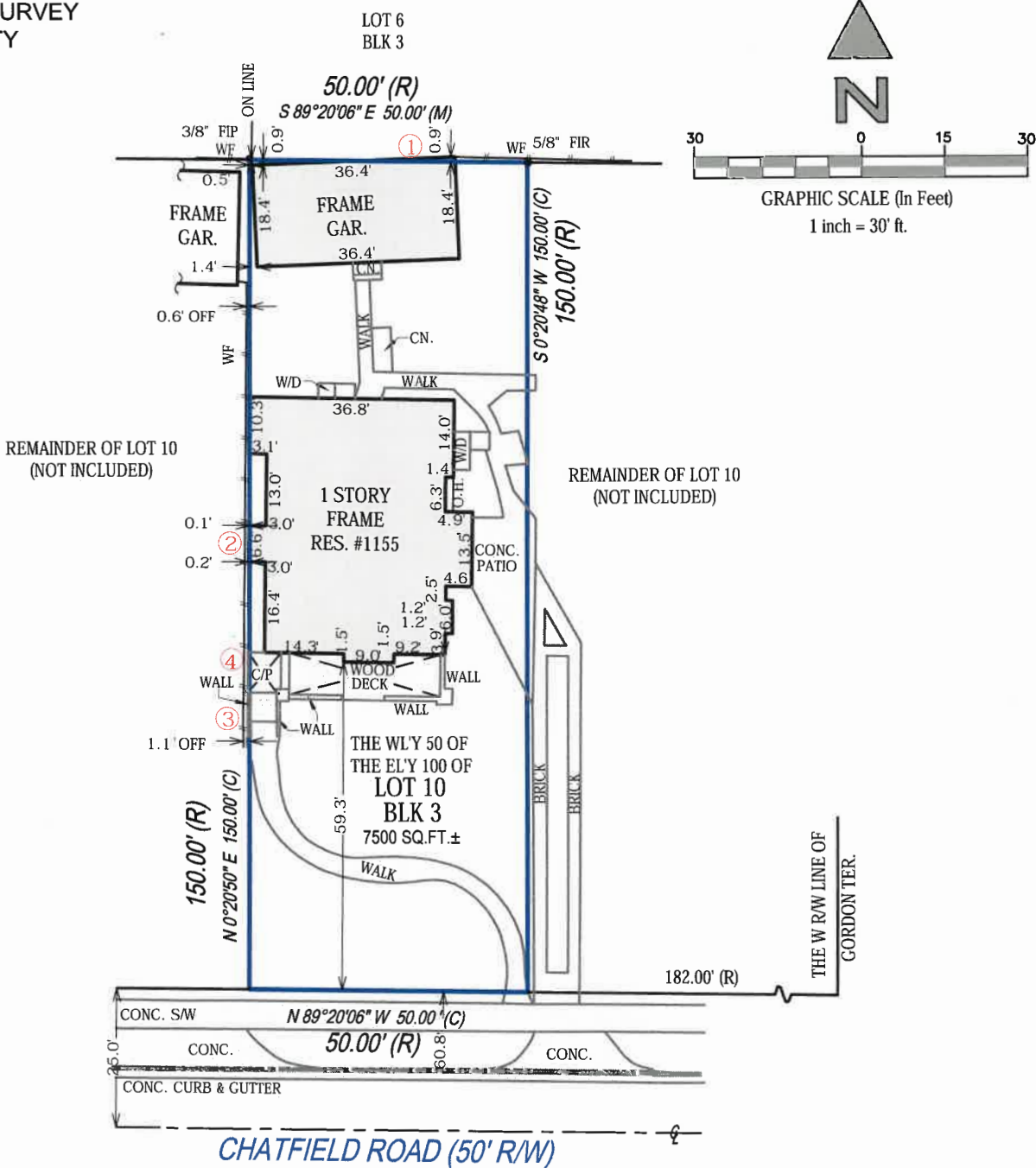
400 Skokie Blvd, Suite 380
Northbrook, Illinois 60062
Tel: 847.714.0210
Fax: 847.714.0212



PROPERTY ADDRESS: 1155 CHATFIELD ROAD, WINNETKA, ILLINOIS 60093

SURVEY NUMBER: 2302.4036

2302.4036
BOUNDARY SURVEY
COOK COUNTY



STATE OF ILLINOIS } SS
COUNTY OF LASALLE }

THIS IS TO CERTIFY THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY. GIVEN UNDER MY HAND AND SEAL THIS DATE HEREON.

ILLINOIS PROFESSIONAL LAND SURVEYOR No. 2971
LICENSE EXPIRES 11/30/2024
EXACTA LAND SURVEYORS, LLC
PROFESSIONAL DESIGN FIRM 184008059-0008



POINTS OF INTEREST:
1. FRAME GARAGE OVER PROPERTY LINE 2. RESIDENCE OVER PROPERTY LINE 3. WALL OVER PROPERTY LINE 4. C/P OVER PROPERTY LINE



Exacta Land Surveyors, LLC
PLS# 184008059
o: 773.305.4011
316 East Jackson Street | Morris, IL 60450

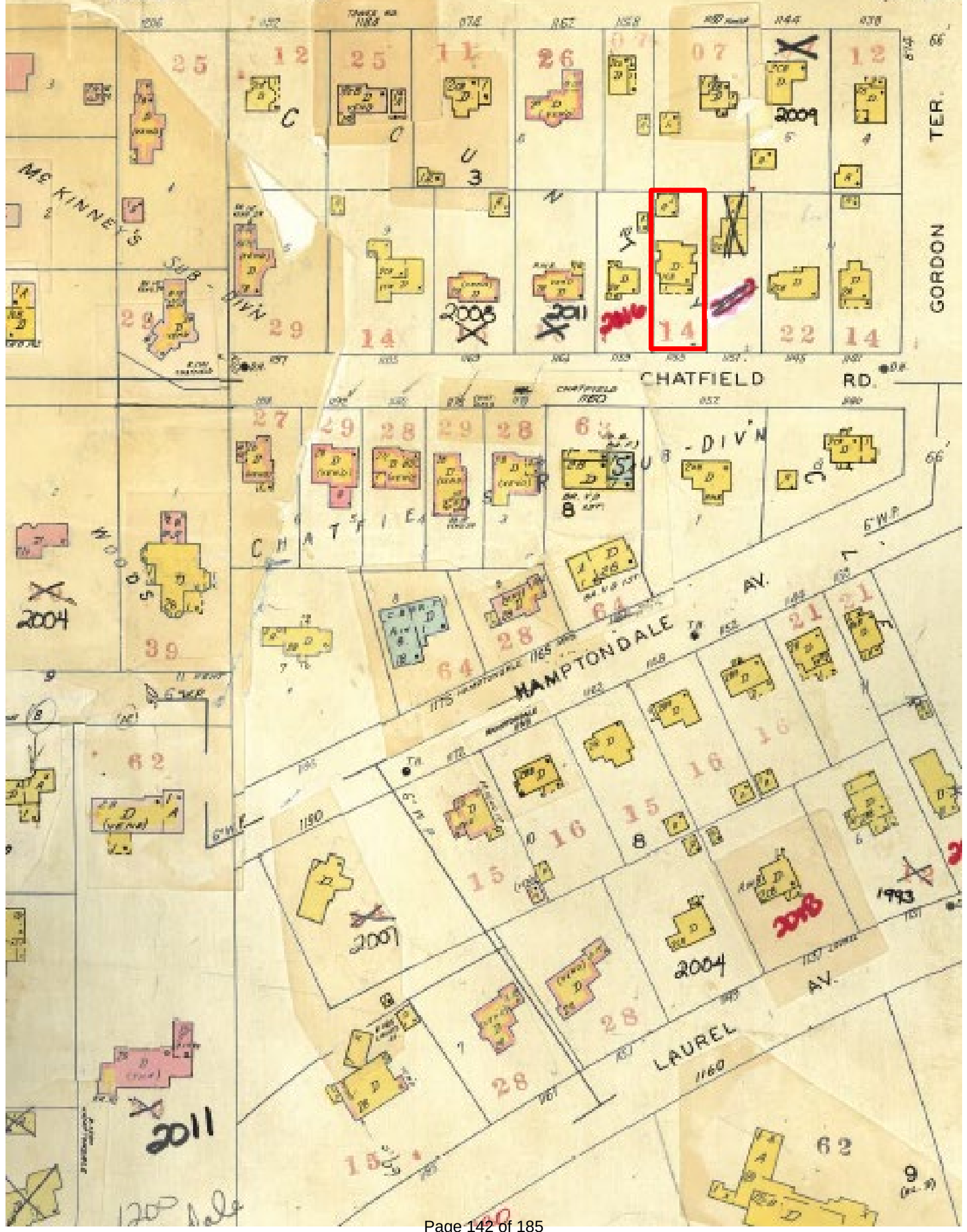


DATE OF SURVEY: 07/03/23
FIELD WORK DATE: 6/30/2023
REVISION DATE(S): (REV.0 7/3/2023)

SEE PAGE 2 OF 2 FOR LEGAL DESCRIPTION
PAGE 1 OF 2 - NOT VALID WITHOUT ALL PAGES

TOWER

RD.







THE VILLAGE OF WINNETKA
Department of Public Works
APPLICATION FOR BUILDING PERMIT
and for Certificate of Occupancy and Compliance

Winnetka, Illinois, Oct. 2, 1930

THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit to erect a _____ story
and Basement two car garage

(TYPE OF BUILDING SUCH AS RESIDENCE, GARAGE, ETC.)

PROPERTY DESCRIPTION—LOT W50'E100'L10, Block 3

Subdivision County, Clark's Division

STREET and NUMBER 1155 Chatfield Rd.

DIMENSIONS of BUILDING—Front 18 feet. Depth 22 feet. Height 11 feet

NUMBER of ROOMS _____

KIND of MATERIAL _____

OWNER Herbert W. Paulson Address _____

TOTAL COST 375

ARCHITECT _____ Address _____

BUILDER _____ Address _____

CARPENTER _____ Address _____

MASON _____ Address _____

SEWER BUILDER _____ Address _____

PLUMBER _____ Address _____

ELECTRICIAN _____ Address _____

REMARKS Duplicate of Original Application

Application is also made for a Certificate of Occupancy and Compliance to be issued after the completion of the building.

I hereby agree to construct the above described building in accordance with the plat, building plans and specifications submitted herewith, and in strict compliance with all provisions of the Zoning Ordinance, Building Code and Health Regulations of the Village of Winnetka.

Permit Issued Oct. 2, 1930

Building Permit Number 3851

SIGNED Herbert W. Paulson

City Permit Number 1828 11/1/30

ADDRESS _____

PROPERTY RESEARCH COVERSHEET



Address: 1155 Chatfield (formerly 1155 Ashland)

Construction Details:

Original construction date: c. 1914
Construction type: Stucco and frame
Style: Bungalow/Arts and Crafts

OWNERSHIP HISTORY:

OWNER/RESIDENT NAME	DATES OCCUPIED	INFORMATION ATTACHED	SIGNIFICANCE
Herbert and Helen Paulson	By 1917 – 1946	1917 directory, building permit application	Herbert was a painter, decorator and contractor and son of Andrew Paulson, designer of the Swedish houses.
Mr. and Mrs. Wilford D. Paulson	1946 – 1949	<i>Winnetka Talk</i> article, real estate listing slip	
Julien and Inez Boren	1949 – 1976	<i>Winnetka Talk</i> article, real estate listing slips, 1954 directory	
Donald and Suzanne Aleshire	By 1986 – 2022	<i>Winnetka Talk</i> articles, <i>Chicago Tribune</i> article, Cook County Recorder	

ARCHITECTS: unknown

RESEARCH SOURCES USED: *Winnetka Talk*, Cook County Assessor records, Cook County Recorder records, historic phone books, WHS property files, WHS digital files, Ancestry.com, *Chicago Tribune*

Findings:

While our research is inconclusive, we believe this property maintains historical significance as a possible design by Andrew Paulson (and possibly co-designed by his son, Herbert Paulson) and

therefore warrants further research. Andrew Paulson was the designer of the beloved “Swedish houses” on Tower and Greenwood in Winnetka. 902 Greenwood and 1479 Tower are locally designated landmarks, and 1479 Tower, 1487 Tower, 900 Greenwood, and 890 Greenwood have all been identified by the state as potentially eligible for the National Register of Historic Places. Paulson was not a trained architect; rather, he had a successful career as a painter, decorator, and builder. His son, Herbert, followed in his father’s footsteps and became a successful painter and decorator as well.

Herbert Paulson is the first known resident of 1155 Chatfield (formerly 1155 Ashland). His father lived next door at 1151 Chatfield until his own “Swedish house” at 900 Greenwood was completed. We were not able to definitively determine whether one or both Paulsons were involved in the design of this house. It is possible, however, as both Herbert and Andrew worked in home-design and decoration. In addition, some historic materials describe some original whimsical design elements, which were in-line with Andrew Paulson’s design aesthetic. Additional research is warranted to determine if there is any concrete evidence to support our conjecture that one or both of the Paulsons were involved in the design of the house.

Date of Research: 1/8/2023

Submitted by:

Meagan McChesney, PhD
Curator, Winnetka Historical Society

Mary Trieschmann, MS Ed
Executive Director, Winnetka Historical Society

THE VILLAGE OF WINNETKA
Department of Public Works
APPLICATION FOR BUILDING PERMIT
and for Certificate of Occupancy and Compliance

Winnetka, Illinois, Oct. 2, 1930

THE SUPT. OF PUBLIC WORKS:

Application is hereby made for a permit to erect a _____ story
and Basement two car garage

(TYPE OF BUILDING SUCH AS RESIDENCE, GARAGE, ETC.)

PROPERTY DESCRIPTION—LOT W50'E100'X10, Block 3

Subdivision County Clerks Division

STREET and NUMBER 1155 Chatfield Rd.

DIMENSIONS of BUILDING—Front 18 feet. Depth 22 feet. Height 11 feet

NUMBER of ROOMS _____

KIND of MATERIAL _____

OWNER Herbert W. Paulson Address _____

TOTAL COST 375

ARCHITECT _____ Address _____

BUILDER _____ Address _____

CARPENTER _____ Address _____

MASON _____ Address _____

SEWER BUILDER _____ Address _____

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mit Issued Oct. 2, 1930

ing Permit Number 3851

SIGNED Herbert W. Paulson

y Permit Number 1828 11/1/30

ADDRESS _____

Excl. Agents	Address of House 1155 Chatfield Rd, Winnetka	Size of Lot 50x100	Rooms 6-3	Baths 2	Porches 1	Price 21,000
--------------	---	-----------------------	--------------	------------	--------------	-----------------

Continuance of Listing Confirmed 12/4	Situating between How house may be seen		Fronts	ft. alley at	
	Garage 4 c gar		When available		
	State exactly how we came to have this listing		How heated		
			Date 10/22/49 Listed by		
	Owner		Address		
	Whom to notify regarding prospective purchaser	McGuire & Orr	Ph: Res.		Ofc.
	Tenant		Address		
	Assessed valuation		Ph: Res.		Ofc. Winn 0703
	Terms		Lease expires		Rent
	1st Mortgage	Rate	Taxes 242		
Sign Privileges	Prepayment privileges		Abstract or Guaranty policy		
	2nd Mortgage	Rate			
	Prepayment privileges				
	Restrictions				
	Insurance { Fire Tornado				
	Construction	white shingle & stucco Roof			
	Heating	oil			
	Hot water				
	Remarks				
	Basement	playrm			Stories
1st floor	LDK, porch, 3 bedrms, 2 baths				
2nd floor					
3rd floor					

OPEN TUESDAY OCTOBER 25, 1949

1155 Chatfield Road, Winnetka

White Shingle and Stucco 4-car garage

One floor - LDK, porch, 3 bedrooms, 2 baths

Basement: Playroom

Heat: Oil Taxes: \$242.

Lot: 50 x 100

Price: \$21,000.

mcg + orr - 10-22-49

Directions:

Address: 1155 CHATFIELD		Lot Size 50 x 150		\$ 64,500 58,500
City: Winnetka		+ 8 ft. easement driveway		
Constr: Stucco & Frame	3209	Rms. 7	Bed. 3	Baths 1 1/2
Style: 1 Story		Heat HW Oil		Cost
Roof: 1914	Faces: South	Year — Taxes 1972	Porches 2	Garage 3 Car
Built: 1914		\$880.56*		AM-Def.
Basmt: Full. Partially finished.				Elect: 220V-110V

Contract: See below

1st Living room with fireplace. Separate dining room. Kitchen. Large back porch. 3 bedrooms (1 tandem). 1 1/2 baths. Large front porch.

3rd

LR
DR
K
DEN
FR
BR's

Check: School: Grade Hubbard Wds. JHS Skokie - Washburne HS: New Trier East

Transp: RR. C&NW

Bus:

Other:

Mortgage: Existing

Available:

City water, ~~W&S~~ Sanitary Sewer, Storm Sewer, ~~Septic Tank~~

Special Assessments \$ _____ for _____

Remarks and any special conditions: * Property taxes are Homestead Exemption.
8 foot easement on driveway. Purchase money mortgage only.

Possession:

TBA

Reason for Sale:

OOS

Title CT&T

Titleholder: Julian Boren

Brokerage Fee: 6% 1st \$50M; 5% over

Phone:

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For office use only
050374

REALTOR® Office: NASH REALTY

Phone: 446-7180

Sales Person: James R. Nash

Home Phone: 328-3356

Directions:

Address: 1155 CHATFIELD		Lot Size 50 x 150		\$ 75,000
City: Winnetka		+ 8 ft. easement driveway		
Constr: Stucco & Frame	33007	Rms. 7	Bed. 3+	Baths 2
Style: Frank Lloyd Wright		Heat HW Oil		Cost
Roof: "House in the Woods"		Year — Taxes Approx. \$950.00	Porches Large Front	Garage 3 Car
Built: 1914	Faces: South	\$950.00		AM-Def.
Basmt: Full, finished pan. rec. rm., 4th bdrm., laundry, storage, work shop.				Elect: 220V-110V

Contract:

1st Interesting beamed ceiling living room w/ stone Ingelnook frpl. Formal dining room, den. Big wood cabinet kitchen opening to large summer room. 3 bedrooms, 2 baths.

LR All
DR Good
K Sized
DEN Unusually
FR Shaped
BR's Lots of
Nooks and
Crannies

School: Grade Hubbard Wds. JHS Skokie - Washburne HS: New Trier East

Transp: RR. C&NW

Bus:

Other:

Mortgage: Existing

Available:

City water, ~~W&S~~ Sanitary Sewer, Storm Sewer, ~~Septic Tank~~ Flood Hazard Insurance may be required by Lender.

Special Assessments \$ _____ for _____

Remarks and any special conditions: Over a minitute bridge along a lovely tree lined street you will find this replica of Frank Lloyd Wright's House in the Woods. Interesting castle-like interior.

Titleholder: Call Broker

Brokerage Fee: 6% - 50/50

Possession:

June 1, 1976

Reason for Sale:

OOS

Title CT&T

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For office use only
042176

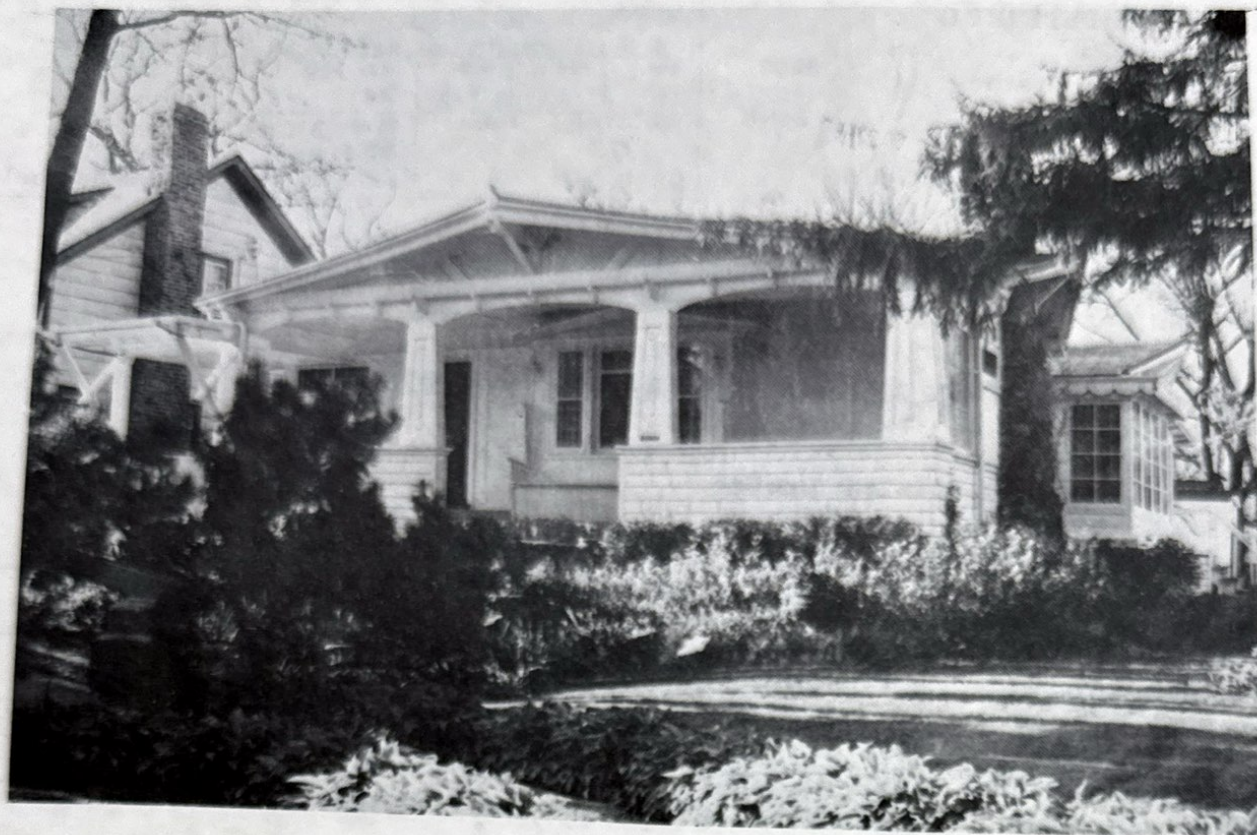
REALTOR® Office: NASH REALTY, Winnetka

Phone: 446-7180

Sales Person:

Meladee Hughes

Home Phone: 446-8966 or 446-8922



Directions:

Address: 1155 CHATFIELD 8597R		Lot Size 50 x 150 + easement driveway		\$ 625.00/M
City: Winnetka	Unincorporated Area: Yes ☐ No ☒	Rms. 7	Bed. 3+	
Constr: Stucco & Frame		Baths 2	Heat HW Oil	
Style: Frank Lloyd Wright		Year — Taxes	Porches Large Front	
Roof: "House in Woods"	Built: 1914	Faces: South	Elect: 220V-110V	
Basmt: Full, finished pan. rec. rm., 4th bdrm., laundry, storage, workshop.				
1st: Interesting beamed ceiling living rm. w/stone inglenook frpl. Formal dining room, den. Big wood cabinet kitchen opening to large summer room. 3 bedrooms, 2 baths.				
School: Grade: Hubbard Wds JHS: Skokie-Washburne HS: New Trier East Transp: RR. C & NW Bus: Other: Available: Mortgage: Existing Special Assessments \$ _____ for _____ Flood Hazard Insurance may be required by Lender. City water, Sanitary Sewer, Storm Sewer, Remarks and any special conditions: Marvelous walk to everything location. Over a miniature bridge along a lovely tree lined street you will find this replica of Frank Lloyd Wright's House in the Woods. Interesting castle-like interior.				
Titleholder: Call Broker		Brokerage Fee: 50/50 7% 1st year 2% 2nd year		LR DR K DEN FR BR's ALL GOOD SIZED UNUSALLY SHAPED. Lots of Nooks and Crannies Possession: Reason for Sale: Title CT & T
This sheet is printed from information supplied by others. This information is considered accurate but neither the Corporation nor the Realtor is liable for errors. The listing may be changed without notice.				
For office use only 072778 REALTOR® Office: NASH REALTY, WINNETKA Phone: 446-7180 Sales Person: Meladee Hughes Home Phone: 446-8966 or 446-8922				

Directions:

Address: 1155 CHATFIELD 6226R		Lot Size 50 x 150 + 8 ft. easement driveway		\$ 58,500
City: Winnetka		Rms. 7	Bed. 3	
Constr: Stucco & Frame		Baths 1 1/2	Heat HW Oil	
Style: 1 Story		Year — Taxes 1972	Porches Two	
Roof:	Built: 1914	Faces: South	Elect: 220V-110V	
Basmt: Full. Partially finished.				
1st: Living room with fireplace. Separate dining room. Kitchen. Large back porch. 3 bedrooms (1 tandem). 1 1/2 baths. Large front porch.				
2nd:				
3rd:				
Check: School: Grade: Hubbard Wds JHS: Skokie-Washburne HS: New Trier East Transp: RR. C&NW Bus: Other: Available: Mortgage: Existing City water, W&S Sanitary Sewer, Storm Sewer, Septic Tank Special Assessments \$ _____ for _____ Remarks and any special conditions: *Property taxes are Homestead Exemption. 8 foot easement on driveway. Purchase money mortgage only.				
Titleholder: Julian Boren		Brokerage Fee: 6% 1st \$50M; 5% over 50/50		LR DR K DEN FR BR's TBA Possession: Reason for Sale: OOS Title CT&T
This sheet is printed from information supplied by others. This information is considered accurate but neither the Corporation nor the REALTOR® is liable for errors. The listing may be changed without notice.				
For office use only 082174 REALTOR® Office: NASH REALTY Phone: 446-7180 Sales Person: James R. Nash Home Phone: 328-3356				



1917 directory

Railroad Av. Wilmette 1089
Paulson Andrew W Painter & Decor
 1151 Ashland. Winnetka 146
Paulson Herbert W r 1155 Ashland Av. Winnetka 1127
Paulson W B r 719 Washington Av....Wilmette 716-V

1954 directory

1152 Frank J M
 1155 Boren J
 1159 Frisen O

WI6-3368
 WI6-1264

1940 Federal Census via Ancestry.com

Name	Herbert Paulson
Age	48
Estimated Birth Year	abt 1892
Gender	Male
Race	White
Birthplace	Illinois
Marital Status	Married
Relation to Head of House	Head
Home in 1940	New Trier, Cook, Illinois
Map of Home in 1940	New Trier, Cook, Illinois
Street	Chotfield
House Number	1155
Farm	No
Inferred Residence in 1935	New Trier, Cook, Illinois
Residence in 1935	New Trier
Sheet Number	8A
Number of Household in Order of Visitation	263
Occupation	Painter

Cook County Recorder Records 1986

Viewing Document: 88104564

Document Number: 88104564
 Document Type: ASSIGNMENT
 Date Recorded: 3/11/1988
 Date Executed: 12/30/1986
 # of Pages: 5
 Address: 1155 CHATFIELD RD, WINNETKA
 Consideration Amount: \$0.00

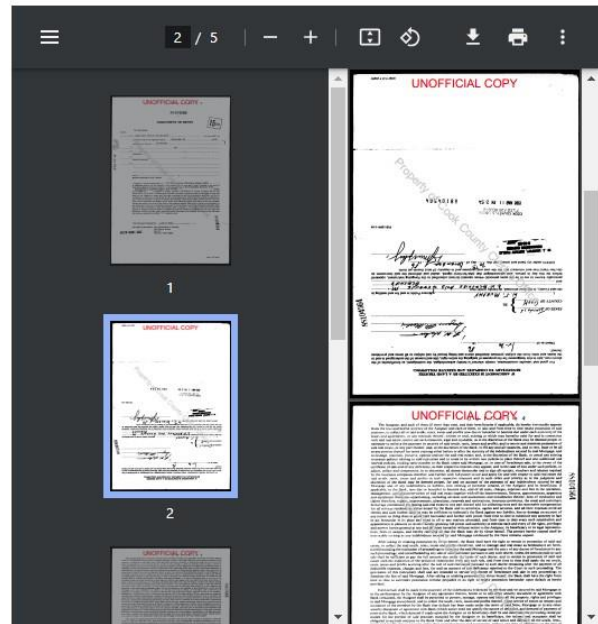
Grantors

Name Trust#
 ALESHIRE D W
 ALESHIRE SUZANNE M
 LAKE VIEW T&S BK TR 85701500

Grantees

Name Trust#
 FIRST IL BK WILMETTE

[View Document in New Window](#)



Herbert Paulson WWI Draft Card

Form 1 REGISTRATION CARD No. 128	
1 Name in full	Herbert William Paulson
2 Home address	1155 Ashland Ave Winnetka Ill
3 Date of birth	Dec. 11 1891
4 Are you (1) a natural born citizen, (2) a naturalized citizen, (3) an alien, (4) or have you declared your intention (specify which)?	Natural born
5 Where were you born?	Chicago Ill.
6 If not a citizen, of what country are you a citizen or subject?	
7 What is your present trade, occupation, or office?	Painter
8 By whom employed?	A. W. Paulson
9 Where employed?	Winnetka
10 Have you father, mother, wife, child under 12, or a sister or brother under 12, solely dependent on you for support (specify which)?	wife + two children
11 Married or single (which)?	Married
12 What military service have you had? Rank	110
13 Do you claim exemption from draft (specify grounds)?	Dependent
I affirm that I have verified above answers and that they are true.	
H. W. Paulson	

1460 REGISTRAR'S REPORT 12-3-5-A	
1 Tall, medium, or short (specify which)?	Med
2 Color of eyes?	blue
3 Color of hair?	brown
4 Has person lost arm, leg, hand, foot, or both eyes, or is he otherwise disabled (specify)?	
I certify that my answers are true, that the person registered has read his own answers, that I have witnessed his signature, and that all of his answers of which I have knowledge are true, except as follows:	
Wancel J. Clark	
(Signature of registrar)	
Product	4 NEW TRENK DOCUMENT
City or County	Cook
State	Ill.
June 1 1917	
(Date of registration)	

Winnetka Talk, July 25, 1946

Wilford D. Paulsons Settled in New Home

Mr. and Mrs. Wilford D. Paulson and their daughters, Leilani and Janice, are now settled in their new home at 1155 Chatfield road, which they bought from Mr. Paulson's parents, Mr. and Mrs. Herbert W. Paulson. The senior Mr. and Mrs. Paulson have moved next door into the house they own at 1151 Chatfield road. Moving to Winnetka from Glenview the first of the year, the Wilford Paulsons have been staying with the children's grandparents in the house at 1155 Chatfield road.

Winnetka Talk, September 4, 1952

Bullen Genevieve F, 1065 Westmoor
Bullen Lee J, 1065 Westmoor
Bullen Mary A, 1065 Westmoor
Boren Inez D, 1155 Chatfield
Boren Julian, 1155 Chatfield
Bormann Elsbeth A, 1152 Chatfield
Bothum G Gilbert, 1144 Hamptondale

Winnetka Talk, June 29, 1961

Paulsons To Have 50th Anniversary

On Saturday, Mr. and Mrs. Herbert W. Paulson of Saratoga, Cal., formerly of 1155 Chatfield road, Winnetka, will celebrate their 50th wedding anniversary. The family reunion is planned to take place at the family home, in Saratoga, and will include the three sons, their wives, and children.

Attending will be H. Clayton Paulson, the oldest son, and his family, from Largo, Fla.; W. D. (Bill) Paulson, another son, and his wife, from Apple Valley, Cal.; and Donald A. Paulson, the third son, who resides in Fresno. All three sons are graduates of New Trier High School.

Mr. Paulson, the father, is a past president of the Winnetka Chamber of Commerce and was also a member of the Rotary club, and many other organizations.

Winnetka Talk, May 10, 2007

KOREAN 1ST BAPTIST CH	1100 HUBBARD PL	099	05-17-110-029-0000
MARK W HALLER	1040 HUBBARD PL	099	05-17-117-014-0000
DONLD ALESHIRE	1155 CHATFIELD RD	099	05-17-300-024-0000
NORMAN ROSENSTEIN	875 BURR AVE	099	05-17-302-001-0000
DONALD W ALESHIRE	777 BURR AVE	099	05-17-309-022-0000

Winnetka Talk, September 11, 2008

Open Sun 2:30-4:30



1155 Chatfield Rd, Winnetka **\$640,000**

Move right into this bungalow style 3 bedroom, 2 bathroom home, a block near school, train & town. Home is freshened, new floors, new paint. Note 8 ft easement for drive.

Carol Monsees 847-446-4500

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
WELLS FARGO BANK, N.A.
Plaintiff,

-v.-

SUZANNE ALESHIRE A/K/A SUZANNE M. ALESHIRE, UNKNOWN HEIRS
AND LEGATEES OF SUZANNE A LESHIRE IF ANY, UNKNOWN OWNERS
AND NON-RECORD CLAIMANTS
Defendants

08 CH 40543

1155 CHATFIELD ROAD
WINNETKA, IL 60093

NOTICE OF SALE

PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on March 16, 2020, an agent for The Judicial Sales Corporation, will at 10:30 AM on December 17, 2021, at The Judicial Sales Corporation, One South Wacker Drive, CHICAGO, IL, 60606, sell at a public sale to the highest bidder, as set forth below, the following described real estate:

Commonly known as 1155 CHATFIELD ROAD, WINNETKA, IL 60093
Property Index No. 05-17-300-024-0000

The real estate is improved with a single family residence.

The judgment amount was \$715,022.75.

Sale terms: 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, including the Judicial Sale fee for the Abandoned Residential Property Municipality Relief Fund, which is calculated on residential real estate at the rate of \$1 for each \$1,000 or fraction thereof of the amount paid by the purchaser not to exceed \$300, in certified funds or wire transfer, is due within twenty-four (24) hours. No fee shall be paid by the mortgagee acquiring the residential real estate pursuant to its credit bid at the sale or by any mortgagee, judgment creditor, or other lender acquiring the residential real estate whose rights in and to the residential real estate arose prior to the sale. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court. Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.

The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information.

If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1).

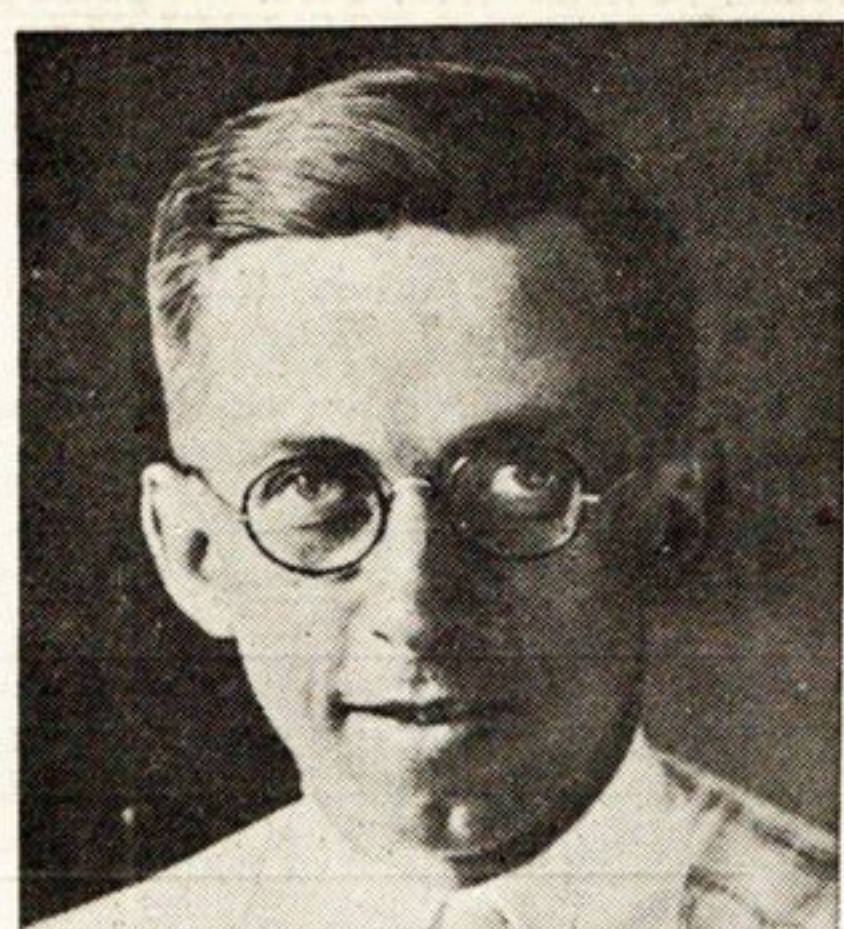
IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.

You will need a photo identification issued by a government agency

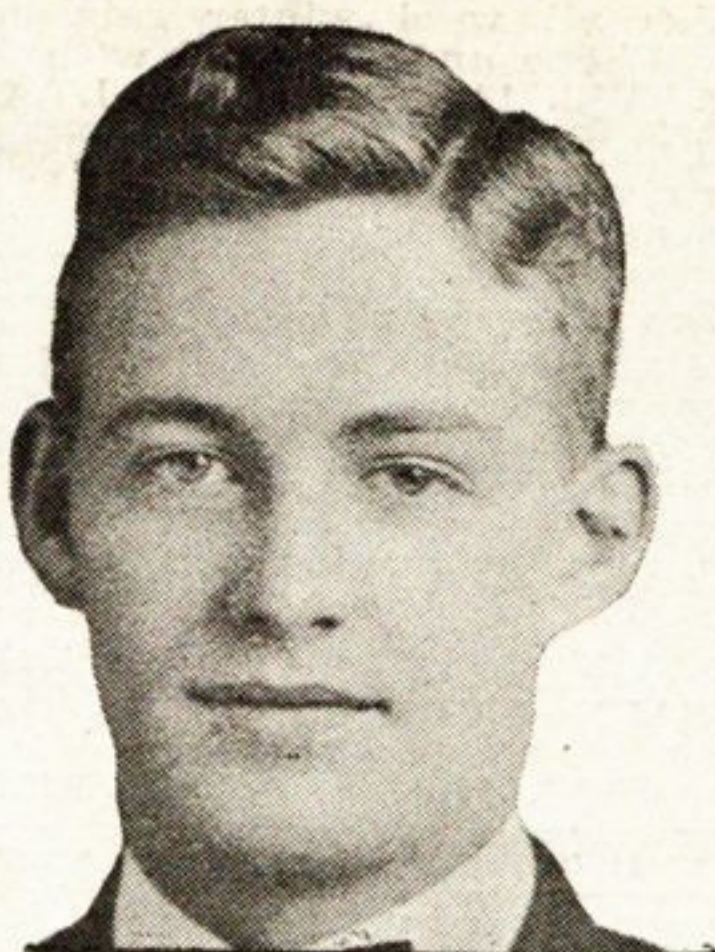
MORE POWER TO YOU
If you attach the
American Steam Carburetor
To Your Car

**Motor Equipment
Sales Co.**

Carlton Building
Winnetka 1030



H. E. McNEAL



H. PAULSON



J. D. MERCER

Phones
Winnetka
452 and 451

Yard:
Hubbard
Woods

**HUBBARD WOODS
LUMBER AND
COAL CO.**

BUILDING MATERIALS

HUBBARD WOODS, ILL.
(Photo, courtesy of Almer Coe)



DUDLEY BRADSTREET

REAL ESTATE
LOANS
INSURANCE
RENTING
P. W. BRADSTREET
Headquarters Winnetka
Real Estate
520 Linden St.
Winnetka 162

(Photo, courtesy of Stanton Wilhite)

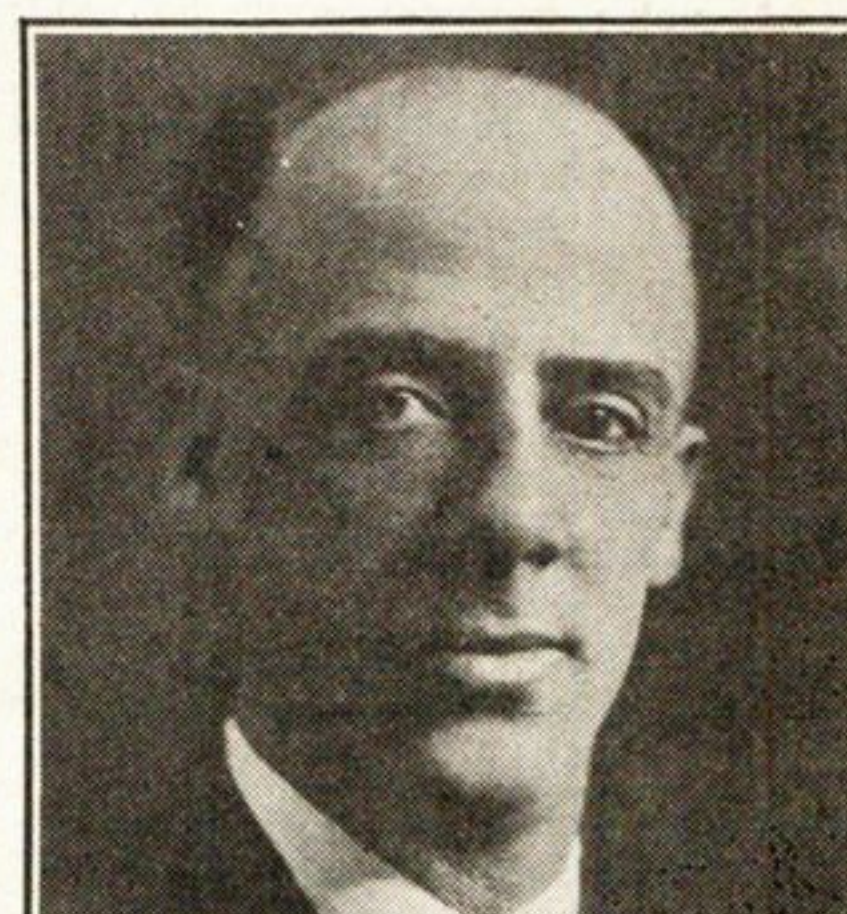
THE DECORATOR WITH
IDEAS
PAINTING DECORATING

H. PAULSON

909 Linden Ave.
Winnetka 1127

E. S. PARR
General Repair Shop

566 CENTER ST. TEL. 122
(Photo, courtesy of Stanton Wilhite)



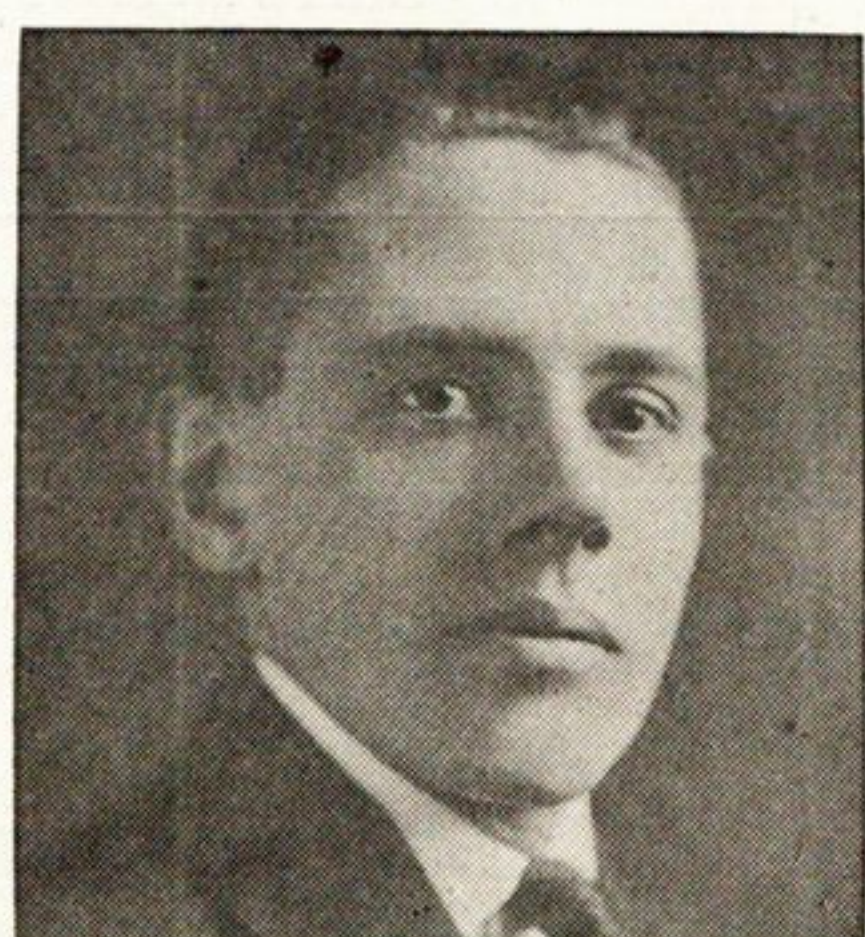
E. S. PARR

50c LUNCHES
60c DINNERS
The best food to be had for
the price

Cameo Lunch Room
A. KELLER, Prop.

551 Lincoln Ave.
Winnetka 838

(Photo, courtesy of Stanton Wilhite)



A. KELLER



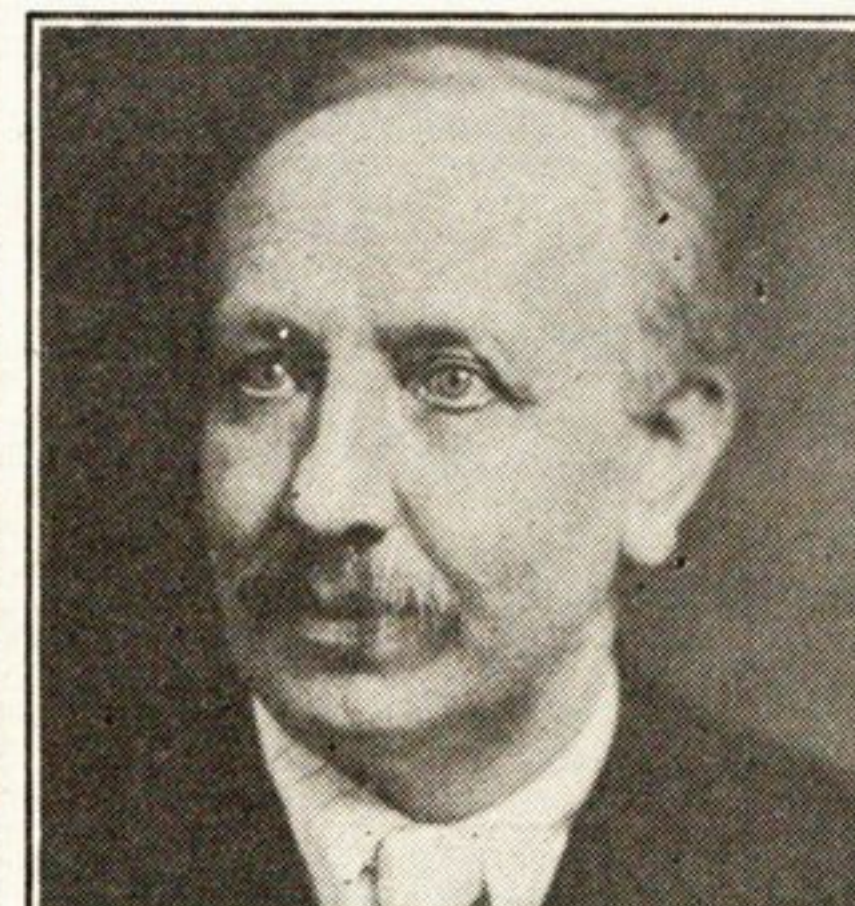
F. A. WINDES

CIVIL ENGINEERS
ARCHITECTS

WINDES & MARSH

598 Birch St.
Winnetka 222

(Photo, courtesy of Almer Coe)



H. LUENSMAN

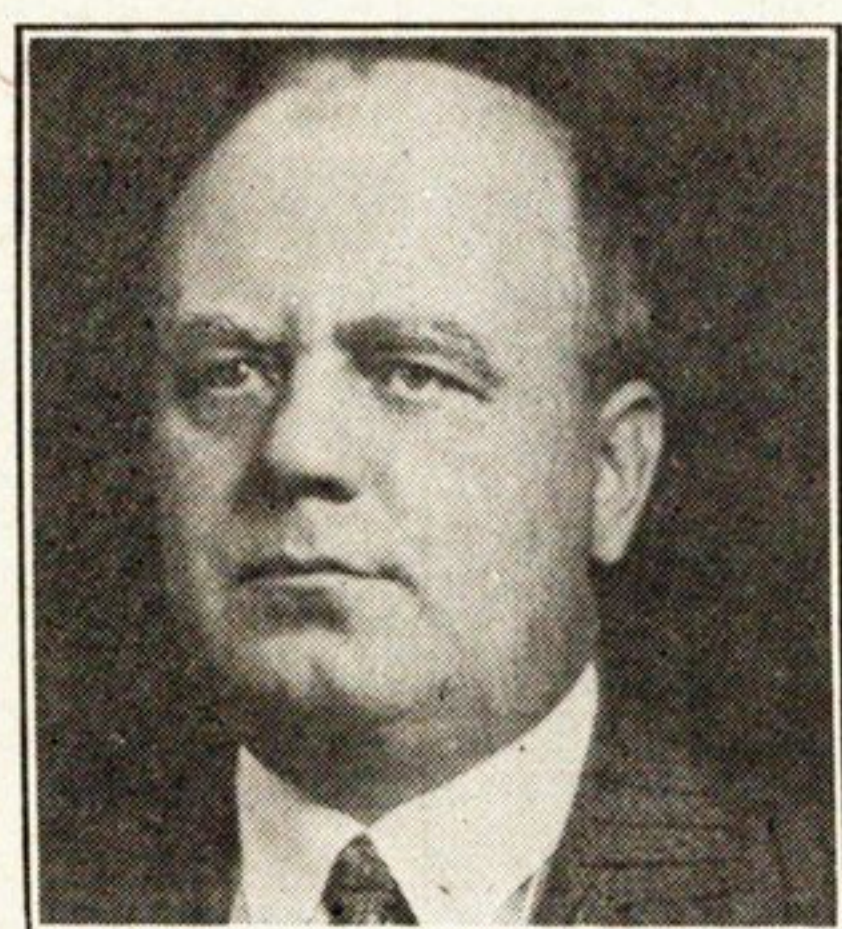
Telephone
Winnetka 694

Repairing
A Specialty

Winnetka Shoe Store
H. LUENSMAN, Proprietor

804 Elm St. Winnetka, Ill.

(Photo, courtesy of Stanton Wilhite)



H. E. ODHNER

**Hubbard Woods
Tailors and Cleaners**

ANNOUNCEMENT

We are now established in our
new and larger quarters, and
are able to give prompt service
and complete satisfaction.

PHONE WINNETKA
278

1059 Gage Street, Hubbard Woods

(Photo, courtesy of Stanton Wilhite)

CIVIL ENGINEERS
ARCHITECTS

WINDES & MARSH

598 Birch St.
Winnetka 222

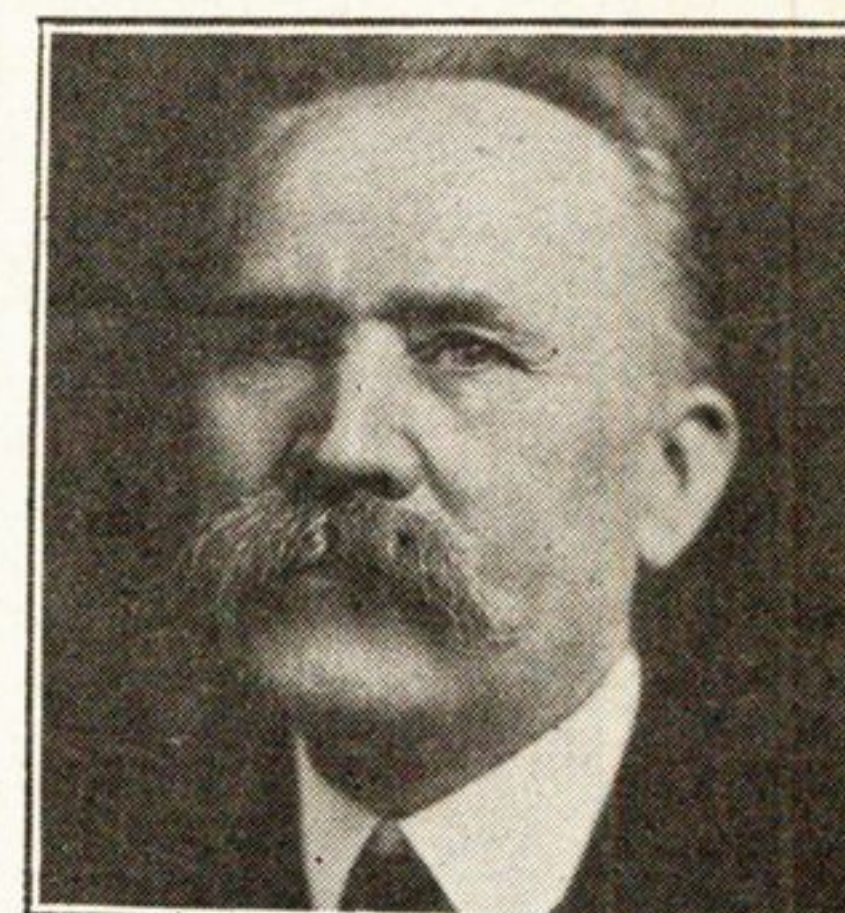
(Photo, courtesy of Almer Coe)

**SUBURBAN
Cleaners and Dyers**
S. DIETZ, Prop.

FANCY GARMENTS
OUR SPECIALTY

792 Elm Street
Phone 304 Winnetka, Ill.

(Photo, courtesy of Stanton Wilhite)



S. DIETZ

GEO. S. WOOD

PLUMBING
and
HEATING

Vine Street at Center
Telephone Winnetka
892

(Photo, courtesy of Almer Coe)



GEO. S. WOOD



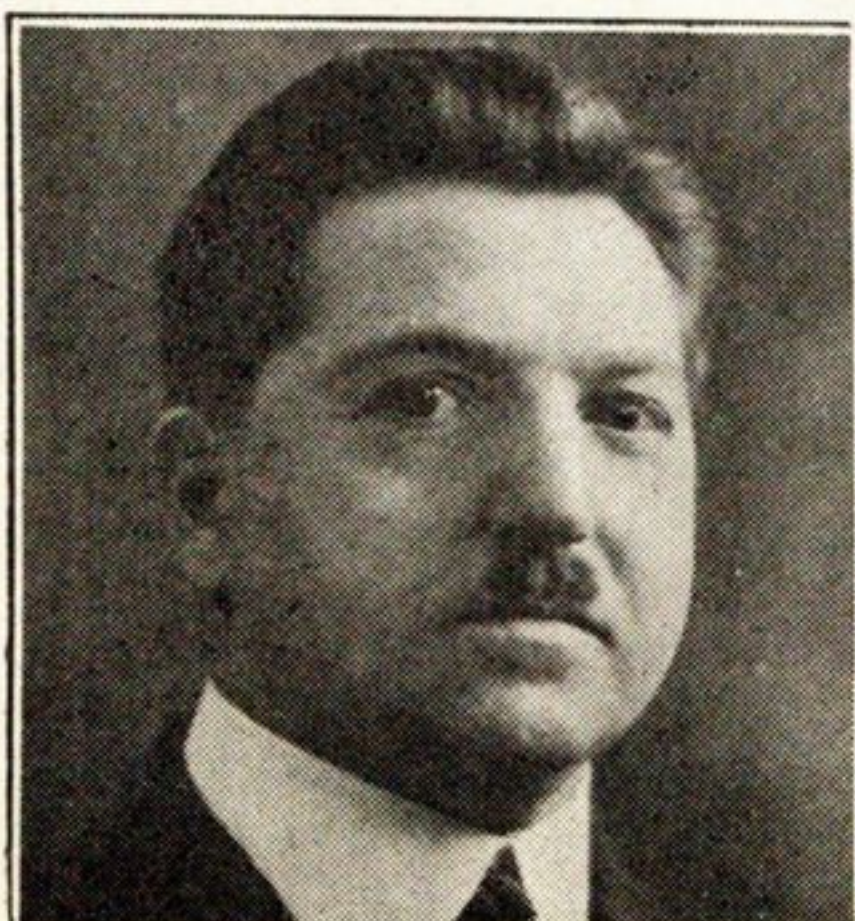
JOHN H. DETHLOFF



M. L. ADAMS
Barber Shop

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CHILDREN'S WORK

812 Elm St. Phone 409
Winnetka



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Hardware and Electrical
Conveniences

**Hubbard Woods
Electric and Hardware
Company**
R. C. PAPA, Prop.

902-904 Linden Ave. Tel Win.
Hubbard Woods 871

(Photo, courtesy of Stanton Wilhite)

Men's Furnishings

Collars, Shirts, and gen
Men's Wear. Good Value
with Prices Right

John H. Dethloff
786 Elm St.
Winnetka 1077

(Photo, courtesy of Stanton Wilhite)

WINNETKA, DO NOT FORGET DR. BROWN

Winnetka Relief Worker Battles With Adverse Conditions in Serbia; Funds Are Nearly Depleted

While scores of Winnetkans are enjoying the cool breezes, right here in the village, at some luxurious watering place or northwoods cottage, one of our citizens, a woman at that, is sacrificing convenience, the pleasures of life and, even her health, working among the sick and destitute women and children of war-ridden Serbia.

Dr. Alice Barlow-Brown is not faring well in Serbia. In the midst of a dreadful diphtheria epidemic she is suffering severe infection of the nose and throat. Yet, in disregard of her personal difficulties, she is ministering constantly to the needs of hundreds of deathly ill and half-starved Serbian mothers and babies, at Pristina, Serbia.

With all this misery, too, there is a sad scarcity of funds essential to carry on this humanitarian work among the destitute southeastern Europeans. Dr. Brown, who is conducting this great relief project under direct auspices of Winnetka citizens, is experiencing difficulty because some perfectly well-meaning and altogether sympathetic Winnetkans are thinking too much of vacations and too little of their solemn resolve to assist materially in this splendid rehabilitation service to Serbia.

Mail Checks to Mrs. Greeley
Mrs. Morris L. Greeley, 655 Maple avenue, is chairman of the American Medical Women's Hospital association, from which Dr. Brown receives funds for her work. Funds for this work are to be directed to Mrs. Greeley.

Recently Mrs. Greeley posted letters to many Winnetka housewives, asking the donation of sums equal to one-tenth of their monthly grocery bills for each of the next three months. Response came from approximately one-fourth of these communications.

"I considered it a very poor showing for Winnetka women," Mrs. Greeley told a representative of the Weekly Talk. "We must provide funds and, provide them without delay, if Dr. Brown's work is to meet with success; if the destitute, and starving Serbian mothers and little ones are to be saved."

So, while you are having a good rest and enjoying to the fullest your surcease from daily toil, spare a thought for Dr. Brown and her excellent service. Dr. Brown is not complaining for she is a brave woman and a real soldier. Mail a check to Mrs. Morris L. Greeley, 655 Maple avenue, today. Don't forget Winnetka's reputation.

PRIZE ATTRACTS ATTENTION

The Cleola Console phonograph, offered as a prize at the New Trier Day outing at Gross Point Grove, is attracting much attention at its display in the lobby of the Winnetka Trust and Savings Bank. The phonograph is donated by the Lake Shore Electric company and is manufactured by the Barker-Whitelaw company of Wilmette.

VILLAGE OF WINNETKA

In the Superior Court of Cook County, Illinois, General Number 354227

SPECIAL ASSESSMENT NOTICE

NOTICE IS HEREBY GIVEN to all persons interested that the Village of Winnetka, Cook County, Illinois, having ordered the improvement of Chatfield Road from the present pavement in Burr avenue to the present pavement in Linden avenue, by draining, grading, grubbing, preparing subgrade, rolling, curbing, constructing new catch basins with sewer pipe connections, smoothing parkways and paving with an asphaltic macadam wearing surface on a two course water bound macadam crushed limestone macadam base, a sixteen (16) foot roadway, including engineering and supervision during construction, all in the Village of Winnetka, County of Cook and State of Illinois, the ordinance for the same being on file in the office of the Village Clerk of said Village, and the said Village having applied to the Superior Court of Cook County, Illinois, for a special assessment to pay the cost of said improvement according to the benefits, and an assessment therefor having been made and returned to said Court, General Number 354227, the final hearing thereon will be held on the sixth day of September, A. D. 1920, or as soon thereafter as the business of the said Court will permit. All persons desiring may file objections in said Court before said day, and may appear on the hearing and make their defense. Said ordinance provides for the collection of said assessment in ten (10) annual installments, with interest thereon at the rate of five per centum (5 per centum) per annum.

Dated, Winnetka, Illinois, August 20, A. D. 1920.

HARRY I. ORWIG, Person appointed by the President of the Board of Local Improvements of the Village of Winnetka, Cook County, Illinois, (and such appointment approved and confirmed by the Superior Court of Cook County, Illinois) to make said special assessment.

FREDERICK DICKINSON, Village Attorney.

T23-2tc

Municipal Column

Edited by the Village Manager

Police Department

The report of the Police Department for the month of July shows that forty-two arrests were made during the month, thirty-seven being for speed and traffic violations.

No burglaries were committed during the month. Four accidents occurred, one of which resulted in death. Five business buildings were found open at night, three disturbances were suppressed, three dogs were killed and three lost children were restored to their parents. Eighteen street lights were reported out of service.

In addition to the foregoing, one hundred twenty-five miscellaneous cases were handled by the department during the month.

Fire Department

The report of the Fire Department for the month of July shows that three calls were received during the month, two of which were for fires which were extinguished. The valuation involved was \$12,000, with a resulting damage of \$150.

During the month thirteen fire prevention inspections were made by the fire marshal.

An exhibition run with the pumping apparatus was made to the village commons on the Fourth of July, as a part of the Independence Day exercises.

Rubbish Dump

Work by the Public Works Department in removing the unsightly rubbish dump of the village west of Willow street is progressing rapidly, and it is hoped by the end of the month to have this property placed in a neat and orderly condition. In order to provide additional space to take care of the accumulation, five lots were purchased from Peter Conrad just south of the village shovel the surface black dirt was property and by means of the steam excavated and sold at a price sufficient to offset the cost of the property.

Gas Rates

The final hearing in the case of the North Shore Gas company before the Public Utilities Commission for an increase of rates has been set for September 10. The village council operation of the other municipalities is endeavoring to secure the co-served by the gas company for the purpose of opposing energetically the proposed increase. Mr. E. W. Bemis of Chicago, public utility expert, has been engaged to assist the village attorney in the proceedings before the commission.

Caddy Struck by Auto; Injuries Not Serious

Mrs. Rockhold, Driver of Car, Not at Fault; Assists Boy and Directs Medical Attention

Francis Wilbern, caddy at the Indian Hill Country club, was at the Evanston hospital this week recovering from injuries received last Thursday when he was struck by an automobile driven by Mrs. F. A. Rockhold, of 1014 Elmwood avenue, on the driveway at the entrance to

VILLAGE OF WINNETKA

In the Superior Court of Cook County, Illinois, General Number 351468

SPECIAL ASSESSMENT NOTICE

Notice is hereby given to all persons interested that the Village of Winnetka, Cook County, Illinois, having ordered the construction of a storm sewer and outlet ditch from and connecting with the present storm water sewer in North Avenue approximately one hundred forty-six (146) feet west of the west line extended of Vernon Street, west in North Avenue, to and connecting with the present open ditch at the intersection of North Avenue with Valley Street, including the construction of a Portland cement concrete end wall, a concrete combined manhole and inlet, two cast iron storm water sewer inlets, and engineering and supervision during the construction of said improvement, all in the Village of Winnetka, County of Cook and State of Illinois, the ordinance for the same being on file in the office of the Village Clerk of said Village, and the said Village having applied to the Superior Court of Cook County, Illinois, for a special assessment to pay the cost of said improvement according to the benefits, and an assessment therefor having been made and returned to said Court, General Number 351468, the final hearing thereon will be held on the sixth day of September, A. D. 1920, or as soon thereafter as the business of the said Court will permit. All persons desiring may file objections in said Court before said day, and may appear on the hearing and make their defense. Said ordinance provides for the collection of said assessment in ten (10) annual installments, with interest thereon at the rate of five per centum (5%) per annum.

Dated, Winnetka, Illinois, August 20, A. D. 1920.

HARRY I. ORWIG, Person appointed by the President of the Board of Local Improvements of the Village of Winnetka, Cook County, Illinois, (and such appointment approved and confirmed by the Superior Court of Cook County, Illinois) to make said special assessment.

FREDERICK DICKINSON, Village Attorney.

T23-2tc

the Indian Hill club grounds.

Alleged sensational accounts of the accident printed in recent issues of the Chicago Herald and Examiner were branded as "entirely without foundation" and as unjust to Mrs. Rockhold. The facts in the case are these:

Just prior to the accident young Wilbern and other caddies were standing near the concrete club driveway when, upon the approach of the Rockhold car, Wilbern and another boy attempted to cross the driveway in the path of the machine. His companion succeeded but Wilbern was unavoidably struck by the car, although Mrs. Rockhold brought the machine to a complete stop within a few feet.

"In order to make a story of this accident," Mr. Rockhold says, "the Herald and Examiner of August 13 and 14, added to it several sensational features which were entirely without foundation in fact. It is not true that Mrs. Rockhold drove away leaving the injured boy without aid. On the contrary, she got out of the car, and was the first person to reach him. She helped carry him into the caddy house. She offered to take him to the hospital in her machine. She drove to the Evanston hospital and directed that surgical attention be given promptly. Mrs. Rockhold remained with the boy until his parents arrived."

The Wilbern boy was reported not seriously injured. It is expected he will leave the hospital within a few days.

WILMETTE BUSINESS BLOCK IS PURCHASED BY F. A. ROCKHOLD

One of the most important Wilmette real estate transfers in recent years is the announcement of the purchase of the Cox building and site by Frank A. Rockhold, 1014 Elmwood avenue, Wilmette. Mr. Cox, former owner, is a resident of Texas at the present time. The deal was closed this week.

The Cox building is situated at the northeast corner of Wilmette and Central avenues, in the very heart of the Wilmette business section. The building contains several store spaces including the Snider and Cazel drug store, otherwise known as the Wilmette Pharmacy. There are numerous office spaces on the second floor of the structure.

Early in March the Cox building was visited by fire which partially destroyed the interior of the Wilmette pharmacy. The building has since been completely renovated.

Mr. Rockhold, the new owner, also owns the vacant property on the southeast corner of Wilmette and Central avenues. Plans are to be announced later, it is said, for the improvement of this large plot of ground.

GO TO CHURCH ON SUNDAY

VILLAGE OF WINNETKA

In the Superior Court of Cook County, Illinois—General No. 355451

Special Assessment Notice

NOTICE IS HEREBY GIVEN to all persons interested that the Village of Winnetka, Cook County, Illinois, having ordered a supplemental special assessment to pay the estimated deficiency in the cost of the work and interest for the construction of a local improvement in the Village of Winnetka, County of Cook and State of Illinois, the ordinance for which said improvement provided as follows:

For the improvement of Gordon Terrace from the present pavement in North Avenue to the present pavement in Chatfield Road, by excavating, grading, draining, constructing brick masonry catch basins with connections, grading parkways, preparing the subgrade, adjusting present brick pavement, and paving with Portland cement concrete, including an integral curb, a roadway nineteen (19) feet in width, in the Village of Winnetka, County of Cook and State of Illinois, and which said ordinance was passed and approved by the President and Board of Trustees of the Village of Winnetka, Cook County, Illinois, on the nineteenth day of August, A. D. 1919, and which special assessment proceeding was known as General Number 348659 in the Superior Court of Cook County, Illinois, the ordinance for the same being on file in the office of the Village Clerk of said Village, and the said Village having applied to the Superior Court of Cook County, Illinois, for a supplemental special assessment to pay the estimated deficiency in the cost of the work and interest of said local improvement, according to the benefits, and a supplemental special assessment therefor having been made and returned to said Court, General Number 355451, the final hearing thereon will be held on the thirtieth day of August, A. D. 1920, or as soon thereafter as the business of the said Court will permit. All persons desiring may file objections in said Court before said day, and may appear on the hearing and make their defense. Said ordinance provides for the collection of said supplemental special assessment in ten (10) annual installments with interest thereon at the rate of five per centum (5%) per annum.

Dated, Winnetka, Illinois, August 13, A. D. 1920.

HARRY I. ORWIG, Person appointed by the President of the Board of Local Improvements of the Village of Winnetka, Cook County, Illinois, (and such appointment approved and confirmed by the Superior Court of Cook County, Illinois) to make said supplemental special assessment.

FREDERICK DICKINSON, Village Attorney.

T22-2tc

ECKART SELLS

PAINT—PAULSON USES THE PAINT

The name Eckart is familiar to every householder in Winnetka. The J. F. Eckart Hardware Company at 736 Elm street, carries a line of household supplies of wide description in the hardware field. The concern has been established in the village for 6 years and bears the stamp of quality and efficient service.

Mr. Eckart has been a resident of Winnetka for 17 years and is particularly well acquainted with the "hardware" needs of the residents in this vicinity.

Since last spring the J. F. Eckart Company has worked in conjunction with Herbert W. Paulson, interior and exterior decorator. Thirty-five years ago Mr. Eckart and Mr. Paulson's father were theater decorators in Chicago. Today the son and his father's companion have established a working basis upon which Eckart "sells the paint" and Paulson "uses the paint."

Mr. Paulson has established a reputation for excellent work in many Winnetka homes and his services are in constant demand. He was established in Chicago before coming to the north shore.

FINED \$20 AND COSTS

James Watt, colored, of Evanston was fined \$20 and costs by Justice Byron Nelson at the Speeder's court Tuesday afternoon. He was booked on charges of speeding 47 miles an hour, open muffler and wrong license number. Policeman Albert Ottone made the arrest.

NEMESIS OF SPEEDERS

Motorcycle Policeman Albert Ottone is proving a hoodoo for motorists. He had nine cases in Justice Byron Nelson's court Tuesday afternoon.

NOBODY WANTS TO WORK

It is the general opinion that there is no shortage of laborers or potential laborers, but a sad shortage of labor.—Chicago News.

Phone Winnetka 318

Blake's Electric Shop

PAUL D. BLAKE, Prop.

Exclusive Agents for the Thor Electric Washing Machine Hotpoint Appliances and Bryan-Marsh Lamps

4 East Railroad Avenue WINNETKA, ILL.



FUR'S

Now Showing a Complete Line of Furs for Fall and Winter Every article made in my own establishment by expert furriers and every garment guaranteed

Anything in the Line of Fur Wraps Made to Order Promptly

LEAVE ORDERS NOW

MEYER MILLER

Telephone Randolph 1768 15 East Washington St., Chicago

Venetian Building

Walter Anita-Alvarez

KNUPFER

Superior Pianoforte Instruction

For the accommodation of pupils of the North Shore suburbs, Mr. and Mrs. Knupfer will accept a limited number of piano students for instruction at their residence studio—

722 Clinton Place, Evanston

Students may combine their individual instruction with the graduation courses offered at the

Knupfer Studios

School of Music and Dramatic Arts, Fine Arts Building, Chicago, and are entitled to all the privileges of this institution.

Course of instruction covers all phases of pianistic development from the first rudiments to the highest degree of artistic proficiency. Reservations for the fall term should be made now. FOR PARTICULARS TELEPHONE EVANSTON 6504.

Thirsty?

Then order some of these, and keep them on ice.

KLEIN'S

Root Beer
Ginger Ale
Sarsaparilla
Birch Beer

\$1.65 per dozen

Green River, per doz. \$1.65
Loganberry, pint, per doz. 7.50
Grape Juice, white and red, per pt. 45c
per qt. 80c
Orangeade, per quart 35c
Edelweiss, per dozen \$2.75
Fruito, all flavors, per dozen 3.55
Sparkling Catawba Grape Juice, pt. 60c
per qt. \$1.10

C. A. FORBERG

Dealer in Fancy Groceries and Meats

1055 Gage St., HUBBARD WOODS

Phone Winn. 78-79

Swedish taste bequeathed to Winnetka

clustered around a street corner in Winnetka stand five houses that seem to have been transplanted from a storybook. Hansel and Gretel or the Brave Little Tailor would feel at home here, and a giant beanstalk next to one of the houses would not look out of place.



Suburban scene

Gary Wisby

Shore suburb that is already pretty far removed from

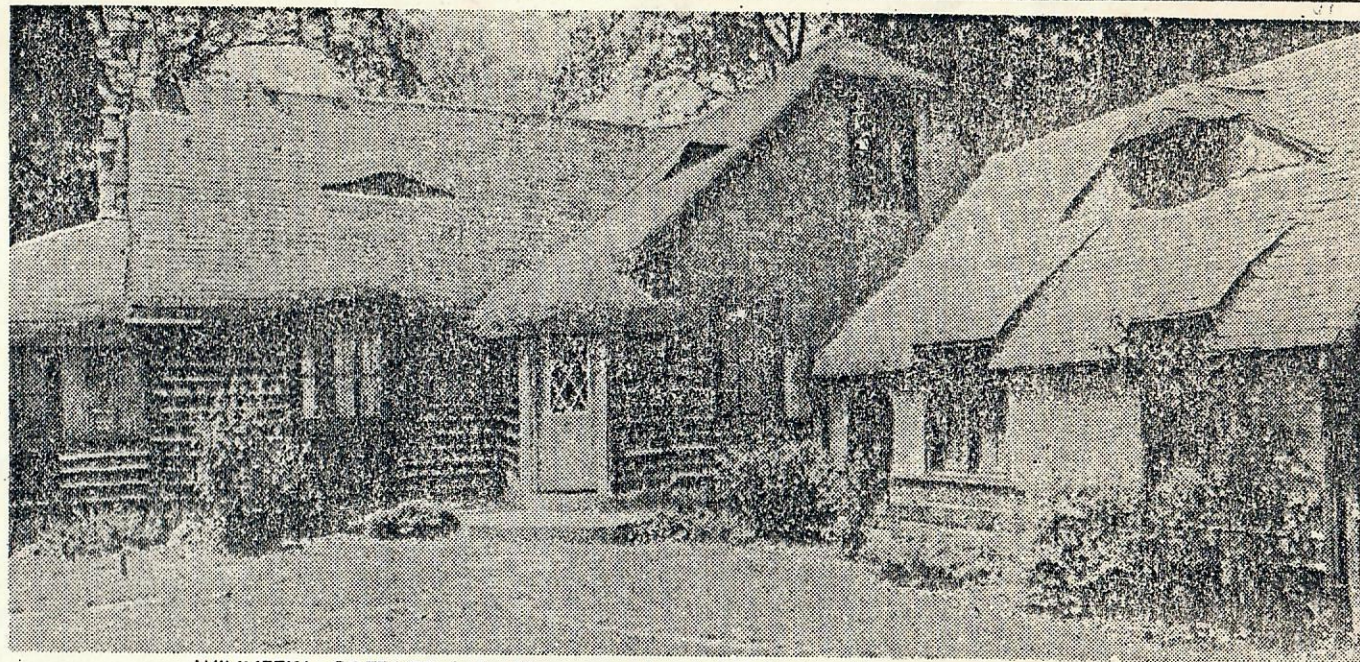
roofs, rounded at peaks and eaves as if thatched, bulge doorways and dormers. Stones stick out from chimneys, and shutters flank windows, ivy clings to brick.

The homes were built in the 1920s by a Swedish immigrant named Andrew W. Paulson. "He wasn't an architect, but sort of a home-type handyman—an artistic-designer-dreamer-type," said a woman who lives in one of the houses. "He had a goatee."

A resident, who asked that her name not be used, said the house Paulson built attracted so many rubberneckers that he had to build a second home behind it and moved there.

The second, smaller structure, residents recall, had a sod roof and many plants. But today, its roof is regular, like any house in the neighborhood. It doesn't have "the look" of the other houses in the neighborhood.

A woman said Paulson modeled the last three houses on homes belonging to the banker, doctor and lawyer in his home in Sweden. "These have no dormers, so people don't have problems getting into the upstairs rooms," she said. "In



WINNETKA COTTAGE looks like scene of a fairy tale. (Sun-Times Photo by R. B. Leffingwell)

the first two homes, I don't think anyone over 5 feet 6 would want to live there."

Inside, "they all have fireplaces and hand-carved bannisters—ours is like the hull of a Viking ship, the neighbors' is like a tulip," she said. Walls are paneled with 12-inch grooved oak boards, doorways are shaped and windows are leaded.

Paulson, a house painter who also painted pictures, did murals in some of the houses, and a mural of the first home appears on the basement wall of the second one.

"We used to have murals on the dining room ceiling," the woman said, "but the joker who lived here in the '60s painted it all white."

The builder's grandson, Clayton Paulson, lives in Northfield, the next suburb west. He recalled that Andrew was the 13th son in his family and came to this country after learning the painting trade.

One of his first jobs was at the 1893 Columbian Exposition. He later found work with the Potter Palmers and other upper-crust Chicago families, and when some of them moved north to the shore communities, he followed.

The storybook houses, which Paulson built on lots for which he paid only two or three hundred dollars, drew sightseers who included the prince of Wales, the grandson said.

Paulson lived there until he was in his 80s, returning to Sweden because his money would go further there. He died at age 93.

Clayton Paulson, who is 67, said his grandfather "had an awful lot of determination and will power. There wasn't anything he thought he couldn't do."

One of the things the builder felt strongly about was authenticity. That's why he put a wagon-wheel rung on the roof of the first home he built: In Sweden, that was done in hopes a stork would nest there. Paulson erected a wooden stork there and it still stands today.

"He wouldn't let the carpenter use a level because that wasn't the way they did it in the old country," Clayton Paulson said.

"One day, he caught him using one and threw it out the second-story window."

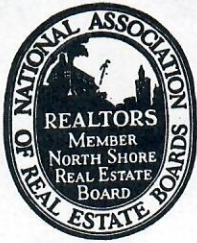
EXCEPTIONAL OFFERING BE SOLD — WILMETTE RESIDENCE

oms, 2 baths, large living and
oom—ideal kitchen, water heat,
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18,500 Make Offer

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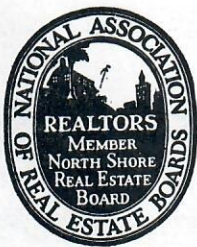


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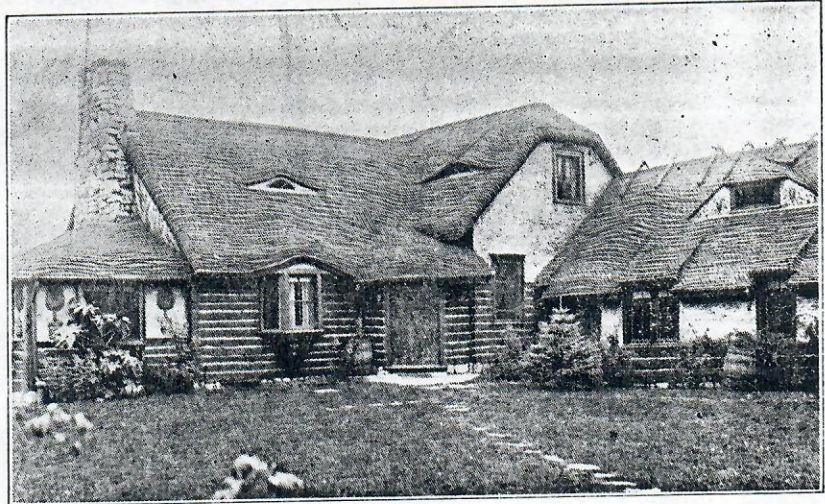
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Something to See in Winnetka



THE "Rainbow Log Cabin," as A. W. Paulson is pleased to term this Swedish farmhouse, was designed and built by Mr. Paulson and stands at 900 Greenwood avenue, Winnetka. Thousands of people have been attracted by the quaintness of the structure.

Mr. Paulson has been repeatedly asked if he would sell it. One would-be purchaser told him to "simply name his own price," and it would be sold. But it is not for sale, neither will it be in the future, Mr. Paulson having made provision that its title shall pass to his grandsons and on down through future generations of the family.

There are seven rooms, in addition to three porches and a studio garage. It is constructed of logs and stucco and has a thatched roof.

Harold N. Selling Builds Fine Sixteen Room Home

An exceptionally handsome home of English Tudor type of sixteen rooms is being constructed on one of Evanston's most prominent corners—Edgemere court and Main street—by Harold N. Selling, vice president of Club Aluminum. The architects are Mayo and Mayo. This property was purchased from the estate of Wesley Knox. Both parties to the deal were represented by Hokanson & Jenks, Inc., 513 Davis street, Evanston. The lot is 140x150.

GAS SHOWS FLEXIBILITY

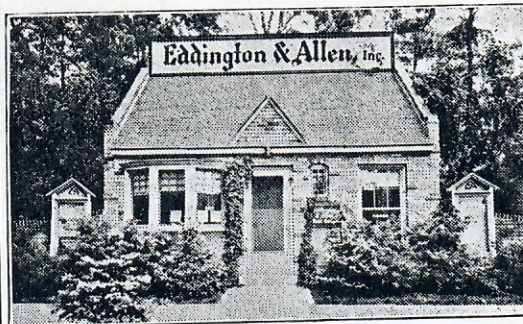
One of the reasons for the growing popularity of gas for house heating lies in its flexibility—its adaption to any condition. When heat is desired the gas fired system is started and in a short time the required amount of hot water, pressure, or warm air is brought into use. Another advantage in gas fired equipment is its response to regulation. Simple adjustment, either automatic or by hand, will give any desired temperature.

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Rolling Roof, Sloping Floors, Swedish Style

Unusual features are incorporated in this house, built by a Swedish contractor 30 years ago in Winnetka. It is one of a group of similar houses, which have small doors, sloping floors, and built-in benches and cabinets. (Janet McIlraith photo)

Floors that "wash themselves" are one of the many unusual features of the Swedish style house at 900 Greenwood avenue, Winnetka. Built about 30 years ago by a Swedish contractor named Paulson this house has sloping floors on the sunporch with port-holes near the edges to allow the rain to wash off the dust.

New Occupants

The present occupants are Mr. and Mrs. Thomas Conroy Jr. who have only lived in it for about a month. According to Mrs. Conroy, "we decorated the house ourselves and like it very much."

Several of the houses nearby have variations of their own on the Swedish theme of many small rooms, built-in benches and cabinets, and sloping floors. The house directly behind the Conroys has a genuine sod roof. The sod occasionally supports a flower garden as well as keeping the occupants warm in winter and cool in summer.

Final Tests to Mark End of Seven Weeks for Tutoring School

The summer tutoring school sponsored by the North Shore Country Day School will close its doors on a second session of tutoring in reading, writing, and arithmetic this week when the youngsters take a final battery of tests to record progress made in their summer-time studies.

More than 50 children of elementary and junior high school age from communities as far away as Elgin and Barrington have spent seven weeks of intensive tutoring in the basic school subjects, some of them doing remedial work to make up for illness or difficulties with subject matter. Others worked on solidifying and advancing work in areas which interest them, speed-

EPISCOPAL PRELATES TO ATTEND SERVICES

(Continued from page 5)

1998, and at a meeting of the congregation on the 23rd of the same month, at which ten persons were present, it was decided to devote the Easter offering to a rectory fund. The offering was \$150 and on April 21, it was formally decided to build or buy a rectory for the parish.

On January 23, 1900, the J. H. Morning property at the corner of Oak and Linden was purchased, at \$4,100, only \$1,600 being paid in cash, the balance in notes. The rector's salary in 1900 was only \$900.

The first mention of the parish house appears in the minutes of December 10, 1902. On November 9, 1903, plans were ordered drawn for a church to cost \$20,000. The petition for organization as a parish, stating that the annual income is \$1,662, is dated December 15, 1903, and was granted by Bishop McLaren on January 11, 1904. On February 2, 1904, the constitution and canons of the parish were adopted and the first vestry elected. Mr. Moore was formally elected as rector on February 11, 1904, at a salary of \$1,200 and rectory.

The minutes of May 23, 1904, record the acceptance of W. M. Hoyt to build a \$30,000 church.

The Rev. Mr. Moore's resignation as rector was accepted April 24, 1907, and in the following September, Rev. H. V. Starr was elected. There were 78 in the Sunday school then.

The Hoyt memorial chimes were accepted by the Vestry in the fall of 1910.

The Rev. Mr. Starr's resignation became effective in September, 1911.

Rev. Frederick G. Budlong was called as rector and took charge April 1, 1912.

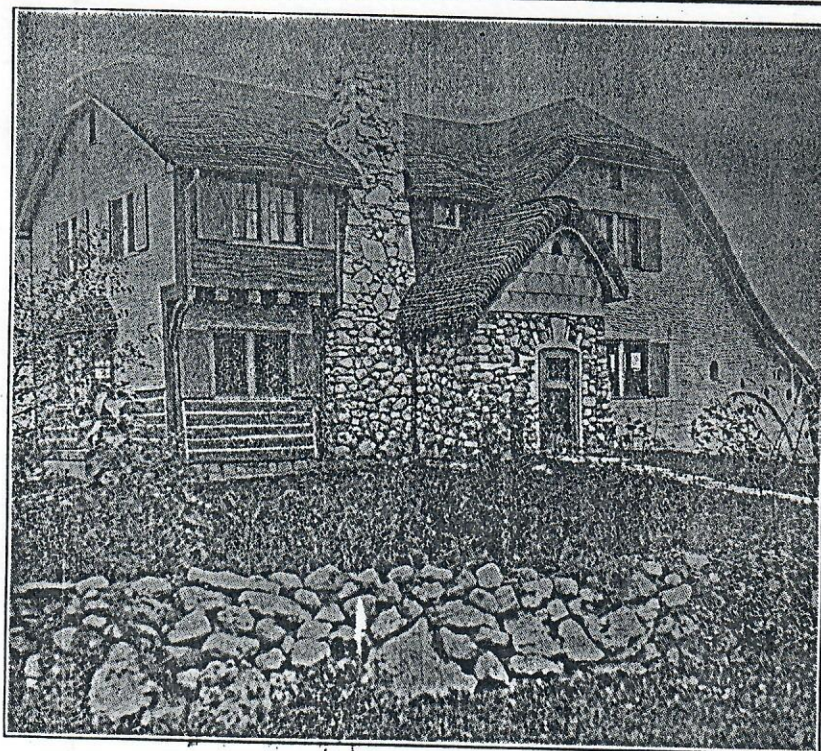
E. E. Chase became Choir Master September 21, 1912.

On June 16, 1913 the rector presented plans for a new parish house costing \$22,000, which was dedicated in April, the following year.

The Evening Guild was formed in the fall of 1914.

Rev. F. G. Budlong's resignation to accept the rectorship of St. Peter's church, Chicago, became effective February 1, 1916, his successor being Rev. Ashley Gerhard, the present rector.

An Attractive and Odd Winnetka Residence



The picture shows the home of Charles Feltman, at the northwest corner of Tower Road and Greenwood avenue. The house was built by Andrew W. Paulson, who has a home just to the north of it. The Feltman home is of Holland architecture and motorists who pass that way stop to take a second look at the structure because of its odd design.

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THIS "DOLL HOUSE" IS ALSO HOME AND STUDIO

October 6, 1928

**A. W. Paulson Occupies Quaint
New Building in Winnetka;
Breaks Ground for Another**

A. W. Paulson, architect and builder of the three Swedish farm houses at the northwest corner of Tower road and Greenwood avenue, Winnetka, broke ground this week for another of these attractive homes which have been so much admired, not alone by local people, but by hundreds of others, from far and near.

His latest improvement is to be located on the north side of Tower road, a short distance west of Greenwood and overlooking the Skokie. From his studio or "doll house," as he calls it, located at 902 Greenwood, Mr. Paulson has worked out the architectural design and color schemes which are to feature his new house.

Live in "Doll House"

The studio or "doll house," shown in another column, was completed a few months ago and is now the home of Mr. and Mrs. Paulson.

It embraces more quaint features, perhaps, than any house on the north shore. Though small in its general plan, it embraces four rooms, breakfast nook, bath room and a garage.

Aside from the quaint and historical reproductions on the interior, the roof and other exterior work are perhaps the most outstanding features.

In the first Swedish farm house which Mr. Paulson built at 900 Greenwood avenue, in 1923, an imitation of the old thatched roof was used.

In the "doll house," two other types of roofs are featured, the three combining the type of roof construction found in Mr. Paulson's native country, in an early day.

Mr. Paulson came from the southern part of Sweden, a farming section, where an abundance of straw made the thatch roof possible.

Up in the central part of the country, the timbered section, logs and lumber made it possible to build a different type of roof, while further north in Sweden, in a rocky section, where a luxuriant growth of moss prevailed, the moss and a sea grass were used for thatching roofs, into which other grass and flower seeds were sown.

In the "doll house" Mr. Paulson has used the two latter types of roofing. The main part of the building is covered with boards, near the edge of which is a deep groove to carry off the water, while the cracks are covered with a sort of batting, the kind which falls from the logs as they are worked into timbers of more regular dimensions.

Sod Covered Roof

The roof over the studio and garage section is to be featured with a sod covering, in imitation of the old north Sweden farm house thatched with moss and sea grass.

The gutter spouts and also the down spouts are of wood, hand made.

The lower part of the house, all around, is constructed of hand-hewed logs, taken from an old hay barn erected on Green Bay road, at county line 65 years ago, as were also the two cherry posts in the little front porch, without which porch no old Swedish farm house of this type would be complete.

Other boards used in construction of the porch and also in the bay window

went direct to nature to get them, which was obtained in the form of a section of an old log, covered with a luxuriant growth of green moss, picked up in the Wisconsin woods.

The exterior colorings of the house are enhanced by a pleasing combination of celotex to imitate stones, worked into the structure of logs and stucco, the latter also in imitation of stone.

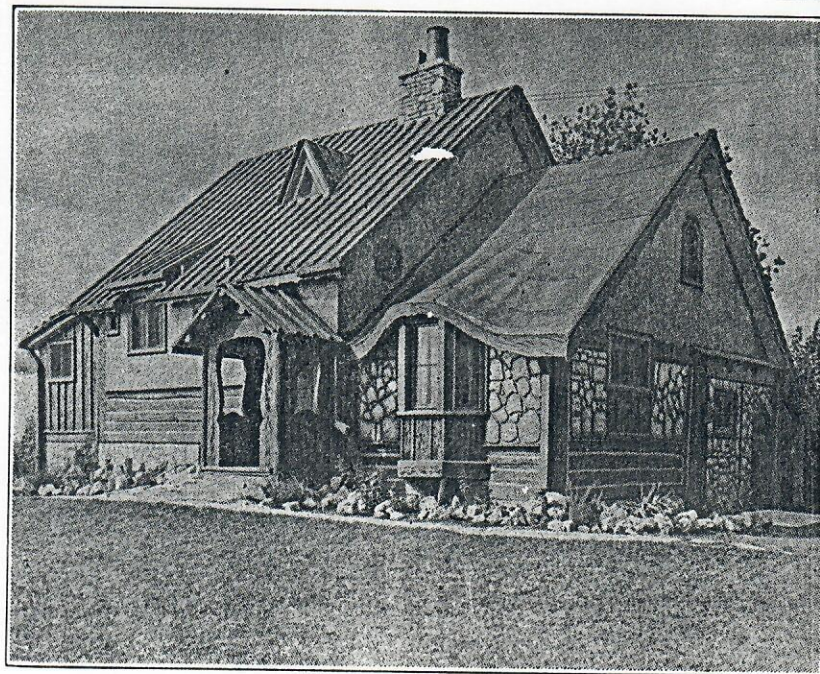
A huge fireplace of stone and designed in imitation of the earliest known construction of this primitive method of heating and cooking, and of the urn pattern, features the large living room, where, also just over the main entrance, is the "beggar log."

Tradition has it, Mr. Paulson says, that away back in the early days of Sweden, beggars never advanced beyond the portal topped log.

There is also a quaint little Romeo and Juliet balcony over the entrance from the living room to the dining room, and throughout the house, a pleasing color scheme has been carried out in keeping with the type of architecture of this attractive little "doll house."

Calls This His "Doll House"

October 6, 1928



Quaint, Swedish farm house completed recently by A. W. Paulson and now occupied by Mr. and Mrs. Paulson as their home, is the third of this type of buildings which he has erected in the vicinity of Tower road and Greenwood avenue, Winnetka. He also broke ground this week for the fourth one.

A cottage steeped in quaintness

BY BRENDA WARNER ROTZOLL
STAFF WRITER

A suburban newspaper back in 1928 said that Swedish-born architect A. W. Paulson's cottage in Winnetka "embraces more quaint features, perhaps, than any house on the North Shore."

Right on! Where else on the North Shore could you find a real Swedish cottage with a roof that's part vertical wood board and part sod; walls of log, board and faux stone; a covered porch with log storage under the built-in seats; tiny triangle windows popping out of the roof; exterior trim in the Swedish colors of blue and yellow; a beggar log over the main entrance; a hand-marbled stairway, and a huge jug fireplace that takes its name from its rounded shape and the pattern of jug handles worked in stone next to the firebox.

The beggar log just inside the door was a standard feature in old Swedish homes. By custom, beggars could step into the house no farther than that log overhead.

Downstairs are the living room, a dining room up two steps, kitchen, bedroom and bath. Upstairs under the eaves are a bedroom, a bath, a landing used as a painter's studio and an office with a bed built into the wall. Underneath that room is a library in what once was the garage.

The cottage is the most fanciful of five houses Paulson built in the 1920s at the corner of Tower Road and Greenwood Ave-



Built in the 1920s, this genuine Swedish cottage features a jug-shaped fireplace, a crane for cooking and a mantel niche with decorative objects.

E: New owners Daniel and Allyson Way are determined to restore the cottage to its original colorful condition.

T: Allyson uses the tiny landing with many overlooking the living room for her painting studio.



due. At the time, local residents called the spot Whimsy Corner.

Time, and residents not enamored with ethnic styles, wrought changes including a more conventional roof (the sod leaked) and the painting-over of what new owners Daniel and Allyson Way Hank believe were faux-finish walls in every room.

The living room walls were untouched and still show the original faux painting that mimics vertical wood boards with delicately painted green tracery between the boards. On the narrow staircase to the slope-roofed second story, the painted marbling is worn away on the center of the treads, but remains at the sides.

It may take them a decade, but the Hanks are determined to restore the cottage to its original colorful condition. For starters they ripped up avocado shag carpeting to reveal the hand-pegged boards beneath. Now Allyson, an artist and the Midwest representative for Kindel furniture, is touching up worn spots on the living-room woodwork. Someday they'd like to replace the present shingle roof with vertical boards such as the original featured.

Daniel, an independent scholar and professor of philosophy, since July has added five closets, eight bookcases and one bathroom, and has replumbed and rewired the house. He learned his trades at the heels of his father, a chemical engineer who did plumbing and wiring for relaxation.

The Hanks like guests with long, strong fingernails because an ongoing project is fingernailing off the layers of paint over the original finishes. Thanks to news reports of the 1920s and memories of their neighbors, they know what some of the hidden colors are.

One of the quaintest features is a tiny Romeo and Juliet balcony that opens off a 5-foot second-floor landing Allyson uses as her painting studio. "It's a good thing I'm a miniaturist," she says of her cramped quarters.

The balcony overlooks the living room and faces a high wall with round window where Daniel suspects the white paint conceals a hand-painted sunrise scene. "The house next door, looking the other way, has a painting of the sun setting," he said.

Their passion for authenticity extends to the way Daniel lays the fire, with the logs upright like a tepee. "That's the way they are in every picture of a Scandinavian fire I've ever seen," he said.

He's a good observer. Harald Hansen of the Norwegian Tourist Board in New York said all Scandinavians lay fires vertically because logs catch fire more quickly than if they are placed horizontally, as in the English fashion.

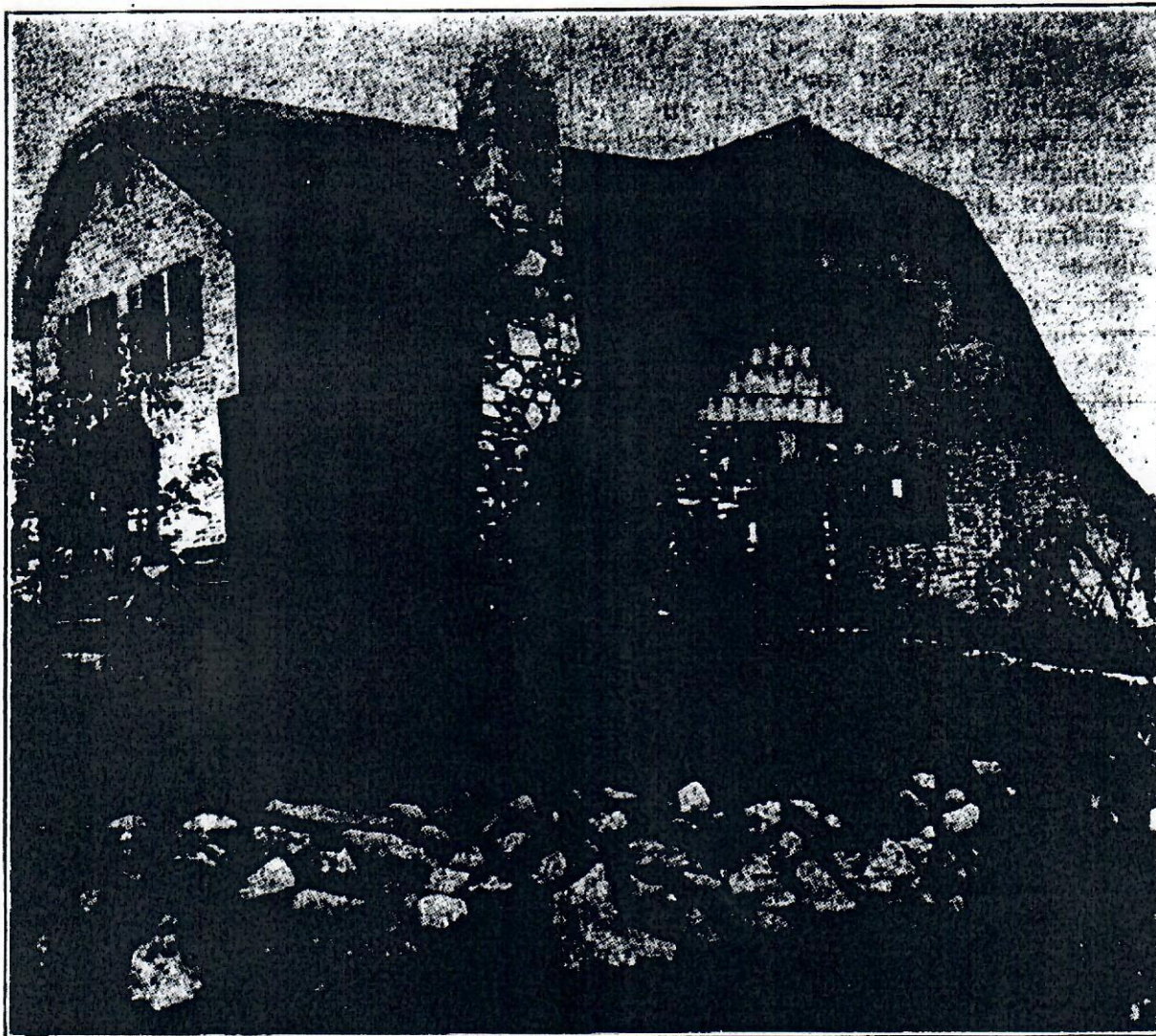
The fireplace has a crane that swings out to hold cooking equipment over the flames. One of the



The living room walls are faux painted to look like dark wood with green painted trim between



An Attractive and Odd Winnetka Residence



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Curtis Tatham, son of Mr. and Mrs. C. C. Tatham, 349 Hawthorne lane, returned home Saturday from a visit to Omaha, Neb., where he spent his spring vacation.

Mr. and Mrs. Arthur G. Henning and family of 458 Linden street motored to Ann Arbor for the holidays. They also visited friends at Battle Creek and Detroit.

Greeley School Nurse Is Retiring From Position

Came to Winnetka in 1923; Is to Be Honored at Tea

Miss Cora Queen, school nurse at Greeley, has retired after many years of service to the school and the community. She came to Winnetka as school nurse in 1923, and served the schools, except for Hubbard Woods and Sacred Heart, for a number of years. Later she devoted her time to Greeley and general Winnetka public health nursing.

A tea, honoring Miss Queen, is to be held at Greeley School next Tuesday at 3 p.m. Plans for the tea are under the direction of Mrs. Thomas Shockey, Parent-Teachers Association health chairman.

Tells of Replacement

Mrs. Inez Boren succeeded Miss Queen the first of the year. Mrs. Boren graduated from Trinity Hospital in Minot, N.D., and took graduate work in Hartford, Conn. She served with the Army Nurse Corps during World War II both in the United States and in the China-Burma-India theater. She is a resident of Winnetka and has a daughter in the fifth grade of Hubbard Woods School. Recently Mrs. Boren served for two years as school nurse for Crow Island School. She will be at Greeley each morning and Tuesday afternoons.

The school nurse is a busy person, with her duties centered around the health of the children. She treats minor emergencies that occur during the course of the school day, and the children wear the resulting bandage as a badge of honor. Each morning she checks the children who were absent because of illness and restricts their activities if that is advisable. At the kindergarten level another child often accompanies the returning child on this visit to the school nurse.

Keep Records

Medical and dental records are kept in the office of the school nurse. A continuing record is made of the contagious diseases that each child has had. When it is possible that a child coming down with measles or mumps has exposed other children, the nurse sends a notice to the parents telling them about it and what to look for in the way of symptoms.

All during the year when she is not busy with other tasks, the school nurse gives eye tests, hearing tests, weighs and measures the children.

Early in the fall eye tests are given to all new children; all the children in all the grades are checked at some time during the year. The standard eye test chart is used along with a stereoscope, which is the famous test among children of "putting the chicken in the pen." These tests, with discussions with the child's teacher, are the basis of recommendations to visit an optometrist. All are considered, not any one alone.

Hearing Tests

On Tuesday mornings last fall hearing tests were given to the children. These tests determine if the child can hear everything that is said in class. Again if anything shows up, the parents are notified. A member of the PTA health committee stays in the nurse's office during these tests.

In January and again in June, heights and weights are checked and compared with earlier years. These are the times when children come home telling who weighs the most and who is the tallest in the class. They may even figure some of the differences in their arithmetic classes.

The school nurse, also, finds time to telephone when any child has

'Wizard of Oz' to Be Presented at Crow Island School

A howling Kansas cyclone will whisk a farmhouse off to "the land of Oz" during four one-hour performances of "The Wizard of Oz" by the Robin Reed marionettes of Darien, Wis., on Feb. 7 at the Crow Island School. The shows at 9:15 and 11:15 o'clock in the morning and at 2 and 4 o'clock in the afternoon will benefit the Winnetka Public School Nursery located at Skokie School.

Marionettes and scenery one-third life size are used by the company to give a "close-up" view for most of the play, according to Mrs. Carl Plochman, benefit chair-employee to add perspective.

The audience will watch all the characters of the story, Dorothy and Toto, the scarecrow, the cowardly lion, the tin woodsman, and the wicked witch against background paintings 14 feet long.

Through the medium of marionettes, the classic fairy tale will produce many magical effects possible only with puppets, said Mrs. Plochman.

Last year the board of the nursery school had sell out performances of the Reed's productions of "Pinnocchio" and "Aladdin," so the ticket chairman, Mrs. Joanne Stewart of 265 Poplar street, Winnetka urges the public to buy tickets now.

Tickets may be purchased by contacting either Mrs. Stewart, or Mrs. Frank Reichelderfer, 310 Walnut street, Winnetka, or Mrs. John D. Schwartz of 1093 Linda street, Glencoe.

been absent from school for more than a day or two. She is often busy answering parents' inquiries.

Open Enrollment

Applications for enrollment at the North Shore Country Day School are now being accepted for classes to begin next fall.

Classes range from junior kindergarten through high school.

The North Shore Country Day School is a non-profit organization, owned by the parents. The school is located at 310 Green Bay road, Winnetka, and spreads over a 16-acre campus on which there are separate buildings for the lower, middle, and upper schools and for the boarding department. There are also two gymnasiums, an auditorium, lunchroom and an administration building.

Testing for next fall's applicants will be held on Jan. 17 and Feb. 14. Further information may be obtained at the school.

French Folk Tale

Dans le petit village de Biberich, dan son atelier, un petit tailleur travaille devant sa fenetre.

These words opened the dramatization in French of a folk tale, scripted, enacted and staged by the students in French I at the North Shore Country Day School.

The dramatization of "Sept d'un Coup" (Seven with One Blow) was presented to the student body Friday at morning exercises, the daily assembly that is a tradition at Country Day.

Originate Idea

Under the direction of Mme. Simone Valvo, instructor in French, the students, who originated the idea of the play, wrote the dialogue, made some scenery and portrayed the characters on stage.

To facilitate the audience's understanding, narrators from the class helped tell the story. The script was written by Peyton Young, 717 Park lane, Winnetka, who also played the leading role of

News of Our Schools



Fifth Graders Learn to Square Dance at Crow Island

Fifth graders learn square dancing during their physical education classes at Crow Island School. Under the instruction of Mrs. Maude Haase, youngsters apply the principles of rhythmic dancing to the country dances.

Upper left: Four couples form a square to prepare for their dance. In the front row are Ben Miller, Candy Barr, Brian Hough; in back are Nancy Dodge, Victor Bernstein, Debbie Johnson, Steve Thompson, and Marcia Lyon.

Upper right: Beth Milwid and Vance Goodmanson learn to "allemand" to the left.

Demonstrate Promenade

Lower left: Ben Miller, Linda

Garrison, Ronald Goldman (front), and Greg Lucente, Beth Milwid, Corky Corcoran, and Vance Goodmanson demonstrate the promenade.

Lower right: Mrs. Haase demonstrates the "swing your partner" step with Mark Harrington, as Dale Rittenberg and Stewart Strebig watch at right. Vance Goodmanson stands in the background.

Faculty Discusses School Philosophy

The entire faculty of the North Shore Country Day School—representing the lower, middle, and upper schools, met Tuesday to discuss the educational philosophies of the Winnetka School.

At Country Day, there is a general faculty meeting each month in addition to the weekly faculty meetings held by each school. This gives instructors of pupils from the junior kindergarten grades all the way through the high school senior class a chance to exchange ideas for the benefit of the student and his community.

The faculty meetings are presided over by a chairman elected by the faculty and the agenda is worked out by a faculty council that is also elected.

There is one faculty member for every 10 students at the school.

the little tailor, and Jonathan Stong, 326 Ridge avenue, Winnetka, who was also one of the narrators.

The play was one of the many presentations at morning exercises, whereby students in all three schools at North Shore Country Day — the lower, middle, and upper schools — share their classroom experiences with students from other grades.

Story of India

The story of "India Today" was told in a lecture and films by Col. Arnold Maahs, sociologist, last Thursday at the North Shore Country Day School.

The program was one in the Educational Lecture Series, sponsored by the Parents Association of the School for the students and members of the community.

Col. Maahs, who spent eight months in India recently, showed films of the life of the villagers in India.

Behind Mud Wall

"This is the life behind the mud

Show Westward Movement in Exhibits Made by Students

Many projects concerning the westward movement can be seen in Miss Marion Russell's eighth grade social studies class at Skokie School.

On the wall of her room is a large map of the United States made by Bob Clark showing the old trails to the west. Rich Steadry constructed a map showing the railroads and routes westward. A diorama of the Santa Fe Trail made by Mary Louise Oehl has an accompanying diary of a family that could have been traveling that old trail. It tells of the trials and tribulations endured by this family. Heather Ramsey also worked on this project.

A model of a covered wagon was

wall," he said. "The people of India are basically poor. And this is where the great contest of India and China is being waged.

"The Communists, with their destruction of human values, are disrupting the social order and the family life in China."

"In India," Maahs, pointed out, "they are trying to raise the standards of living of the people through democratic processes."

"And," he added, "they have

(Continued on page 14)

done by Eric Rasmussen. Jane Korff did a map showing trails and territorial acquisitions. A mobile was constructed by Jim Oliver. It consists of a stage coach, a river flat-boat, and a Conestoga wagon, all complete with bunks and laundry on the line. Sue Crosby has a large relief map of the United States on the wall of Miss Russell's room.

In addition to these artistic accomplishments, many stories and poems were written about the westward movement. Some letters were also written to have been allegedly carried by the Pony Express. Allen Short did a book review and John Hunter gave a report on a first-hand account, a family heirloom.

Several students took part in dramatic skits presented to the rest of the class. Those taking part in these little plays were Dave Silberberg, Greg Pollack, Sharon Gordon, Sue Meyer, Joan Barnett, and Buff Winston.

By carrying out these various projects, the students get a more comprehensive understanding of the daily life during the days of the western movement in the history of our country.

HAVE MANSION, WILL TRAVEL

By Eric Zorn

Chicago Tribune

Published: Apr 11, 1991 at 12:00 am

The great, free mansion of Winnetka now stands shrouded in ugly tarpaulins to discourage the attentions of media vultures like yours truly, as if the spectacular event about to take place could somehow be conducted under wraps.

They wish. Sometime in the next few weeks, the now-legendary Kuppenheimer home will be hoisted from its foundation, hauled across a gently curving street and planted in a vacant lot.

The gargantuan undertaking, thought to be the largest relocation of a private residence in the history of structural moving, promises to be a major event on the North Shore. Police have plans to keep the anticipated crowds at a safe distance and the news gatherers cordoned off in a viewing pen during the three days it will take for the mansion to make its creeping journey.

The move has already been postponed several times, delayed by the exacting requirements of the two property owners, the village and hovering historical buffs. First they said January. Then March. Then early April. Now they say it will happen by April 20, for sure.

The story began 13 months ago when Patrick and Shirley Ryan of Wilmette purchased a choice, \$2.35 million piece of Winnetka real estate.

On the land was a modified Georgian house designed in the 1930s by noted residential architect David Adler. The Ryans needed a home that would be fully accessible for their young son, who uses a wheelchair, and discovered that the house could not be appropriately modified.

When they applied for a demolition permit so they could build a new house on the property, the Landmark Preservation Council of Illinois (LPCI) and other historical groups objected strongly, saying that razing the mansion to get at the land beneath it would be like whitewashing a Monet in order to reuse the canvas.

OK, the Ryans said, we'll be good sports about this. Whoever moves the house can have it. Free. When news of this offer found its way into the national media and the supermarket tabloids last September, calls from the rich, the poor, the simply curious and the dead serious came in from literally all over the world.

But the 14-room mansion, they learned, weighs 1,000 tons and is 100 feet long, 40 feet across and 3 stories tall-not something they could just slap a

"Wide Load" sign on, hitch to a trailer ball of a pickup and tow down the street.

Out of 45 contenders deemed "serious" by the mediators at LPCI, the Ryans awarded the house to Zonnie and Donald Aleshire, whose houses in Winnetka included a fire-damaged dwelling just across Burr Street from the once-doomed mansion.

In the three-way negotiations that followed among the Ryans, the Aleshires and the LPCI, each party had architects, lawyers, engineers and other experts to consult at every step. The Ryans also had a public relations firm involved.

Permits. Timetables. Blueprints. Bonds. Insurance from Lloyd's of London. Landscaping. Easements. Sewers. The size of the mansion's replacement garage. No detail was too small. Negotiations throughout the fall were tedious, protracted, even seemingly ridiculous at times but, according to LPCI executive director Deborah Wyant, never hostile.

Dell-Mar Moving Co. in St. Charles, owned by Dell Davis, 27, and his brother Jim, 25, will execute the move, which sources say will cost the Aleshires nearly \$200,000. The Davis men are fifth-generation structural movers who earned the reputation as the Butch and Sundance of their business when they transplanted an entire Chicago strip shopping center in 1989.

They have blasted 18 holes several feet in diameter into the concrete foundation of the house at regular intervals-seven on each side and two at either end. Bridge-strength steel beams are being run through the holes so they poke out either side, seven across the width of the house and two running end to end. These beams will become the new foundation of the house, and under them the movers will build an extensive platform using 6-inch-square, 4-foot-long hardwood ties, called cribbing.

They will place powerful hydraulic jacks on dollies at the 14 beam intersections under the house. These jacks, which also act as shock absorbers, will be synchronized within three different zones-a front zone and two side zones. This will create a three-point bearing, like a tricycle has, to allow the house to rock slightly from side to side without crumbling.

Industrial-strength winches will then haul the mansion sideways out of its hole on a bridge of cribbing ties. These same winches will pull it gently and slowly on a plank road of cribbing 400 feet across the street and down an incline into a dirt hole vacated by the recently demolished Aleshire house.

The Ryans will have their open land, the LPCI will have its historical treasure and the Aleshires will have their free mansion. It would have been a bargain at twice the price.

VILLAGE OF WINNETKA, ILLINOIS
DEPARTMENT OF COMMUNITY DEVELOPMENT

DEMOLITION APPLICATION

Permit No. _____

Property InformationSite Address: 1155 Chatfield RdParcel Identification Number(s) (PIN): 05-17-300-024-0000Description of all structures to be demolished: Single Family Structure & Detached Garage**Current Property Owner Information**Legal Name: 5 Windsor LLC.Primary Contact: Larry KichatayAddress: [REDACTED]City, State, Zip: Buffalo Grove, IL 60089Phone No. [REDACTED]Email: [REDACTED]Date owner acquired property: 5/12/2022**Applicant Information**Legal Name: Lux Builders NorthShore LLC.Primary Contact: Karl SmolovAddress: [REDACTED]City, State, Zip: Northbrook, IL 60062Phone No. [REDACTED]Email: [REDACTED]Applicant's relationship to current property owner: GC/Builder

(As previously noted, if contract purchaser, attach copy of executed purchase agreement)

Demolition Contractor Information (If known, otherwise indicate "not known at this time")Legal Name: Mango Construction Inc.Address: [REDACTED]City, State, ZIP: Morton Grove, IL 60053Phone No. [REDACTED]Email: [REDACTED]

Property Maintenance Requirements

During processing of the demolition permit, the owner and contractor must maintain the property in accordance with the Village Property Maintenance Code to avoid generation of nuisances. Accordingly, the following minimum requirements shall be adhered to:

- ☐ Grass shall be mowed and maintained at a height not to exceed 8 inches.
- ☐ Garbage, yard waste, miscellaneous rubbish, mail, and debris shall be removed from the property and not allowed to accumulate.
- ☐ Building(s) shall be secured (doors and windows in working order, closed and locked).
- ☐ No demolition or removal of building components may commence until the demolition permit has been issued. Commencement of demolition prior to issuance of permit will result in a Stop Work Order and double permit fees for all subsequent permits
- ☐ Approved tree fencing protections must be installed as directed by Village Forester prior to commencement of demolition. Lack of tree fencing will result in Stop Work Order and fines.

Applicant/Owner Acknowledgments

By execution of this application in the space provided below, the Applicant and Owner(s) do hereby certify, acknowledge, agree and affirm to the Village of Winnetka that:

1. The Village and its representatives have the right, and are hereby granted permission and license, to enter upon the property for purposes of conducting any inspections that may be necessary in connection with this application.
2. I (We) have carefully read this application, the applicable sections of the Winnetka Municipal Code and fully understand the applicable terms and provisions. 11/12/2024
3. I (We) waive any rights to exemption from disclosure under the Illinois Freedom of Information Act of any and all documents and information submitted in connection with this application.
4. I/We hereby agree to demolish the above structure or portion thereof, in accordance with the information submitted herewith and in strict compliance with all provisions of the Building Code and other related ordinances and regulations of the Village of Winnetka, and I/We hereby consent to inspection of the work during demolition and to the responsibility of maintaining the subject site and adjacent public and private properties in a good, safe and clean condition, including but not limited to the "Property Maintenance Requirements" listed in the previous section.
5. I (We), in accordance with the requirements of the Annual Fee Resolution and the Winnetka Village Code agree to pay all applicable filing fees and be responsible for the payment of all reimbursable expenses associated with the processing of this application.

Signature of Applicant: _____

Date 11/12/2023

Print Name & Title: Karl Smolen (manager)

Signatures of Property Owner(s): _____

Date 11-24/23

Print Name & Title: Larry Kehring

Property Address: 1155 Chatfield RD

****If more than one applicant or property owner, please copy this page and have additional applicants/property owners sign form.**

11/28/2023

Lux Builders NorthShore LLC. (Builder)
2049 Walnut Circle
Northbrook, IL 60062

Village of Winnetka
510 Green Bay Rd
Winnetka, IL 60093

Re: Mango Construction Inc. Demo Schedule (1155 Chatfield Rd.)

1. Perform approved tree removals & cut down all shrubs around property/house.
2. Install 6' chain link construction fence per approved site plan, perform any required inspections for fence installation.
3. Perform water & sewer disconnects with required inspections.
4. Proposed Demo to start 3rd to 4th week of January 2024 (TBD per permit approval)
5. Demo to take 3 days from start date with disposal of all debris and cleanup of entire job site.
6. Perform any required final demo inspections.
7. Mango Construction Inc. to follow the demo plan for disposal of approved materials & will provide filled out Step 2 of waste reduction & recycling plan to Village of Winnetka at completion of all work.

Thank You
Lux Builders NorthShore LLC.

Cc: Luxbuilders@gmail.com
Cc: Demetrioquinonez@gmail.com

ATTACHMENT G

From: [REDACTED]
To: [Planning](#)
Cc: [Christopher Marx](#)
Subject: meeting tonight - CASE NO. 24-01-LPC - 1155 Chatfield Road
Date: Monday, February 5, 2024 1:17:21 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

To whom this may concern,

We support the immediate granting of the demolition permit of the structure

Brian and Jennifer Kerns
1160 Chatfield Road
Winnetka, IL 60093

[REDACTED]

From: [REDACTED]
To: [Christopher Marx](#); [Planning](#)
Subject: RE: meeting tonight - CASE NO. 24-01-LPC - 1155 Chatfield Road
Date: Monday, February 5, 2024 6:18:52 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

To whom this may concern,

We support the immediate granting of the demolition permit of the structure at 1155 Chatfield Road.

Erin and David Donaldson
1182 Chatfield Road
Winnetka, IL 60093

[REDACTED]

From: [REDACTED]
To: [Planning](#); [Christopher Marx](#); [REDACTED]
Subject: 1155 Chatfield Rod
Date: Monday, February 5, 2024 3:56:48 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

We would prefer that the exterior of this unique house remain intact with renovation of the interior, garage, and landscaping.

Sue and Bill Klein
1145 & 1151 Chatfield Rd.

From: [REDACTED]
To: [Planning](#)
Cc: [Christopher Marx](#)
Subject: 1155 Chatfield Road, Proposed Demolition
Date: Monday, February 5, 2024 11:22:45 AM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

We are fully supportive of the immediate demolition of this existing real estate.

Bruce & Laura Linger
1152 Chatfield Road
Winnetka, IL 60093
[REDACTED]

Sent from my iPad

From: [REDACTED]
To: [Christopher Marx](#)
Cc: [REDACTED]
Subject: 1155 Chatfield
Date: Monday, February 5, 2024 1:45:40 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

The Straubs have living at 1185 Chatfield for 30 years. We fully support the immediate demolition of the 1155 Chatfield property.

Mike Straub
Sent from my iPhone

From: [REDACTED]
To: [Planning](#)
Cc: [REDACTED]
Subject: 1155 Chatfield Demo Permit - CASE NO. 24-01-LPC
Date: Monday, February 5, 2024 3:43:30 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Greetings -

We understand that the demo permit for 1155 Chatfield is on the agenda for the meeting this evening. We support the immediate granting of the permit.

Jason and Beth Quintana
1169 Chatfield Rd.
Winnetka, IL 60093

From: [REDACTED]
To: [Christopher Marx](#)
Subject: 1155 Chatfield
Date: Monday, February 5, 2024 2:16:45 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Mr. Marx,

I write in support of approving the demolition of 1155 Chatfield Road. It poses an “attractive nuisance” risk to our neighborhood.

Kind regards,
Laura Roche
1198 Chatfield Road

LPC Monthly Communications Ideas – April 1, 2024

- Benefits of restoring a vintage home and mentioning the ordinance with additional FAR allowance.
- Architects and contractors who specialize in restoring vintage homes.
- Possibly include comments from Winnetka Preservation Award recipients on their preference for renovating and restoring their historic and/or architecturally significant home as opposed to demolishing the home and building a new home.

2023 Preservation Award Winners

Through the Preservation Awards program, each year the Winnetka Landmark Preservation Commission honors construction projects in the village that help preserve the history and character of the community. There are three award categories: restoration, rehabilitation, and new construction.

Congratulations to the recipients of the 2023 Preservation Awards! This year four properties were awarded for their projects:

500 Maple Street - Exterior restoration including reconstruction of chimney; Owner: Nan Greenough

656 Ardsley Road - Restoration of 98-year-old estate home to French Normandy architectural style; Owners: Linda and David Maclachlan

740 Ardsley Road - Restoration of historic Tudor style home with modern improvements; Owners: Neil and Angela Hughes

1100 Pelham Road - Rehabilitation of 100-year-old home designed by noted North Shore architect Russell Wolcott; Owners: Kim and Thomas Handler

We thank the owners of these properties, and their architects, for participating and contributing to the preservation of the historic character of Winnetka.

Applications for the 2024 Preservation Awards are being accepted through the end of May. Residential, commercial, and institutional properties are eligible to be nominated for an award. Nominations require the consent of the property owner, but they may be submitted by any individual. To be eligible, the project must have been on the exterior and completed within the past five years. If you are interested in nominating a property for the annual Preservation Awards program, please contact Christopher Marx in the Community Development at cmarx@winnetka.org.