



City of Geneva, Illinois

Local Historic District & Landmarks Property Inventory Survey

GENERAL PROPERTY INFORMATION:

HISTORIC NAME:

COMMON NAME: n/a

DATE OF CONSTRUCTION: 1926

SIGNIFICANT ALTERATION DATES: Circa 1930

ARCHITECT:

BUILDER: n/a

WILSON BROTHERS: ☐ AUGUST ☐ OSCAR ☐ BOTH

ARCHITECTURAL DATA:

ARCHITECTURAL STYLE: Bungalow

OVERALL PLAN SHAPE: Rectangular

NUMBER OF STORIES: 1

FOUNDATION MATERIAL: Parged

PRIMARY WALL MATERIAL(S): Stucco

FRONT PORCH: Entry

VISIBLE SIDE PORCH: No

ENTRY DOOR(S): Unknown

WINDOW MATERIAL: Wood

WINDOW STYLE: Double-hung (3/1); Casement/Awning (3 lite)

PRIMARY ROOF FORM: Hipped

PRIMARY ROOF MATERIAL: Asphalt

VISIBLE CHIMNEY: Yes

CHIMNEY MATERIAL: Brick

OTHER SIGNIFICANT ARCHITECTURAL FEATURES:

Except for the infilled, front porch and paired windows (rather than triple windows) at the front facade, the house is a Hamilton design "kit house" by Sears, Roebuck & Co.

PROPERTY ADDRESS:

221 Ford Street

PARCEL IDENTIFICATION NUMBER (PIN):

12-03-278-009



LOCAL SIGNIFICANCE RATING:

- ☐ Significant
- ☒ Contributing
- ☐ Non-Contributing – Built After 1987
- ☐ Non-Contributing – Reversible Alterations
- ☐ Non-Contributing – Irreversible Alterations

HISTORIC DISTRICT LOCATION:

- ☐ Central Geneva NRHD
- ☒ North Geneva NRHD
- ☒ Local Geneva HD
- ☐ Not in HD / Individual Historic Landmark

NR DISTRICT SIGNIFICANCE RATING:

- ☒ Contributing
- ☐ Non-Contributing
- ☐ Not Applicable / Not in NR District



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ADDITIONAL PROPERTY INFORMATION:

BRIEF HISTORICAL DESCRIPTION:

James and LaVerne Clinnin sold their previous residence on Ford Street to Frank C. Danielson (see 215 Ford Street). They purchased a lot just west of his former property from Kate (Krum) Canning (see 227 Ford Street) and planned to build a bungalow with Edward Tinberg as the contractor (17 December 1926 Geneva Republican). Work on the new house was reported frequently: excavation of the foundation was completed within weeks (31 December 1926 Geneva Republican); the Clinnins were expected to move in "the Saturday next" (29 April 1927 Geneva Republican), and moved into their new home on schedule (06 May 1927 Geneva Republican).

The Clinnin family lived here only a short time before moving to Argo (Cook County), Illinois, where Mr. Clinnin—previously a molder at a Geneva foundry—found employment with the Argo Corn Products Co. by 1930. It was reported that the Clinnins would rent their Geneva home (09 August 1929 Geneva Republican). The property was sold to longtime tenants, Charles and Clara Watson in 1940.

The house at 221 Ford Street is reported to be a variation of the "Hamilton" design of Honor Bilt Homes by Sears, Roebuck Co. The historic front porch (right side of the front facade) was either enclosed as part of the original construction or by 1930.

The property is notable for its association with architecture—specifically the Craftsman style and, potentially, kit houses.

SOURCES:

GHPC Case Studies; GHM Archives; 2016 North Geneva NRHP Update; Sanborn Fire Insurance Maps; Kane County Recorder's Office Land Records



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CONTRIBUTING ACCESSORY STRUCTURES:

AS1 GENERAL DESCRIPTION:

The garage may also be a "kit building" by the same manufacturer who produced the house. The garage is near original except for the replacement of the earlier, outswinging doors with the existing overhead, sectional door.

CONTRIBUTING LANDSCAPE FEATURES:

GENERAL DESCRIPTION:

n/a

HPC ACTION:

☐

Demolition Approved: n/a

Other HPC Action:

8.19.03 Add'n 2nd-Story Master Suite; 3.15.11 Windows; 5.25.23 Side Yard Fence; 11.22.23 Replacement Non-His. Window





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