

**United States Department of the Interior
Heritage Conservation and Recreation Service**

For HCRS use only

**National Register of Historic Places
Inventory—Nomination Form**

received

date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Jacoby, Lysander, House

and/or common "Burr Heights", "Richwoods", the Jacoby Homestead

2. Location

street & number 2 Jacoby Place ___ not for publication

city, town Rockford ___ vicinity of congressional district 16th

state Illinois code county Winnebago code

3. Classification

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name Richard A. Nielsen

street & number 216 Seventh Street

city, town Rockford ___ vicinity of state Illinois 61104

5. Location of Legal Description

courthouse, registry of deeds, etc. Winnebago County Courthouse

street & number 400 West State Street

city, town Rockford state Illinois

6. Representation in Existing Surveys

title Illinois Historic Structures Survey, Winnebago County has this property been determined eligible? yes no

date October 1974 ___ federal ___ state ___ county ___ local

depository for survey records Illinois Department of Conservation

city, town Springfield state Illinois

7. Description

Condition		Check one	Check one	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed			

Describe the present and original (if known) physical appearance

The Lysander C. Jacoby House, built in 1865 on the east bank of the Rock River, is a bracketed Italian Villa similar to that envisioned by Andrew Jackson Downing in Cottage Residences (1842).¹ The free-standing house rises asymmetrically from a long, sloping lawn landscaped with 22 species of trees. Both the architecture and landscaping exemplify the picturesque movement of mid-19th-century America.

The well-defined rectilinear blocks of which the building is composed are asymmetrically grouped. A 3-story entrance tower of square plan, the dominant feature of the dwelling, stands at the corner of the 2-1/2 story main wings, which lie in an L-shaped plan. The hipped roof of the tower and the low-pitch gabled roofs of the two-bayed main blocks are of moderate pitch with eaves approximately 4 feet wide. At the rear is a 1-1/2 story rectangular service wing with a modified hip roof, wide eaves, and 2 gabled dormers. A third dormer behind the tower projects from a main block. Beneath the entire house is a full cellar. Below the floor of the room at the far end of the cellar a hollow echo resonates when the cement cap is pounded upon, indicative of an excavated space. The 21-room house is constructed of brick five courses thick; the outer course is yellow Milwaukee face brick laid in common bond.²

A 1-story wooden central entrance porch, bracketed and with beveled posts, is flanked by a 1-story arcaded bay window; both possess enriched cornices and were topped by balustrades (missing). The bay window originally had a 6-section arcade; at an unknown date the front two sections were slightly altered and a tripartite leaded glass panel above a large rectangular panel was inserted. A 1-story hip-roofed pump house is connected to the northeast corner of the service wing. On the south side of the service wing is a 1-story porch with bracketed posts, plainer than the ornate entrance porch. A 1-story addition to the north side of the house, dating from the 1950's, has a gabled roof similar in pitch and proportion to the roof of the block which it adjoins, and is faced with matching brick. The windows of this room were originally aluminum frame sliders; these have been replaced with wooden sash windows with oak sills.

Openings consist of round-headed or depressed arches with 1-course brick surrounds and stone sills, except that most service wing and pump house openings are straight.³ The entrance tower features an arched double door of walnut. The 1 end-wall and 3 interior chimneys are both functional and decorative.

Large multiple scrolled brackets and an ornamental frieze are the outstanding decorative features of the Jacoby House. The brackets accentuate the 4-foot projecting eaves of the main blocks, and extend far below the frieze; on the tower, the brackets are arranged in pairs. The frieze decoration consists of narrow bands arranged in modified rectangles between the brackets. The bands curve inward at the narrow ends of the rectangle and culminate in a fleur-de-lis motif. The service wing has smaller paired brackets which

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do not extend below the frieze. A belt course articulates the third story of the tower, which is pierced by round-headed windows grouped into twos and threes.

The major interior features is the flying staircase in the entry hall, which has spruce treads and a handrail and balusters of walnut. The arched niche, and light flooding through the round-headed window in the curved wall, heighten the drama of this space. The cornices and base moldings throughout the first floor are of interest, particularly the deeply-recessed crown moldings and ceiling ornament in the dining room. The parlor contains a Renaissance Revival mantelpiece with mirror. The living room mantelpiece with overmantel was originally in the dining room, but was replaced by a simple white marble mantelpiece in this century. The master bedroom on the second floor has a grey polished stone mantelpiece.

The site consists of 3 acres of wooded lawn overlooking the Rock River and U.S. Route 2 (North Second Street).⁴ Its picturesque character is strikingly similar to many of Downing's recommendations for landscape design appropriate to an Italian villa, but no direct effort to emulate the Downing ideal has been documented.⁵ According to Downing, a site near a richly wooded river bank, with a "finely undulating surface" embellished by scattered groups of large round-headed trees planted in the larger breadths of lawn, has "a natural character of dignity or picturesqueness."⁶ A villa in the Italian style, he wrote, "will be greatly heightened in effect by being well supported by trees, the irregular forms of which will harmonize with the character of the architecture."⁷ In 1900, a variety of trees were planted to correspond in expression with those already existing. As a result, at least 24 species of trees were on the property, of which 22 species remain in excellent health on the present site (refer to Tree List and Sketch Map.) Trees range in age from 70 to 150 years.

Although the state highway creates a gulf between the sloping lawn and the Rock River, the house has sufficiently strong character to negate the intrusion upon the original boundaries of the property. Other elements within the nominated area include a narrow concrete-paved path which runs in a straight line from the entry to the western boundary of the property, an asphalt driveway from Jacoby Place to the rear and south side of the house, and a 3-car garage behind the house.

Description of Rehabilitation

When the property was acquired by the current owner in 1979, the house was structurally sound, but had been neglected. Exterior defects included missing balustrades and shutters, deteriorated wooden porches,

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a bricked-up tower window, and aluminum storm windows and screens on 70% of the windows. The interior had been adversely affected by several renovations; however, most of the wooden trim was intact. Rehabilitation of the property began in May 1979, and was completed in August 1980. A fire in March 1980 set back construction. The fire was concentrated in the western part of the house, burned part of the tower and second floor, and resulted in water damage to the first floor. All destroyed elements have been reconstructed, including 5 massive brackets on the tower, and part of the frieze.

The scope of the work is summarized as follows:

Exterior - Painting wooden features; restoration of missing balustrades and possibly shutters; repair of entry porch and restoration of walnut doors; removal of aluminum windows; fabrication of wood storm windows and screens to fit arched and straight openings; opening bricked-up window and installing sash; installation of skylights in roof; enlargement of side porch into deck, duplicating original lattice and railings on the extension.

Interior - Plan retained; kitchen and baths remodelled; tower turned into studio; third floor attic and pumphouse made into living space; concealed new mechanical systems within walls; all interior architectural features preserved and refinished or replaced with duplicate if damaged; original chandeliers preserved; dais installed in parlor bay window.

Site - Landscaping preserved and documented; trees pruned.

¹ A. J. Downing, Cottage Residences, Rural Architecture and Landscape Gardening (1842; rpt. Watkins Glen, N.Y.: American Life Foundation, 1967).

² "We have supposed this villa to be built of wood, the bracketed construction giving it a character of lightness; but the effect would be even better if built of more solid materials, and brick and stucco, well constructed, would be very durable under the shelter of the broadly projecting roof." Downing, p. 117.

³ Downing, The Architecture of Country Houses (1850; rpt. New York: Dover Publications, Inc., 1969). A plain Italian dressing is illustrated in Fib. 122.

⁴ The property, presently long and narrow, originally contained all the land "north of Sinnissippi Park, west of Parkview, south of Spring Creek Road and east of the Rock River, with the exception of the Shoudy Estate (Keith Country Day School)." Rockford Historical Society and Junior League of Rockford, "L. C. Jacoby", 1971 Rockford Heritage Tour (brochure), by Gene Horvath.

(Continued)

8. Significance

Period	Areas of Significance—Check and justify below					
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input checked="" type="checkbox"/> landscape architecture	<input type="checkbox"/> religion		
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science		
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture		
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/		
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian		
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater		
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation		
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)		

Specific dates Built 1865 Builder/Architect Unknown

Statement of Significance (in one paragraph)

The Jacoby House is significant architecturally as the outstanding example of the Italian Villa style in Rockford, Illinois. The large scale, thoroughly Italian details, irregular plan, and picturesqueness distinguish the villa from the symmetrical Italianate cottage style more common in the city. The site near the Rock River, the architectural design, and the picturesque landscape design correspond to Andrew Jackson Downing's ideals for a "villa in the Italian style". The exceptional collection of 22 species of predominantly tall, deciduous shade trees, as well as conifers, increases the significance of the property. Its historical importance rests on several factors: the peculiar history of attorney Lysander C. Jacoby; the achievements of Charles Burr, owner in the early 1900's and "Burr Bros." grocery king in northern Illinois, who enhanced the landscaping; and its association with Dr. Robert C. Bourland, a humanitarian who with his family was prominent in Rockford's social and political life.

The Jacoby House has long been recognized as a landmark. The City Directory of 1909 stated that "the residence...occupies a pre-eminent position as a Rockford home, located on one of nature's beauty spots and landscaped with artist care. The citizens of Rockford always point to this fine domicile and beautiful grounds with much pride." Through the years the house has been the subject of several feature articles which concentrated on the local significance of the building's architecture and landscape architecture.

The first owner, Lysander C. Jacoby, was born in Lysander, New York on January 8, 1816, and came west in 1834 with his parents, Henry and Gertrude Jacoby, to Fort Wayne, Indiana. He attended Harvard Law School as a member of the Class of 1842, and was admitted to the bar in 1843 without having graduated, a procedure common at the time.¹ Jacoby established a successful practice in Fort Wayne, where he also served the Circuit Court of Allen County as Prosecuting Attorney in 1842, 1844, and 1851, under the term of Judge James W. Borden. He was also elected an Associate Judge in 1842. "He resided in Fort Wayne for many years thereafter, but finally located in the practice of law in the West, where he still is. He was a lawyer of fair ability, but had some peculiar eccentricities."² Jacoby left Fort Wayne for Rockford in 1862; he purchased land and began to build his house in 1865 on the bank of the Rock River. Jacoby appears to have been sort of a recluse in Rockford. He formed a short partnership with Horace Taylor at 317 West State St. Jacoby was not active in civic life, "preferring the companionship of his family and his large library."³ His only known membership was in the Second Congregational Church. One daughter, Mary Ella (Hall) was a well-known musician who married and moved to Boston; another daughter,

(Continued)

9. Major Bibliographical References (See Continuation Sheet)

Interviews with Richard Nielsen, current owner and native of Rockford, at the Jacoby House, Rockford, Illinois, 23 June-27 June 1980.
 Interview with Mrs. Robert C. Bourland, Jr., neighbor and daughter-in-law of the late Dr. Robert C. Bourland, Rockford, Illinois, 26 June 1980.

10. Geographical Data

Acreage of nominated property 3 acres

Quadrangle name Rockford North, Illinois

Quadrangle scale 1:24000

UMT References

A
 Zone Easting Northing

B
 Zone Easting Northing

C

D

E

F

G

H

Verbal boundary description and justification (Refer to sketch map)

The southern right-of-way of Clayshire Lane, when extended across Jacoby Place, intersects the western right-of-way of Jacoby Place at a point approximately 40' northeast of the southern terminus of the Jacoby (Cont'd.)

List all states and counties for properties overlapping state or county boundaries

state	code	county	code

state	code	county	code

11. Form Prepared By

name/title Kim Lovejoy, Architectural Historian *Kim Lovejoy*

organization Steffian Bradley Associates, Inc date 28 January 1981
 rev. 10 February 1981

street & number 66 Canal Street telephone 617 227-6520

city or town Boston state MA 02114

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature

title _____ date _____

For NCNCR Property

U.S. Department of the Interior, National Historic Preservation Act, Section 101

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5 Cottage Residences, pp. 115-121.

6 Cottage Residences, p. 120.

7 Cottage Residences, p. 116.

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Lillian, was an artise who taught drawing and painting at Rockford College for many years, joining the faculty around 1884. Lysander Jacoby died on September 30, 1900, and was buried at Cedar Bluff Cemetery in Rockford.

Charles D. Burr, who acquired the house in 1900, was one of the founders of Burr Bros. in 1888. This thriving firm was one of the largest retail distributors of groceries and provisions in northern Illinois, with seven stores in Rockford and three in Beloit, Wisconsin. The Burrs were responsible for the landscaping improvements which led to the name "Burr Heights" for the Jacoby property. The Rockford paper announced in 1900: "Not alone is the interior of the house to be looked after, but the ground about will receive attention and it is (their) intention to make this one of the attractive points in the city. The grounds will be given over to a practiced hand and many things will be done that will enhance the beauty of the now fine place." The variety of species has attracted considerable reknown, and their irregular massing and lofty heights complement the picturesque villa.

Dr. Robert C. Bourland and family were known for their social and humanitarian presence in Rockford. They lived in the Jacoby House for several decades starting in 1919. (During the period the state acquired 1/2 acre of front lawn for the Auburn St. cloverleaf.) Dr. Bourland successfully collaborated with attorney Bubbo Gibbony to repeal the sentences of seven Italians who were imprisoned for making wine during Prohibition, a cultural practice which Dr. Bourland defended. The family was prominent socially and politically; among their guests was Clarence Darrow, the famous criminal lawyer of the 20's and 30's, who shot pool in their parlor when he visited Rockford.⁴

¹ Librarian, Harvard Law School Archives, Cambridge, Mass., December 1980.

² Valley of the Upper Maumee River, Vol. II. (Madison, Wis.: Brant & Fuller, 1889), p. 452.

³ Horvath, Gene. "L. C. Jacoby", 1971 Rockford Heritage Tour (Brochure). Rockford Historical Society and Junior League of Rockford.

⁴ Interview with Mrs. Robert C. Bourland, Jr., neighbor and daughter-in-law of the late Dr. Bourland, Rockford, Illinois, 26 June 1980.

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Interview with Gene Horvath, Rockford, Illinois, 6 February 1981 (by telephone).

Downing, A. J. The Architecture of Country Houses, 1850, rpt. New York: Dover Publications, Inc., 1969.

_____. Cottage Residences, Rural Architecture and Landscape Gardening, 1842, rpt. Watkins Glen, N.Y.: American Life Foundation, 1967.

Griswold, Bert. J. Pictorial History of Fort Wayne, Indiana. Chicago: Robert O. Law Co., 1917.

Helms, Thomas B. History of Allen County, 1880.

Robertson, Col. Robert S. History of the Maumee River Basin, Allen County, Indiana, Vol. II. Indianapolis: Bowen & Slocum, 1905.

Valley of the Upper Maumee River, Vol. II. (No author listed). Madison, Wis.: Brant & Fuller, 1889.

Articles on file in the Rockford Public Library:

"Beautiful Suburban Home," Rockford newspaper (name not cited), 1900.

"Burr Heights," 1909 City Directory.

Horvath, Gene. "L. C. Jacoby", 1971 Rockford Heritage Tour, brochure, Rockford Historical Society and Junior League of Rockford, 1971.

"Home of Dr. R. C. Bourland," photograph, Rockford Register Republic, 30 January 1936.

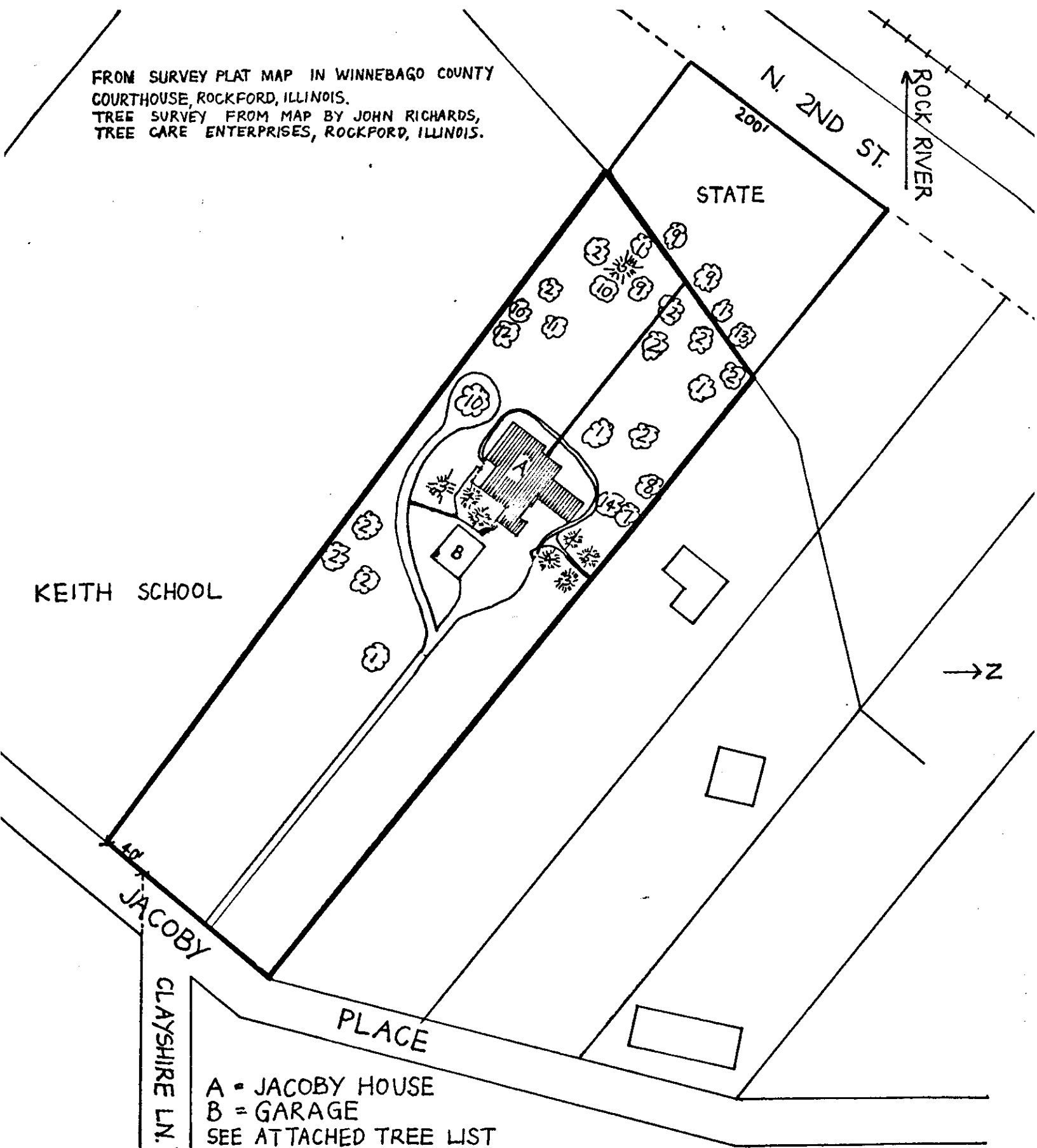
Marshall, Ruth, "Yesterday, Today Blend in Landmark Home," Rockford Morning Star, 15 February 1959.

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property. Proceed approximately 40' in a southwesterly direction along the western right-of-way of Jacoby Place to the southern terminus of 2 Jacoby Place. Beginning at this point of origin, proceed in a northwesterly direction approximately 664' to the embankment above North Second Street. Thence proceed in a northeasterly direction along the embankment approximately 200' to the northern terminus of the Jacoby property. Thence proceed approximately 623' in a southeasterly direction to the western right-of-way of Jacoby Place. Thence proceed in a southwesterly direction approximately 170' along Jacoby Place, the entire length of the eastern property line, to the point of origin.

FROM SURVEY PLAT MAP IN WINNEBAGO COUNTY
 COURTHOUSE, ROCKFORD, ILLINOIS.
 TREE SURVEY FROM MAP BY JOHN RICHARDS,
 TREE CARE ENTERPRISES, ROCKFORD, ILLINOIS.



A = JACOBY HOUSE
 B = GARAGE
 SEE ATTACHED TREE LIST

JACOBY HOUSE, ROCKFORD, ILLINOIS		SCALE: 1" = 100'
GROUNDS		DELINEATOR: KIM LOVEJOY
Steffian • Bradley Associates, Inc.	Architects • Planners	Date <u>8-20-80</u> Job No. <u>8043</u>

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY--NOMINATION FORM

JACOBY HOUSE, ROCKFORD, ILLINOIS
TREE SPECIES LIST

Key to Map of Grounds

<u>Common Name</u>	<u>Latin Name</u>
1. Burr Oak	Quercus macrocarpa
2. Black Oak	Quercus nigra
3. White Pine	Pinus strobus
4. Scotch Pine	Pinus sylvestrus
5. White Spruce	Picea glauca
6. Silver Maple	Acer sacharinum
7. Honey Locust	Gleditsia triecanthos
8. Shagbark Hickory	Carya orata
9. White Oak	Quercus alba
10. Basswood	Tilia americana
11. Bitternut Hickory	Carya cordiformis
12. Blue Spruce	Picea pungens
13. Norway Maple*	Acer platanoides
14. Red Mulberry	Morus rubra

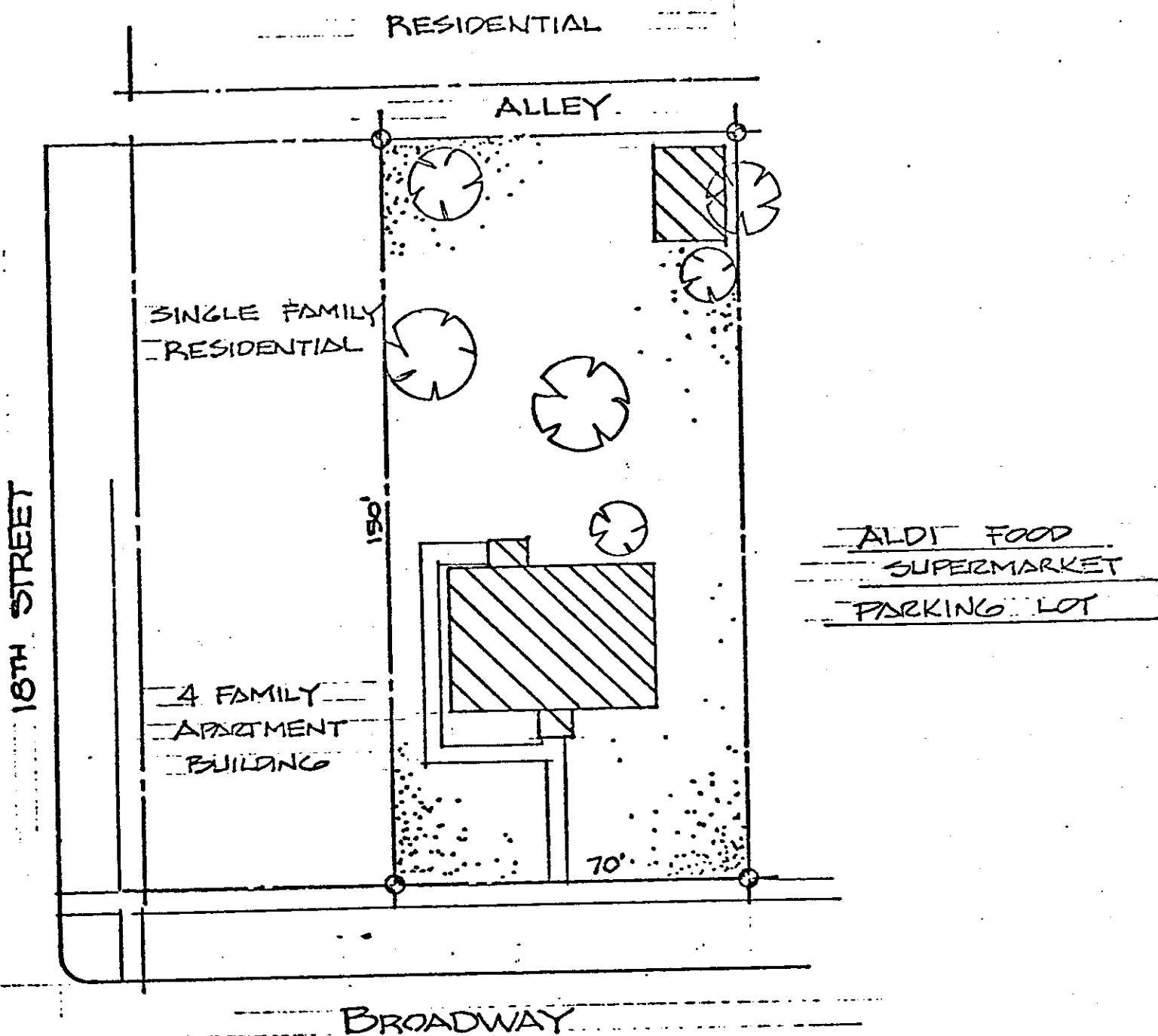
Other Species on Property, Not Indicated on Map

15. Red Oak	Quercus rubra
16. Black Cherry	Prunus serotina
17. Black Walnut	Jughans nigra
18. Redbud	Cercis canadensis
19. Apple	Malus spp.
20. Yellowwood	Chadrastis lutea
21. Hackberry	Celtis occidentalis
22. White Ash	Frexinus americana

*May be Striped Maple - Acer pennsylvanicum.

Prepared by John Richards, Tree Care Enterprises, Rockford,
Illinois. Edited by Kim Lovejoy, Steffian Bradley Associates,
Boston, Massachusetts.

Level 10000 13
Rockford



18TH STREET

RESIDENTIAL

ALLEY

SINGLE FAMILY
RESIDENTIAL

150'

4 FAMILY
APARTMENT
BUILDING

70'

ALDI FOOD
SUPERMARKET
PARKING LOT

BROADWAY

SITE PLAN

1"=30' NORTH

2127 BROADWAY

ENTRIES IN THE NATIONAL REGISTER OF HISTORIC PLACES

STATE ILLINOIS

Date Entered MARCH 5, 1982

<u>Name</u>	<u>Location</u>
Jacoby, Lysander, House	Rockford Winnebago County
Hamilton, Robert W., House	Murphysboro Jackson County
Peoria Mineral Springs (Spring Hill)	Peoria Peoria County
Hickox, Virgil, House	Springfield Sangamon County

Notified

Honorable Charles H. Percy
Honorable Alan Dixon
Honorable Lynn Martin
Honorable Paul Simon
Honorable Robert H. Michel
Honorable Paul Findley

✓ State Historic Preservation Officer
Dr. David Kenney
Director, Department of Conservation
State Office Building
400 South Spring Street
Springfield, Illinois 62706

Midwest Regional Office, NPS