United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, How to Complete the National Register of Historic Places Registration Form. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).

1. Name of Property

   historic name  Greeley, Dr. Paul W. and Eunice, House

   other names/site number

2. Location

   street & number  545 Oak Street

   city or town  Winnetka

   state  Illinois  code  IL  county  Cook  code  031  zip code  60093

3. State/Federal Agency Certification

   As the designated authority under the National Historic Preservation Act, as amended,
   I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.
   In my opinion, the property meets does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

   national  statewide  local

   Signature of certifying official/title  Date

   State or Federal agency/bureau or Tribal Government

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

   Signature of commenting official  Date

   Title  State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

   I hereby certify that this property is:

   ___ entered in the National Register  ___ determined eligible for the National Register

   ___ determined not eligible for the National Register  ___ removed from the National Register

   ___ other (explain:)

   Signature of the Keeper  Date of Action
The residence at 545 Oak Street in Winnetka is known as the Dr. Paul W. and Eunice Greeley House. Although architect Frank Polito designed it in the Classical Revival style in 1937, the Greeley residence is an unusual Classical Revival design because it is a literal interpretation of an early nineteenth-century Greek Revival house. It has the further distinction of featuring applied decorative finishes in the dining room, which were designed by the noted architect Fiske Sidney Kimball. It is a high style house that featured a landscape design by the landscape architectural firm of Root and Hollister when constructed, although it is unclear how much of the original design has been retained. The south (front) elevation is symmetrical, consisting of three parts – a center two-story massing and one-story flanking wings. The two story massing is three bays wide with the main entrance at the center of the first floor. The primary block is topped by a north-south running gable roof, which creates the effect of a pediment when combined with its deep corner returns. Both of the one-story wings are three bays wide and are protected by an east-west running gable roof that has an extended eave on both wing’s south elevation. These extended eaves are each supported with four Ionic columns. The residence is minimally ornamented with most of the detailing reserved for the south (front) elevation. The residence is entirely composed of brick that has been painted white. The subtle ornament is almost entirely achieved through projecting and recessing bricks; this includes a dentil molding in the south facing gable roof end, a fan light at the center of this pediment, and quoining at all corners of the residence. The house rests on a .2-acre rectangular lot.

The Greeley House contains eleven rooms. Its first floor plan is symmetrical with the public rooms occupying the floor’s western end, including a formal living room, dining room, library, and family room. The eastern wing contains a kitchen, small bedroom, bathroom, and the attached two-car garage. The public and private portions of the residence are both accessed from the oval main stairhall, which features an elliptical staircase that ascends clockwise along the space’s north wall. The staircase deposits onto an oval-shaped open landing. The second floor features three bedrooms, a bedroom/playroom, a linen closet, and two full bathrooms. The house has excellent integrity, with no alterations to the major public spaces or critical historic features.

CONTEXT

The Greeley House is in the Village of Winnetka, which is located in New Trier Township in the northern part of Cook County, approximately seventeen miles north of downtown Chicago. Winnetka is a North Shore suburb – one of eight suburbs that include from south to north, Evanston, Wilmette, Kenilworth, Winnetka, Glencoe, Highland Park, Lake Forest and Lake Bluff. All of these suburbs line the shore of Lake Michigan. Winnetka occupies four square miles and had a population of 12,419 residents in 4,310 households in 2000. Winnetka is bordered by Lake Michigan on the east, Kenilworth on the south, with Glencoe to the north and Northbrook to the west.

The Greeley House is located on Oak Street, which is a prominent east-west running street in Winnetka. The street features several examples of historical revival and Queen Anne residences that date from the first
quarter of the twentieth century. The residence is located towards the east end of the street, approximately one block from Sheridan Road, which runs north-south, along the lakefront. The west end of Oak Street dead-ends at Green Bay Road. Both Green Bay Road and Sheridan Road are primary roads that connect the Village with the other North Shore communities and at their south end with the city of Chicago. The Greeley House is located on the north side of the street on the northeast corner of Oak and Poplar Street — the residence’s primary elevation faces south. It is conveniently located 0.5 miles southeast of the Union Pacific Railroad’s Winnetka railway stop, and the surrounding small commercial/retail district. The residence is located approximately a half-mile southeast of the Winnetka Community House and half-a-mile east of the Winnetka Village Hall and the Winnetka-Northfield Public Library. Finally, Village Green Park is located two blocks west of the Greeley house.

SETTING

The Dr. Paul W. Greeley residence is sited on the southeasterly one-hundred-and-three-and-a-half feet and the easterly eighty-five feet of Lot 10 in Block 21 in the Charles E. Peck subdivision. Block 21 was platted and subdivided for assessment purposes by the Cook County Clerk on May 5, 1879. The subdivision resulted in ten, irregularly sized lots between Elm, Poplar, Oak and Walnut Streets with Lot 1 being in the northeast corner of the block, moving counterclockwise so that Lot 10 is on the block’s southeast corner. Six individual homeowners owned the block’s ten lots when platted, with the two narrow lots in the block’s northwest corner reserved for school purposes. The owners included C.E. Peacock, Murray Nelson, and George N. Carpenter. A. Carter owned Lot 1 and Lot 7, which occupy the northeast and southwest corners of Block 21. Thomas Copelin owned Lot 9, which is the western neighbor to Lot 10, and George Chamberlain owned Lot 10 at the time of the subdivision. Sometime between when the block was subdivided and October of 1882, Lot 10 was transferred from George Chamberlain to Jonathon Baldwin, although it is not shown in the Cook County Recorder of Deeds Tract Books. However, the tract books show that Jonathon Baldwin sold Lot 10 to Rebecca R. Wharf on October 5, 1882. It is believed that neither Lot 9 nor 10 were built upon until Lot 9 and the west fifteen feet of Lot 10 were transferred from Jane Copelin and her husband to Edward Wilber on October 31, 1893. This transaction reduced the parcel size to its current dimensions, the East 85 feet of Lot 10.

The Greeley house is not the first structure to stand on Lot 10 in Block 21. Prior landowner, Julie F. Sanborn, purchased the land on October 13, 1892, from Jane H. Copelin and Husband. She then took out a mortgage, presumably to build her residence, on December 12, 1895. It appears that the residence was a north-south oriented Queen Anne residence based on the irregular footprint seen on the 1914 Winnetka Sanborn Map. Julie Sanborn sold the residence to Justus Chancellor Junior on August 16, 1918. The land was sold to Dr. Paul and Eunice Greeley on March 31, 1937, who subsequently demolished the prior structure and constructed the residence known as 545 Oak Street.

The Greeley house is open along its south property line and along its east property line south of the residence’s north (rear) elevation. As such, on the east and south property lines, the public sidewalk along Poplar Street and Oak Street demarks the property line, respectively. The property is partially enclosed by a combination of an approximate four-foot tall wrought iron fence and a wood slat fence that is painted white. The

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The wrought iron fence is approximately four-feet tall and utilitarian with widely spaced simple square posts that extend a few inches above the upper horizontal member. The wood fence is more decorative with uniformly spaced, wider vertical posts that are topped with a finial shaped like an upside down acorn. The wrought iron fence runs north-south along the west property line, east-west along the north property line, and north-south along that portion of the east property line north of the driveway. Additionally, a small portion of wrought iron fencing runs briefly on an east-west axis connecting the east property line and the northeast corner of the residence. This portion of fencing contains a wrought iron gate that permits access from the rear lawn to the driveway.

The white wood rear fence is for aesthetic purposes. It runs along the north property line and along that portion of the west property line that is in the rear lawn. Additionally, there is a north-south length of wood fence that bisects the rear lawn. At the center of this fence is a doublewide gate. This portion of fencing divides the rear lawn into a west and east portion. A rectangular brick patio that curves on the west side and which is surrounded by flowerbeds largely occupies the west portion. The eastern portion is largely open lawn with grass and planting beds along the north, east and south fence lines.

The south (front) lawn of the residence is quite large as the residence is set towards the rear of the lot. The lawn has a concrete public sidewalk that runs parallel to Oak Street along the south property line. Extending perpendicular from Oak Street and the public sidewalk, there is a concrete sidewalk that extends across the lawn before connecting with the five slate steps that access the small rectangular slate stoop. The steps and patio are smooth-faced and similarly sized with a light-colored mortar. The sidewalk has a slight curve where it connects with the public sidewalk and is t-shaped between the public sidewalk and street. Additionally, a wide concrete driveway extends west from Poplar Street to connect with the attached two-car garage in the residence’s east wing. The driveway is set towards the rear of the lot.

The northwest corner of the driveway connects with two concrete steps, facing west, that access a small concrete walkway that runs along the east end of the north elevation. The walkway accesses the rear entrance on the east end of the north elevation. The southwest corner of the driveway also connects with two west-ascending concrete steps that access a narrow concrete walk below the south pavilion’s overhanging eave. The same walk is found under the west wing’s overhanging eave.

Low shrubs flank the residence’s front entrance. The yard contains a line of manicured shrubs south of the east wing that are employed to screen the wide concrete driveway when approaching the primary facade. The lot contains several mature trees, particularly in the south lawn.

**ARCHITECTURE**

**Exterior:**

The Greeley House is a fine and rare example of a Classical Revival residence that presents a literal interpretation of the Greek Revival style. It boasts a three-part composition consisting of a center two-story primary block flanked by two one-story pavilions. The primary block is topped by a north-south running gable roof with cornice returns forming a broken pediment over the south (front) and north (rear) elevations. The pavilions are rectangular, oriented on an east-west running axis, and are also topped by a gable roof with cornice returns that form a broken pediment. The pavilion’s gable roof extends beyond the pavilions’ south wall planes so as to align with the primary block’s south elevation. Slender fluted Ionic wood columns support that portion
of the roofs that extend beyond the wings' wall planes. The façade is symmetrical, with the main entrance located at the center of the primary block. The house is subtly ornamented with projecting brickwork, including classical brick dentil molding. The north elevation of the residence is more irregular due to the enclosed rear one-story porch located at the west end of the elevation. The addition projects north of the west wing's wall plane by approximately fourteen feet.

The Greeley residence is finished with traditional building materials and is simply ornamented. The house is painted white brick resting on a brick foundation. The bricks project beyond the wall plane at the corners of the primary block and on the flanking wings to create the effect of quoining. The deep cornice returns are located just above the quoining on the primary block and wings. Additionally, the bricks project under the cornice on both sides of the primary block’s gable ends to create dentil molding. The wings also feature wood dentil molding in the frieze above the four Ionic columns that support the projecting south roof plane, here the dentils are widely spaced. The entrance to the residence features a brick door surround. On either side of the opening, the brick projects forward in progressively narrower vertical brick bands so that each side recesses three layers of brick. Above the entrance is a header containing a horizontal bands of brick forming a cornice and two rows of alternating dentil molding. The entry contains a six-paneled wood door topped by a divided light transom with wood fretwork featuring two wooden “x’s” with a wood circle where the lines meet. In front of it there is a wood screen door with a rectangular opening containing a design that consists of three elongated wood diamonds surrounded by thin horizontal and vertical bands and thin wood spokes on the east and west sides of the diamonds.

The south (front) elevation is symmetrical and three bays wide on the primary block and three bays wide on the flanking wings. Each bay, except for the center first-floor bay where the front entrance is located, contains a single 6/6 double-hung window. On each wing there is a blank wall between each window. Wood louvered shutters flank each window on this elevation. In the primary block’s south-facing gable end there is a fanlight with petal shaped openings that are closely spaced. The fanlight is set within a brick frame and has a projecting brick sill. The four wood Ionic columns divide each wing façade into three sections with the windows surrounding the blank wall. Above the columns is a narrow wood frieze with dentil molding. There are two tall brick chimneys; they are located at the east end of the primary block and at the west end of the west wing. Both have a projecting row of brick approximately halfway up their height and are topped by a copper cap shaped like a finial.

The east elevation features a two-bay garage with each bay containing a six-paneled wood door. The garage bays are surrounded by a band of projecting brick stretchers. At the top the brick forms a shallow arch. The bricks within the arch are laid in a herringbone pattern. Centered above the arch is a pair of eight-light casement windows with a projecting brick sill. The gable end of the east wing roof is centered above the windows and the two car bays. The roof slope is shallow, extending beyond the wall plane on the south elevation by approximately three feet with one of the supporting Ionic column visible. Although the majority of the north roof plane aligns directly with the wing’s north wall, at the east end of the north elevation, the wall notches in to a depth of approximately three feet to maintain symmetry with that on the wing’s south elevation. The notched, open, portion of the wall runs approximately ten feet along the north elevation, occupying the east bay of the east wing’s north elevation. That portion of the north roof plane protecting the open area is supported by a brick column. The column has projecting and recessed bricks so as to create the effect of quoining. Finally, at the north end of the primary block’s east elevation, on the second story, is a pair of twelve-light French doors that access a small balcony. The balcony is supported by a wood brace and has a wood handrail that duplicates the rear lawn’s wood fencing. On the first floor of the primary block’s east elevation there is a small raised six-light casement window on either side of the one-story wing.
The north elevation is also arranged in three parts with the two story primary block flanked by one-story wings. The primary block is three bays wide, with two windows on the second floor and three on the first floor. The furthest east of the first floor windows is a raised six-light casement window. The other five are 6/6 double hung windows. All are flanked with black louvered wood shutters. The north elevation of the east wing is divided into three bays using slightly projecting brick laid to resemble quoining to create the effect of a column. This simple effect mimics the location of the columns on the south elevation. The east bay of the east wing is recessed to create symmetry. The west bay contains a wood and glass paneled door. The west pavilion’s gable roof transitions to a flat roof over the projecting bay. The projection has quoining at either end, one ionic column at the east end, and a pair of ionic columns at the west end that support the slightly projecting flat roof. The projecting bay accesses the north (rear) lawn through a sliding twenty-four light door that is flanked with twenty-four light fixed sidelights.

The west elevation also has an east-west running gable roof over the one-story west wing. The wing’s south roof plane has an overhanging eave that is supported with wood ionic columns. The wing’s north roof plane connects at its base with the flat roof over the north elevation’s projecting bay. Where the roof transitions, towards the north end of the elevation, the bricks project so as to create the effect of quoining. This was part of original design of the residence and indicates where the west wing’s north elevation connected with a room that was a screened-in porch and is presently enclosed. The west wing’s west elevation has two 6/6 double-hung windows while the projecting bay’s west wall is blind. Additionally, the center of the west wing’s elevation has the tall chimney projecting above the roof ridge. The west elevation of the primary block has a 6/6 double-hung window at its north end and a raised six-light casement towards the center of the second floor, both without flanking shutters.

**Interior**

The house contains eleven rooms, three bathrooms, and a compartmentalized basement. There are two levels of living space. The first floor has seven rooms, including the stairhall and kitchen. The space is laid out with the public rooms at the west end of the residence, except for the main stairhall, which is located at the center of the residence. The private living areas, including a small office/former maid’s room and the kitchen, are at the east end. The main stairhall features an elliptical staircase and is the only way to access the second floor. The second floor is oriented around an oval-shaped open stair landing that has three rooms towards the west end (including a bathroom) and the master bedroom and the master bathroom towards the east end. Additionally, the space below the gable roof of the east wing has been finished as an additional bedroom that is accessed off of the stairhall’s south end adjacent to the master bedroom. The largely unfinished basement is divided into three rooms under the main block. It contains a recreation room, laundry room, and storeroom. All of the rooms have a cement floor and plaster ceiling.

The house’s main entrance deposits directly into a narrow rectangular vestibule. There is a full bathroom accessed through a wood single-panel door at the south end of its east wall. The north end of the vestibule opens directly into the oval-shaped main stairhall. The stairhall has three openings, including that from the entry hall. The other two openings are on axis with each other on the east and west wall, accessing the private and public spaces, respectively. Both openings open to east-west running hallways with openings off of all of the halls’ walls. The east opening has a lowered soffit and accesses a small study/former maid’s room, a hall closet, and the kitchen. The west hallway accesses the library, living room, and dining room. The curving elliptical staircase is wood with a carpeted runner. It begins towards the northwest corner of the stairhall, ascending northeast to
the second floor. The staircase has a wood banister and turned balustrades (two per step) with a tight newel basket and a large turned newel post on the bottom step. The baluster and newel post are painted white. The vestibule, main stairhall and the connecting east-west running halls are finished with a wide crown dentil molding and a simple elegant wood baseboard. Both are painted white.

The small hall east of the main stairhall is quite short in length with a closet located at the center of the hall’s east wall. The south wall of the hall accesses the small rectangular study/former maid’s room. The study has a window at the center of the south wall and towards the south end of the east wall. Additionally, there are two framed openings on the west wall concealed by a wood single-paneled door. The north door accesses a small closet while the south door opens into the first floor’s full bathroom. The full bathroom is accessed towards the north end of the west wall from the small study/former maid’s room and towards the south end of the vestibule’s east wall. Opposite the entry to the study/maids room on the short east-west private hall is the kitchen. The kitchen space can be concealed from view in the main stairhall by a sliding pocket door. The kitchen is a rectangular room oriented on a north-south axis. There is a swinging door that accesses the dining room at the south end of the west wall of the kitchen and a pocket door at the north end of the east wall. This pocket door accesses a small square-shaped rear vestibule with openings on all sides. The south door of the rear vestibule provides access to the two-car attached garage while the north opening is a wood and glass door that accesses the north (rear) lawn. There is a closet on the vestibule’s east wall.

The hall off of the main staircase’s west wall has three openings to the first floor’s public rooms. A wide framed opening towards the west end of both the north and south wall accesses the dining room and library, respectively. The west end of the hall has a large framed opening that contains a pair of two-panel French doors that access the living room. The framed openings to the dining room and the library have a wide surround and jambs with a narrow rectangle panel directly above the opening. This creates a notched corner in the framing. The living room opening is simpler, not topped by the rectangular panel.

The library is located off of the south wall of the east-west hall and is located in the southwest corner of the primary block. It is a square room that has built in bookshelves on all of the walls. The walls have shelving in the upper portion and cabinets in their lower portion. There is a window in the center of the south wall. Bookshelves surround the window, and there is a cabinet below. The room has a lantern lighting fixture suspending from the center of the ceiling.

The dining room is located off of the north wall of the hallway and is located in the northwest corner of the primary block. The hall opening is located towards the west end of the dining room’s south wall. Additionally, there is a four-paneled swinging wood door to the kitchen located at the south end of the east wall. The dining room accesses the former screened-in porch, now an informal family room, through a framed opening at the north end of the west wall. This opening is concealed by a two-part folding door containing three vertical lights and a wood panel in each section. The north wall has two double-hung windows located at either end. The room is primarily rectangular and oriented on an east-west axis. The room’s southeast corner wall is curved to accommodate the adjacent oval-shaped main stairhall. The dining room is ornamented in a more subtle, yet modern, design with classical details rendered in low-relief creating a stylized Art Deco pattern. The ornament consists of a shallow crown finished with dentil molding. Fluted Ionic columns, rendered in shallow relief, are intermittently placed on the walls of the room.

The living room occupies the entire west wing. It is accessed from the main residence through the framed opening on the west hall’s west wall. This opening is located on the center of the living room’s east
wall. Additionally, the room connects with the informal family room, through two openings on the north wall. The openings contain a wood and glass door with six-lights above and a wood panel below. All door openings have a notched door surround. The south and west wall both have two double-hung windows with a notched window surround. Between the west windows and aligned with the entry from the west hall so as to be visible from the main stairhall is the room’s fireplace. The fireplace was salvaged from a Greek Revival townhouse in Manhattan’s Washington Square and installed by a prior homeowner in 1960. It replaced a simple wood mantel. The fireplace is grey marble with pilasters that flank the firebox and a hearth that consists of a single slab of the grey marble. The room is finished with a simple wood baseboard and a wide crown molding. The frieze portion of the crown is made up of triglyphs alternating with broad blank rectangular metopes.

The informal family room, formerly the enclosed porch, is accessed through two openings on the room’s south wall and an opening at the south end of the east wall. The deep openings on the south wall each have a door with six lights above and a wood panel below while the east wall opening has a bi-fold door with each part having three lights above and a wood panel below. The openings all have the notched door surround. The north wall has a twenty-four-light sliding door flanked with twenty-four light fixed sidelights. The west wall of the room is finished with floor-to-ceiling wood built-in bookshelves and cabinetry. The room has simple crown molding and baseboard.

All of the first floor’s public rooms retain their historic oak strip flooring; while the kitchen has new oak flooring. The ornamental wood trim on this floor consists of a simple and wide wood baseboard. Additionally all of the rooms are finished with a combination of classically inspired features.

The second floor’s stair landing is oval shaped and open to the stairwell below along the north side of the landing. The staircase descends from the stairhall’s northeast corner with a classical handrail and balustrade along the second floor’s open landing. The second floor landing is finished with a simple wide baseboard, a crown molding with dentils, and has a chandelier suspended from the center of the ceiling.

There are two openings at the west end of the stairhall. That on the north side of the hall consists of a slightly arched opening and on the south side is a framed opening containing a pair of three-paneled wood doors. The arched opening accesses a small triangular vestibule in which there are two doors. The north door accesses a bedroom and the south door is on an angle and accesses the second floor’s full hallway bathroom. The north bedroom is square. The framed opening containing the pair of doors off of stairhall’s south wall accesses a second bedroom. This southwest bedroom is rectangular, with the portion of the north wall located east of the entrance from the stairhall curved to accommodate the oval-shaped stair landing.

At the east end of the stair landing there is a slightly arched opening that accesses an irregularly shaped hall. There are two openings on the hall’s south wall. The west accesses a small linen closet and the east opens into the master bathroom. The opening on the north wall accesses the master bedroom. The master bedroom is primarily rectangular, with the southwest corner of the room curved to accommodate the abutting oval stair landing. The north end of the east wall of this bedroom accesses the small east-facing Juliette balcony. The opening at the center of the hall’s east wall originally accessed a storage room above the attached garage. The storage room has been converted to an additional guest bedroom/children’s playroom. The room is rectangular, running on an east-west axis, and is reached by descending four steps from the second floor’s east hall. The space has a low slanting ceiling and has a window at the center of the room’s east wall.

INTEGRITY
The Dr. Paul W. and Eunice Greeley House at 545 Oak Street in Winnetka is a highly-unusual Classical Revival house that exhibits remarkable historic integrity on all elevations as well as in all the interior living spaces. There have been no changes to any of the original architectural detailing. The only major change to the house occurred when the former enclosed porch, located at the west end of the north elevation, was converted to an informal family room. This alteration was undertaken in May of 1974 by the current homeowner. In addition, the storage space above the garage was converted to a guest bedroom/children’s playroom. Neither change impacted any of the house’s character-defining historic features.
**Greeley, Dr. Paul W. and Eunice, House**

**Name of Property**

**Cook County, Illinois**

**County and State**

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### 5. Classification

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**Name of related multiple property listing**

(Enter "N/A" if property is not part of a multiple property listing)

**Number of contributing resources previously listed in the National Register**

N/A

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### 6. Function or Use

**Historic Functions**

(Enter categories from instructions.)

**DOMESTIC**

- Single Dwelling

**Current Functions**

(Enter categories from instructions.)

**DOMESTIC**

- Single Dwelling

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### 7. Description

**Architectural Classification**

(Enter categories from instructions.)

**Late 19th and 20th Century Revivals/Classical Revival**

**Materials**

(Enter categories from instructions.)

- foundation: Brick
- walls: Brick
- roof: Shingle
- other: Wood
Greeley, Dr. Paul W. and Eunice, House

Name of Property

Cook County, Illinois

County and State

8. Statement of Significance

Applicable National Register Criteria

(Enter categories from instructions.)

A Property is associated with events that have made a significant contribution to the broad patterns of our history.

B Property is associated with the lives of persons significant in our past.

C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.

D Property has yielded, or is likely to yield, information important in prehistory or history.

Period of Significance

1937

Significant Dates

N/A

Significant Person

(N/C Considerations (explanation, if necessary)

N/A

Cultural Affiliation

N/A

Architect/Builder

Polito, Frank, Architect; Kimball, Sydney Fiske, Designer; Hollister and Root, Landscape Architect

Period of Significance (justification)

The residence was constructed in 1937.

Criteria Considerations (explanation, if necessary)

N/A
The Dr. Paul W. and Eunice Greeley House, located at 545 Oak Street, Winnetka, and constructed in 1937, is locally significant as an excellent example of Classical Revival architecture. It is, additionally, unusual as a relatively literal interpretation of the Greek Revival style that was popular throughout the United States from the 1830's through the 1850's. The residence is the work of architect Frank Polito with ornamental detailing in the formal dining room that is believed to have been designed by Sydney Fiske Kimball. Kimball served as the head of the Department of Art and Architecture at the University of Virginia in 1919, established the Institute of Fine Arts at New York University in 1925, and was appointed Director of the Philadelphia Museum of Art, a position he held until his retirement in 1955. The design for the house is believed to have been replicated from the original homeowner’s paternal great grandfather’s estate near Troy, New York. The house is eligible for listing on the National Register of Historic Place under Criterion C for architecture. In addition to being an elegant example of a rare building style within the community, 545 Oak Street also gains distinction for its remarkable historic integrity.

HISTORY

Development of the Village of Winnetka

The Village of Winnetka is located seventeen miles north of downtown Chicago and is one of Chicago’s eight North Shore suburbs, which are composed of (from south to north) Evanston, Wilmette, Kenilworth, Winnetka, Glencoe, Highland Park, Lake Forest and Lake Bluff. The North Shore suburbs are special, each envisioned as an idyllic commuter suburb with close proximity to Lake Michigan. They offered residents many of the same high-level amenities that homeowners would have enjoyed living within the City of Chicago.

Winnetka’s first permanent structure was a log house that was constructed in 1837 by Michael Schmidt. The area began to see additional settlers, albeit at a slow pace, after the United States Congress established the Green Bay Trail as the official post road between Fort Dearborn in Chicago and Fort Howard, Wisconsin. This same year, a log tavern and pioneer hotel were built to service travelers on the Green Bay Trail who were traveling on the newly introduced stagecoach service. One of the most significant early residents, John and Susannah Garland, purchased the tavern in 1847, after which they built a living quarters addition to the tavern, a saw mill, chapel, a log school house and later a brick residence. Three years later, in 1850, John Garland was also significant in organizing New Trier Township – the township had only one hundred inhabitants.

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vi Winnetka: Past to Present, Winnetka Style, p. 5.
viii Ibid.
ix Winnetka: Past to Present, Winnetka Style, p. 5.
Chicagoans Charles Peck and Walter Gurnee, who was President of the Chicago and Milwaukee Railroad, in anticipation of the construction of a railroad, laid out the Village of Winnetka. The Chicago & Milwaukee Railroad traveled through Winnetka in 1854, with a train stop at Green Bay Road and Elm Street, a short walk from the intersection of Oak and Poplar Streets. The railroad led to development of the area surrounding the tracks. Immediately after the train came through, Winnetka’s first stores were built in the Village. In 1856, Charles and Sarah Peck gave the community its name, which is a Native American phrase believed to mean “beautiful land”. They also encouraged the planting of trees along Elm Street, one block north of Oak Street, and Sarah Peck opened the community’s first private school at her house. The first public school in Winnetka (District #2 School) was established in 1859 on what is now the Village Green.

In 1869, the Village of Winnetka was incorporated with a population of 450 residents. The same year, the Pecks donated the Village Green, located two blocks west of the Greeley House, to the community. At this point, the school was relocated, as the donation stipulated that no structure be built on the land. In 1870, Winnetka’s village government became established, nearby, at the corner of Green Bay Road and Ash Street. This same year, kerosene streetlights and wooden sidewalks were laid in parts of the Village. Several churches were constructed towards the end of the 1870s. By the 1880s, Winnetka’s population reached 584. In 1884, the Winnetka Public Library was established. The area where the Greeley House was going to be built became a prime residential area, near transportation, municipal services, local businesses, and situated in a beautiful landscaped neighborhood, less than two blocks from Lake Michigan.

Winnetka continued to grow as public amenities made the community desirable. In 1885, Winnetka’s Village Improvement Association was formed by a group of progressive citizens. The group helped to plan and implement public improvements within the Village. These improvements included: laying concrete sidewalks (1886), introducing sewers (1890), the construction of a brick tower with a forty-six-thousand gallon water storage tank (1893), the paving of the macadam streets (1894), the laying of water mains (1895), and the opening of an electric utility plant (1900). By 1890, the Village’s population had grown to 1,079 inhabitants. In 1892, both the Winnetka Board of Education and the Board of Health for Winnetka were created. The Board of Education opened the community’s first public kindergarten in 1896. The Horace Mann School was constructed in the Village in 1899. That same year, the Chicago & Milwaukee Electric Railroad Company began

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xi Ibid.
xii Ibid.
xiv Ibid.
xv Ibid.
xvii Ibid.
xviii Ibid.
xix Ibid.
xx Ibid.
xxii Ibid.
xxiii Ibid.
xxiv Ibid.
Greeley, Dr. Paul W. and Eunice, House
*Name of Property*
Cook County, Illinois
*County and State*
servicing Winnetka with its first run. In addition, the Improvement Association encouraged the development of the Park District in 1904, the Winnetka Woman’s Club in 1908, the Public Library in 1910, the Winnetka Community House in 1911, the Caucus System in 1915, and the formation of the Winnetka Plan Commission in 1917. The members of the Winnetka Plan Commission were appointed by the Village Council to make suggestions for a comprehensive plan of Village development to preserve the Village’s residential character. Edward H. Bennett who worked with Daniel Burnham on *The Plan of Chicago* in 1909 was hired as a consultant to assist in developing the *Plan of Winnetka*, which was published in 1921.

The population of Winnetka had grown to 1,883 residents in 1900. The late 19th Century had seen several beautiful Gothic Revival, Italianate, and Queen Anne Residences built in the area surrounding the business district. Queen Anne houses continue to be prevalent in the area east of the tracks where the Greeley House was built. To accommodate new Winnetka residents at the beginning of the twentieth century, many historical revival houses were being built in the Village. These styles remained popular through the 1940s – with Colonial, Tudor, Dutch Colonial Revival, Georgian, French, and Spanish Colonial Revival houses built. In 1901, the New Trier Township High School, with the first building designed by Norman S. Patten, was opened. The population continued to grow with the Village containing 3,168 residents in 1910. This necessitated the construction of the Samuel Sewall Greeley School, designed by the talented Winnetka architects, William Otis and Edwin Clark, to service kindergarten through fifth grade.

Winnetka continued to grow. In 1916 the Indian Hill Country Club was established. By 1920, the population of Winnetka had reached 6,694 residents. Winnetka’s Village Hall, designed by Edwin Hill Clark, was completed in 1925. The Chamber of Commerce and Rotary Club were established as the Village grew. By 1930, the population had doubled to 12,219 residents. By 1932, the village was becoming aware of its development and the Winnetka Historical Society was founded. Although residential construction in the 1930s slowed as a result of the Great Depression and, later, the country’s entry to World War II, the Village of Winnetka received substantial infrastructure projects during this time. This work included the 1933 development of the Skokie Lagoons, located several blocks west of the business district, and the depression of the railroad tracks, a safety measure undertaken between 1938-1943 by the Civilian Conservation Corps and recommended in the Winnetka Plan. The landmark Crow Island School, designed by Eliel and Eero Saarinen in association with Perkins, Wheeler & Will, was constructed between 1939 and 1941 in Crow Island Woods. The population of the Village remained fairly constant in the 1940s, reaching 12,605.

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xxv Winnetka: Past to Present, Winnetka Style, p. 8.
xxvi Ibid.
xxviii Winnetka: Past to Present, Winnetka Style, p. 7.
xxix Ibid, p. 5.
xxxi Ibid. No connection was found between Samuel Sewall Greeley and the original homeowners of 545 Oak Street, Paul W. and Eunice Greeley, when the National Register nomination was created.
xxviii Ibid.
After World War II ended, residential construction in Winnetka resumed. Many of the new residences were high-quality ranch houses constructed on the west side of the Village towards the lagoons. Although there were some modernist houses constructed, the preference within the Village was still towards more traditional, historical revival style houses.

Ownership History

The house at 545 Oak Street, although primarily significant for its architecture, was built for a prominent plastic surgeon and his wife. The home where they lived reflects a comfortable lifestyle, where they could entertain and raise a family.

The Dr. Paul W. and Eunice Greeley House was not the first building constructed at 545 Oak Street. Prior to any development, 545 Oak Street was known as Lot 10 in the Charles E. Peck Subdivision of the County Clerk’s Division of Block 21 in Winnetka. The lot was subdivided on May 5, 1879, with the owner of Lot 10 listed on the plat of survey as G. Chamberlain. The first transaction for Lot 10 in the Cook County Recorder of Deeds ledger books appeared in 1882. On October 5, 1882, Jason Baldwin and Wife transferred ownership of Lot 10 to Rebecca R. Wharf. On October 13, 1892, the Lot was transferred from Jane H. Copelin and Husband to Julie F. Sanborn. By this transaction, the land had been reduced in size to be described as the east eighty-five-feet of Lot 10. This is the first record in the Cook County Recorder of Deeds of the reduction in the lot’s size. On December 12, 1895, Julie F. Sanborn and Husband took out a mortgage with the Winnetka Bank and Loan Association. It is presumed that this was to construct the first dwelling on the lot. A Sanborn Fire Insurance Map of the area dating from 1914 shows a single family dwelling on the lot. It is presumed to have been a Queen Anne residence because of its outline, the period of construction, and because of similar residences on the block.

The east eighty-five-feet of Lot 10, where 545 Oak is located, was transferred on August 16, 1918 from Julia F. Sanborn to J. Chancellor Junior. The purchaser was Justus Chancellor, Junior, whose wife was Dorothy. He and his wife placed the property in trust with the Winnetka State Bank on September 16, 1929. The property would come into the possession of the County Clerk, who sold it to W.F. Fleming on October 10, 1930. It appears that W.F. Fleming held the property from October 10, 1930, until March 31, 1937, when the land was sold to Paul W. and Eunice Greeley.

Paul W. and Eunice Greeley would build the Classical Revival residence, located at 545 Oak Street. The Greeleys owned their home at 545 Oak Street until December 20, 1961, when it was sold to Andrea G. Stone.

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xxxiv Winnetka: Past to Present, Winnetka Style, p. 10.
x Cook County Recorder of Deeds. Document #5385507.
xliii Cook County Recorder of Deeds. Document #2017545.
Andrea Stone lived there for just under ten years before transferring ownership to J. William and Louise Holland, September 1, 1970. Louise A. Holland is the current owner.\textsuperscript{xliii}

There is no permit on file with the Village of Winnetka for the residence originally constructed on the east eighty-five feet of Lot 10. However, in addition to it being recorded on the Sanborn Fire Insurance Map of 1914, there is a building permit dated April 1, 1937, requesting permission to demolish a “two-story and basement frame single-family dwelling.”\textsuperscript{xlv} The property was in possession of the Greeley’s at this time; demolition began on April 5, 1937.

The Greeley Residence was constructed under Village of Winnetka Building Permit #4467. The Permit describes the construction of a two-story and basement single-family residence of frame construction with a brick veneer. The house was to be seventy-five feet long, have an irregular depth of thirty-two feet, stand thirty-feet tall and contain eight rooms. The architect is identified on the permit as Frank Polito and the builder is Joseph Roti. The estimated cost for construction was $16,000.\textsuperscript{xlv} On April 21, 1937, a concrete driveway was constructed to connect 545 Oak Street with Poplar Street\textsuperscript{xlvii} and on May 7, 1937, the sanitary, storm sewers and water main were connected to the residence.\textsuperscript{xlvii}

The only additional building permit on file for the house, except for plumbing repairs, is Winnetka Building Permit #9290, filed on May 16, 1974, by J. William and Louise Holland. The permit was for an addition that would replace the original screened-in porch located off of the north elevation of the house’s west wing and accessed from both the living and dining rooms. The addition would be twenty-two-and-a-half feet wide, just under fourteen-feet deep, and thirteen feet tall, enclosed with brick veneer. It was designed with large sliding glass doors facing north and fixed sidelights and would become an informal family room. An architect was not identified on the building permit, but the work was to include the services of a contractor, mason, and electrician and was estimated to cost $8,500.\textsuperscript{xlviii} The Ionic columns originally used to support the enclosed porch were reused on the family room addition. Three of the columns were installed below the roof, along the addition’s north elevation. The room was carefully detailed to blend with the historic house and included projecting brickwork at the corners to create the effect of quoining; all of the brick was painted white to match the rest of the house.

The residents of the first house located at 545 Oak were Joseph and Julie F. Sanborn. Julie F. Sanborn purchased the property from Jane H. Copelin and Husband on October 13, 1892, and took a mortgage from the Winnetka Bank and Loan Association on December 12, 1895. The mortgage was used to construct the two-story single-family residence that occupied the lot prior to the Classical Revival residence constructed by the Greeleys. The United States Census of 1910 shows Joseph E. Sanborn, who was born in New Hampshire and was fifty-five years old, and Julia F. Sanborn, who was born in Wisconsin and was fifty-one years old, residing at 545 Oak Street in Winnetka. Nellie F. Lamerty, Julia’s widowed sister-in-law also lived there. Joseph Sanborn’s occupation was identified as book publisher.\textsuperscript{xlix}

\textsuperscript{xliii} Cook County Recorder of Deeds. Document #2519715.
\textsuperscript{xlv} Village of Winnetka Building Permit for 545 Oak Street. Filed on April 1, 1937.
\textsuperscript{xlvii} Village of Winnetka Building Permit for 545 Oak Street. Permit #4467. Filed on March 30, 1937.
\textsuperscript{xlvii} Village of Winnetka Building Permit for 545 Oak Street. Filed on April 21, 1937.
\textsuperscript{xlvii} Village of Winnetka Building Permit for 545 Oak Street. Filed on May 7, 1937.
\textsuperscript{xlviii} Village of Winnetka Building Permit for 545 Oak Street. Permit #9290. Filed on May 16, 1974.
\textsuperscript{xlix} Thirteenth Census of the United States Army, 1910. Village of Winnetka, New Trier Township, Cook County Illinois. Taken on May 13, 1910.
The next owner, Justus Chancellor Junior, lived in the house from August 16, 1918 until at least September 16, 1929, when the property was placed in trust with the Winnetka State Bank. Justus Chancellor Junior was the son of Justus Chancellor, who was born in October 1863 in Indiana, and his wife Docia, who was born in February of 1868 in West Virginia. The couple had two children, Leala, born in January of 1891, and Justus Chancellor Junior, born on June 17, 1892, both in Illinois. Justus Chancellor Senior was a lawyer who had been in practice since 1886. The Chicago Blue Book of 1906 identifies the family as residing at 1480 Wellington Street in Lake View. Justus Chancellor Junior would graduate from Yale's Sheffield Scientific School in 1916. After graduation he served as clerk in the law office of Thornton and Chancellor (his father) in the Tacoma Building at 143-145 LaSalle Street. After marrying and relocating to Winnetka, the Justus Chancellor Junior family included Justus Chancellor III and daughters Helen, Patty and Barbara Chancellor, residing at 549 Oak Street (the address of the residence previously located on the property). The family remained in Winnetka for many years, even after selling their property on Oak Street. The Chancellors also kept a farm near Mundelein, Indiana. Justus Chancellor Junior was active with the Episcopal Church, serving as the only board member from Winnetka with the Episcopal Church Club of Chicago, in 1948. Dorothy Chancellor was also active in the community, serving on the Winnetka Woman's Board of Lawrence Hall, a home for dependent boys. No biographical information could be found on W.F. Fleming who owned the property after the Chancellors.

The Greeley family purchased the parcel known as 545 Oak Street from First National Bank Winnetka on March 31, 1937. Paul W. Greeley was born on July 10, 1902 in Watermann, Illinois, to Dr. Paul and Manda W. Greeley. Dr. Greeley, Sr., had been practicing medicine in DeKalb County since 1905 and was living there at the time of the 1910 Census.

The 1930 Census shows that Paul Greeley Junior was twenty-eight years old and had been married to 27-year-old Eunice (Goebel) Greeley for three years. They were living in Winnetka. Paul Greeley’s occupation, like his father, was listed as Practitioner and Physician/Surgeon.

Eunice (Goebel) Greeley was born in Palo Alto, California, on April 9, 1904, to Professor Julius Goebel (preeminent Germanic language scholar) and Kathryn Goebel. In 1931, the Goebel’s were residing at...
Greeley, Dr. Paul W. and Eunice, House  
Cook County, Illinois  

708 Willow Road in Winnetka. Professor Goebel taught at Harvard, John Hopkins, Stanford University, and the University of Illinois, from which he retired in 1926. Professor Goebel was co-founder of the Modern Language Association, received the German Red Cross, was elected to the Senate of the Munich Academy of Sciences, and served as Editor of Belletristisches Journal. Professor Goebel and his wife had seven children. Eunice (Goebel) Greeley’s mother Kathryn passed away in 1932 and was survived by five daughters including Eunice and Mrs. Sydney Fiske Kimball, who lived in Philadelphia.

After having resided in Winnetka since at least 1930, Dr. Paul and Eunice Greeley constructed the Classical Revival house that was designed as a replica of Dr. Greeley’s ancestral residence in New York, at 545 Oak Street. At the time of construction, the Greeley’s were living at 509 Cherry Street in Winnetka. The prominent landscape architects Root and Hollister landscaped their new property. In addition to their house in Winnetka, the Greeleys owned a cottage in the summer colony of Castle Park, located on the eastern shore of Lake Michigan. The Castle Park community had some seventy cottages and was very popular with residents of Winnetka. The Greeleys would continue to vacation at Castle Park until at least 1961.

The Greeleys were prominent Winnetka citizens. Dr. Greeley would enjoy considerable professional success. In 1927, Greeley graduated from Northwestern University Medical School; he received his undergraduate degree at the University of Illinois at Urbana-Champaign. Greeley received advanced surgical training at the University of Freiburg, in Munich, and in London. He served as Lt. Commander in the Naval Reserve Medical Corps, beginning in February of 1943. After he completed his service, Greeley became Chief of Plastic Surgery at a Naval Hospital located in Oakland, California, a position that he held from 1943 until February of 1946. Prior to World War II, there were only two hundred plastic surgeons in the United States, making Greeley’s skills specialized. Greeley was later awarded a commendation from the Secretary of the Navy for his service. He was promoted to Rear Admiral in the Naval Reserve Medical Corps in 1961 at Great Lakes Naval Station.

In 1949, the University of Illinois Board of Trustees named Dr. Greeley, along with three other North Shore men, to serve as members of the Professional Advisory Committee of Division of Services (medical, surgical, and corrective care) for Crippled Children. The same year, Eunice Greeley served as Executive of the Winnetka Garden Club. Mrs. Greeley remained involved with the community, co-chairing the Winnetka Garden Club’s annual spring garden walk in 1952.

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ixv Julius Goebel, Noted Educator, Taken by Death.” Chicago Daily Tribune, March 29, 1931, p. 16.
xiii Ibid.
xiv “Local Doctor is Promoted to Admiral.” Chicago Daily Tribune, October 29, 1961, p. NW8.
xvi Ibid.
xvii “Local Doctor is Promoted to Admiral.” Chicago Daily Tribune, October 29, 1961, p. NW8.
xix Ibid.  
to represent significant moments in a woman’s life: debut party, engagement party, bridal dinner, wedding reception, first home, and dream house of middle years. The walk was called “Bud to Full Bloom” and included the Greeley house, which was set up to host a bridal dinner.\textsuperscript{Ixxxi}

In 1952, while still residing at 545 Oak Street, Greeley would participate with three additional doctors on a full day surgery (almost thirteen hours) that was required to separate conjoined twins at the University of Illinois Research and Educational Hospitals.\textsuperscript{Ixxxi} Dr. Greeley acted as Chief Plastic Surgeon for the procedure.\textsuperscript{Ixxxii} Greeley served as Professor and Chief of the Division of Plastic Surgery at the University of Illinois College of Medicine\textsuperscript{Ixxxiv} – a position he held from 1937 to 1969.\textsuperscript{Ixxxv} He also was a Professor of Surgery and Chairman of the Department of Plastic and Reconstructive Surgery at Rush Medical College and Rush-Presbyterian-St. Luke’s Medical Center from 1957 to 1967.\textsuperscript{Ixxxvi} Dr. Greeley served as a member of the Reserve Consulting Board in Plastic Surgery of the Bureau of Medicine and Surgery for the Department of the Navy and was active in other professional organizations.\textsuperscript{Ixxxvii} Dr. Greeley retired in 1972 and shortly thereafter moved with Eunice to La Jolla, California.\textsuperscript{Ixxxviii}

Eunice W. Greeley passed away in La Jolla on June 4, 1978,\textsuperscript{Ixxxix} where she had been residing for eight years. Mrs. Greeley, who had spent forty years living in Winnetka was an active garden club member, involved with the Indian Hill Country Club and served on the Women’s Auxiliary of Rush-Presbyterian-St. Luke’s Hospital.\textsuperscript{xc}

Dr. Greeley died on September 21, 1985.\textsuperscript{xci} He had been a partner of Dr. John W. Curtin for twenty years.\textsuperscript{xii} Greeley was a Member of the American Medical Association, the American College of Surgeons, the Chicago Surgical Society, the American Association of Plastic Surgeons, and the American Society of Plastic and Reconstructive Surgeons.\textsuperscript{xiii} When Greeley passed away at the age of eighty-three years old, he was credited as having written more than one-hundred-and-twenty-five manuscripts and textbooks on reconstructive and plastic surgery.\textsuperscript{xiv}

After the Greeleys sold 545 Oak Street to Andrea G. Stone on December 20, 1961, she lived there until 1970 when Attorney J. William and Louise Holland purchased the house from her. Louise Holland is the current homeowner. Mrs. Holland served as a Village Trustee from 1992 to 1997 and as Winnetka Village President from 1997 to 2001.
ARCHITECTURE

Frank Polito, Architect, and Sydney Fiske Kimball, Designer

Frank Polito

The architect for the Classical Revival Residence at 545 Oak Street was Frank Polito. Polito designed a number of residential, institutional, commercial, and educational buildings during his prolific career in Chicago. Although many of his houses were designed in a historical revival style, the Greeley residence was found to be the only Classical Revival house inspired by Greek Revival architecture. An article was published in the Chicago Tribune, May 30, 1937, titled "Replica of Ancestral Home". It notes that the house replicated Dr. Greeley's family home in upstate New York.xcv

Frank Polito was born in 1911 and educated in Chicago. He graduated from Lane Technical High School, located at Western Avenue and Addison Road, before continuing his education at the Armour Institute (now the Illinois Institute of Technology), where he received his architectural degree.xcvii During his career, Polito designed a number of school buildings during the late 1950s and 1960s in Berwyn and Cicero. He also designed several Catholic churches and Parochial schools in Chicago and its northwest suburbs.xcviii In the early part of Polito’s career, he occupied an office located at 6 N. Michigan, Chicago, that he shared with Root & Hollister, landscape architects, and Otis & Fuller, architects.xcix The group would relocate to Mather Tower, 73 East Wacker Drive, in 1938.xc Polito served in the United States Army from approximately 1942 to 1946, requiring him to shutter his practice. However, upon his return to Chicago, Polito reopened his offices in the Lincoln Tower at 75 East Wacker Drive. In the later part of his career, Frank Polito designed an office in Lincolnwood, Illinois, where he worked for approximately twenty years. Polito shared the office with landscape architect, Ralph Rodney Root after his separation from the partnership of Root and Hollister.c Root and Hollister were engaged as landscape architects for the Dr. Paul W. and Eunice Greeley House at 545 Oak Street. The Polito family resided in a contemporary, tri-level residence located at 1912 Highland in Wilmette; that house has since been torn down.cii

Polito received some prominence in the 1930s. His name appeared in the Chicago Daily Tribune for the first time in a 1933 article stating that he had received an honorary mention for his submission to a competition held by the Beaux-Arts Institute of Design in New York City.ciii Two years later, Polito is credited for the design of an apartment building in Evanston that was described as the first new apartment building to be built in that city since 1929. It was built on the southeast corner of Asbury Avenue and Isabella Street (2769 Asbury Avenue) and contained two air-conditioned apartments, with each apartment having a separate entrance, one on each street, to create the feel of a private residence.civ The exterior was whitewashed brick with black brick trim.

xcvi Phone interview with Fred Polito (Frank Polito’s son) on July 20, 2009, conducted by Courtney Gray.
xcvii Ibid.
xcix Ibid.
ci Phone interview with Fred Polito (Frank Polito’s son) on July 20, 2009, conducted by Courtney Gray.
cii Ibid.
A two-car garage was integrated into the building. The interior of each apartment was arranged, excepting the bathrooms and maid's quarters, off of a circular hall. An additional unusual feature was that the basement was designed as communal space containing a recreational area and fireplace. The building was estimated to cost $19,000 to construct.

Just prior to constructing the Greeley residence in Winnetka, Frank Polito designed a white brick house in 1936 for Mr. and Mrs. John Fenn at 864 Boal Parkway in the Village of Winnetka. The house was inspired by French Chatheuaquesque architecture and featured a prominent entry tower and a v-shaped plan. It was quite unlike the house he was to design for Greeley. Later that same year, Polito designed a French Eclectic residence with a tower on 1213 Columbian Avenue in Oak Park. Although the exterior of this house was traditional, the interior was more modern and included a glass wall in the dining room and a paneled game room. In 1938, Polito designed a nine-room brick and stone veneer residence for Daniel Woodhead on Ridge Road in Barrington. It stood atop a hill, a mile from the Barrington Hills Country Club, on a seven-acre tract of land.

Following the Chicago Tribune description of the Barrington residence in 1938, Polito's name temporarily disappears from mention in the Tribune. It reappears in a 1946 article that described Frank Polito's three-and-a-half years of service in the United States Army, where he did construction and maintenance work. Once back in Chicago, in 1946, he resumed his prolific architectural practice at 75 E. Wacker Drive. That same year he designed a large Veteran Housing project in Chicago. Once complete, the development consisted of four large apartment buildings containing over 500 units. The project was estimated as costing $5,385,000 to construct. Additionally the article mentioned Polito's design of twelve houses, which were estimated to cost $360,000 to build, at Hibbard Road and Lake Street in Wilmette. They were to be built of lannon stone, brick, frame, or a combination of these materials and would have six or seven rooms. A final example of Polito's residential architecture is the house that he designed for Mr. and Mrs. J. Walter Nelson at 2021 Suffolk Road in Northfield in 1949. It was planned as a modern ranch house of white painted common brick with prominent green awnings containing five rooms, two baths, and what was then an unusual feature - a combination kitchen and dining area. It reflected the informal life style that was beginning to be popular after the War.

Frank Polito designed both commercial and industrial structures on the North Shore in the 1950s. One was very small. In 1954, he built a project identified as "Operation Refreshment Stand" that was a permanent refreshment stand constructed at Roemer Little League Baseball Park in Wilmette. Polito at the time was a parent of a little league baseball player. Another was substantial. A 1956 article in the Chicago Tribune identified Polito as the architect named on a bond proposal in the Cicero School District. The proposal would allocate $2,250,000 to the School District in order to build new schools and make additions or alterations to

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Ibid.
Ibid.
Ibid.
Chase, Al. "Big Vet Housing Projects Begun in Chicago Area." Chicago Daily Tribune, June 2, 1946, p. SWB.
Ibid.
existing local elementary schools. The plan called for one new school and for six schools to be remodeled, modernized, or to have large additions built. Cicero voters approved the referendum in 1956. The entire project laid out in the bond referendum was near completion by November of 1958.

In 1958, Frank Polito was identified as architect for a planned shopping center and forty-unit motel to occupy twenty-seven-acres of land at Rand and Palatine Road in Arlington Heights. The project was to include twenty-six stores, two supermarkets, parking for two thousand cars, a car dealership, and filling station and would cost $2,000,000 to construct. There is no indication whether this project was completed. The last project of Frank Polito’s to be mentioned in the Chicago Tribune was St. Matthew’s Evangelical Lutheran Church at 9081 Maryland Avenue in Niles, constructed in 1963. The church was built to seat three hundred at a cost of $110,000.

Frank F. Polito passed away in April of 1967 at the age of fifty-nine. He was then residing at 1912 Highland Avenue in Wilmette, with his architectural office at 7356 N. Cicero Avenue in Lincolnwood. His wife, Alice, a daughter, and his son Fred, survived Polito. Polito was a prolific architect, whose work was predominantly residential. He generally favored historical architecture, often simply and elegantly executed. This is the case in the Greeley House.

Interior Designer of Dining Room: Sydney Fiske Kimball

Sydney Fiske Kimball is believed to have designed the interior finishes in the dining room of the Greeley House. This is not directly mentioned in his writings or records kept at the Philadelphia Museum of Art or on the original plans for the house but is rather the lore that has been passed down over the years with the transfer of ownership. Although it cannot be proven, it is quite likely true, first and foremost because a close personal relationship between the Kimballs and the Greeleys can be established. Kimball’s wife, Marie Groebel, was the sister of Eunice Greeley, the original homeowner. In addition, the interior moldings for the dining room were not included in Frank Polito’s original drawings for the house, although the rest of the moldings are shown clearly on Polito’s plans. Further, the dining room’s moldings are distinctly different from those found throughout the remaining first floor public rooms. Whereas the remaining spaces feature a formal, classical molding (that in the living room has triglyphs in the cornice), the dining room features a low-relief molding that is highly stylized, with an almost Art Deco feel to the Ionic pilasters that are evenly spaced along the room’s walls. This abstracted feature, and its omission from the plans, suggests that a different designer conceived that ornamental finish.

Sydney Fiske Kimball was born in Newton, Massachusetts, on December 8, 1888. He received both his Bachelor’s and Master’s in Architecture from Harvard in 1909 and 1912, respectively. At Harvard, the architecture program focused on classical architecture and formal elements of design and had a tendency to

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graduate students who went on to teach or apply their architecture skills to writing rather than in practice.\textsuperscript{cxxii} After graduating, Fiske Kimball taught art and architecture at the University of Illinois and Michigan, receiving his Ph.D. from the University of Michigan in 1915.\textsuperscript{cxxiii} While in the Midwest, Kimball created a plan for the Scottwood Subdivision in Ann Arbor, Michigan, between 1915 and 1917.\textsuperscript{cxxiv}

In the spring of 1919, the President of the University of Virginia contacted Fiske Kimball and asked him to act as head of the Art and Architecture Department, with a salary of $3,000.\textsuperscript{cxxv} As part of the agreement, between 1919 through 1923, Kimball would serve on the architectural design advisory panel for the University.\textsuperscript{cxxvi} In 1923, Fiske Kimball was appointed the Morse Professor of the Literature of Art of Design.\textsuperscript{cxxvii} While at the University of Virginia, in 1922, Fiske Kimball created the campus plan for Woodberry Forest School, a preparatory school for young men, in Madison County, Virginia.\textsuperscript{cxxviii} He is also credited for establishing and serving as head of the Institute of Fine Arts at New York University.\textsuperscript{cxxix} Fiske Kimball would further serve New York University by participating on the architectural design advisory panel from 1924 through 1953, even after having been appointed to Director of the Philadelphia Museum of Art.

Fiske Kimball began serving as the Director of the Philadelphia Museum of Art in 1925.\textsuperscript{cxxx} He and his wife Marie lived on Lemon Hill (adjacent to the Museum and constructed in 1799) from 1927 until 1955.\textsuperscript{cxxxii} While acting as Director, Kimball would acquire a breadth of art objects, including paintings, sculpture, furnishings, and artifacts ranging from Pre-Columbian art to modern times. In 1950, Kimball received the $10,000 Philadelphia Award, which recognized him as the individual who most advanced the interests of Philadelphia for that year.\textsuperscript{cxxxiii} Fiske Kimball retired as Director in January of 1955 after thirty years of service.\textsuperscript{cxxxiv} Following his retirement, the Trustees of the Philadelphia Art Museum elected Fiske Kimball as Director Emeritus in March of 1955.\textsuperscript{cxxxv}

Sidney Fiske Kimball wrote many important books on architecture. They included \textit{Domestic Architecture of the American Colonies and of the Early Republic} (1922), \textit{A History of Architecture} (1918), and \textit{Thomas Jefferson, Architect} (1916). These demonstrated his interest in Colonial architecture and its underlying Classical underpinnings. He also authored \textit{The Creation of the Rococo} (1943) and edited, with Lionello Venturi,
Great Paintings in America: One Hundred and One Masterpieces in Color (1948). In his book on American Architecture, Fiske Kimball spends a considerable amount of time discussing classical architecture and its influence following the 1893 World’s Columbian Exposition. He notes that, “Using the Roman alphabet, the established universal terms of classical form, the American designers made what had been a dead language the idiom of current speech, expressing with unexpected flexibility the ideas of a new age.” He goes on to discuss the work of Charles McKim and Daniel Burnham and the classic idea, using as examples the New York Court House, the Lincoln Memorial in Washington and Pennsylvania Station, in Manhattan. His final chapter, following an evaluation of the skyscraper in comparison to the work of McKim and Charles Platt, he concludes that, “In all the welter of experiment, the basic character of our modern works—its measured simplicity and breadth above all, its clarity—has remained in common.” An admirer of classicism, he recognized the commonality its basic concepts have with more “modern architecture.” He applied those concepts—clarity and simplicity—in the classical elements he designed for the Greeley House.

Fiske Kimball was an advocate for historic preservation, aiding in the restoration of Mount Pleasant, a 1700s Colonial residence with stunning Classical detailing, constructed in Philadelphia’s Fairmount Park. The Kimballs lived in the house during their first year in Philadelphia. Additionally he consulted on the restoration campaign for other Colonial houses, including Monticello, Gunston Hall (home of George Mason in Mason Neck, Virginia constructed between 1755 and 1959), Stratford Hall (birthplace of Robert E. Lee in Westmoreland County, Virginia, constructed in 1738), and served on the advisory board for the restoration of Colonial Williamsburg. In 1948, Kimball received the Jefferson Presidential Medal for his “tireless devotion” in restoring Thomas Jefferson’s Monticello. Kimball served as President for many years of the American Association of Museum Directors, was a Fellow of the American Institute of Architects, and was Curator of the Art and Manuscript Collections of the American Philosophical Society.

Kimball’s wife, Marie Goebel, died in March of 1955, two months after Kimball retired as the Director of the Philadelphia Museum of Art. He traveled to Europe in April of that same year to research baroque architecture. While there he suffered two heart attacks before dying from a stroke at the age of sixty-six in August 14, 1955.

Landscape Architects: Root & Hollister

The firm of Root & Hollister, a highly regarded landscape architecture firm, landscaped the Greeley House. At the time the house was constructed, Root & Hollister shared an office with architect Frank Polito at 6 N. Michigan Avenue in Chicago. Both partners were classically trained, and their designs featured formal layouts and plantings. Hallmarks of the firm’s designs were walls, woods, hedges bounded by flowerbeds, and stone borders. It is presently unknown how much of Root & Hollister’s original design still exists at the

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Ibid.


Ibid.

Ibid.

Greeley Residence as no landscape plan was discovered. However, we do know that the landscape architects worked on the Greeley residence as they are referenced in the May 30, 1937, Chicago Tribune article, “Replica of Ancestral Home”. Root and Hollister frequently collaborated with the Greeley’s architect, Frank Polito.

Ralph Rodney Root was born in Jamestown, New York, on March 15, 1884. Root would receive his schooling in landscape architecture at Cornell University in New York from 1906 to 1910 before attending the master’s program at Harvard in 1910. Root graduated in 1912 and was subsequently hired by the University of Illinois at Urbana as head of the Landscape Architecture program. He was there until 1918. At the same time, Root began working in the Chicago area, teaching a summer program at Lake Forest College in 1912. He was founder of the Garden Club of Illinois and wrote about North Shore estates in the book Lake Forest: Art and History Edition in 1916. In 1917, Root began working with Noble P. Hollister on various Lake Forest estates, with the assistance of University of Illinois Urban Planning professor, Charles Mulford Robinson. He collaborated with architect David Adler in 1916 and 1917. Although Root began sketching estate plans for a planned Garden Club of America’s visit to see various North Shore estates in 1917, the tour was delayed until 1919 because of World War I. In 1918, Root’s World War I Draft Card identifies his landscape architecture office at 20 East Jackson Boulevard.

In the early 1920s, Root & Hollister worked with David Adler on his design for the William McCormick Blair Estate in Lake Bluff. In March 1921, an article in the “Art and Architecture” section of the Chicago Daily Tribune, stated, “…not one inch of the property is lost” and “...landscaping...is one of the most successful pieces of work achieved by the farm (referring to the William McCormick Blair Estate).” By 1921, the firm had offices at 8 East Huron Street in Chicago. In 1922, Root & Hollister were commissioned to design a large country club four miles west of Glencoe, Illinois, at Wheeling and Waukegan Roads. In the mid-1920s, the office worked on the Knollwood Club in Lake Forest, laid out by Edward Bennett, A. Watson Armour’s Elawa Farm’s Garden, the Genesee Depot near Milwaukee, Wisconsin, and the estate of Alfred Lunt and Lynn Fontanne. Root’s success and popularity was substantial; in 1921 the firm’s designs were published in three of the ten Landscape Garden Series pamphlets. At Chicago’s 1933 Century of Progress Exhibition, Ralph Rodney Root served on the Committee of Landscape and Home Architects. This Committee reviewed the models submitted for the American Village, a grouping of gardens and homes in miniature that would be constructed within the Horticultural Building. Each home or lot for the Village would be designed by a different individual or garden club in a ¼ inch to a foot scale for a seventy-five by one-hundred-foot lot. Other members of the committee included Daniel H. Burnham, Jr., Secretary of the Fair; Alfred C. Hottess, a gardening authority from...
Greeley, Dr. Paul W. and Eunice, House

Des Moines, Iowa; Jacob L. Crane Junior, City Planner; August Koch, Chief Florist of the Garfield Park Conservatory; and Jens Jensen, Landscape Architect.

In 1941, Root wrote the book *Countourscaping*. From 1939 to 1948, Root & Hollister designed many types of landscapes, including formal, kitchen, and cutting gardens, as well as entry courts, stone garden walls and walks, and orchards located throughout Chicago. He worked with Chicago’s most significant country house architects. The properties landscaped included: 145 Barberry Street (residence of Mrs. A.A. Carpenter designed by Howard Van Doren Shaw), 955 North Lake Road (residence of Mrs. Charles B. Pike designed by David Adler and Robert Work); and 123 Stonegate Road (residence of Mrs. Francis C. Farwell designed by Arthur Heun). One of Root’s later commissions – after Root & Hollister had disbanded their partnership – was for the Winnetka Congregational Church at 725 Vine in Winnetka. The project was to cost $35,000 and consisted of converting vacant land east of the church into a churchyard and repository for cremated congregants. The landscaping would retain existing trees and shrubbery while the yard would be enclosed with serpentine walks and retaining walls for terraces that permitted the burial of urns or scattering of ashes. After the firm was dissolved, Root continued working closely with architect Frank Polito, sharing an office space in Lincolnwood. He passed away on May 29, 1964 at eighty years old. Unfortunately little information was located on landscape architect Noble P. Hollister.

**Architectural Style**

The house at 545 Oak Street in Winnetka is an excellent example of late Classical Revival architecture, but unusual because it is a literal interpretation of an early nineteenth century Greek Revival residence. It is necessary to classify the residence as Classical Revival in spite of its adherence to the Greek Revival aesthetic because of the time period in which it was constructed. Classical Revival architecture was built well into the 1900s, (although its popularity steadily decreased as the century progressed), whereas Greek Revival architecture implies a building style that was popular between the 1820s and the 1850s.

Classical Revival architecture became popular after the 1893 World’s Columbian Exposition that was held in Chicago. Often referred to as the “White City”, the Exposition’s main fair grounds were largely composed of monumental Classical buildings, structures that were visited and photographed by thousands of people. Many of the smaller pavilions that were built to resemble houses, such as those representing Ohio, Utah, Nebraska, and Kentucky were inspired by Classical architecture. Very likely as a result of the popularity and the mass exposure to the Fair, Classical Revival commercial and institutional buildings dominated architecture for several decades. It was a style particularly well suited to buildings such as banks and art museums, where projecting an image of stability, monumentality and timelessness was important. The style was less frequently applied to homes, but when it was, Classical details were frequently elegantly handled.

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*ibid.*


*ibid.* Annual Meeting of Lake Forest Garden Club Magazine of 1919.


United States Department of the Interior
National Park Service / National Register of Historic Places Registration Form
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OMB No. 1024-0018

Greeley, Dr. Paul W. and Eunice, House  
Cook County, Illinois

Name of Property County and State

Classical Revival detailing found its way into the design of the multitude of structures that were built just after the Fair, through the 1920s and, to a lesser extent, later. Because of its monumental scale, which was appropriate for large structures, the full-blown Classical Revival style, typified by a temple front, with a pediment supported by two-story Doric, Ionic, or Corinthian columns, was less commonly applied to homes. Instead Classical elements were appropriated and applied to a house, sometimes in the form of small front porches with Classical columns or pilasters, sometimes in the form of gable roofs that resemble a pediment, sometimes in the form of a Classical dentiled cornice. In practically all instances, Classical Revival structures are symmetrical.

The Greeley House is unusual, not a typical Classical Revival house. Rather, its design reflects a much earlier interpretation of Classical architecture, one that was practiced in the mid-19th Century and is known as Greek Revival. Greek Revival architecture became popular when builders began turning away from British models and looking for an appropriate architectural language for the United States of America. Until approximately 1820, Americans looked towards England for architectural precedent, and as such many buildings were constructed in the Georgian and later Adam/Federal style. The Classical architecture of the Greek and Roman republics seemed a fitting precedent for a developing democracy. Greek Revival architecture began to be popular for the design of government, educational, and institutional buildings and in some cases for large impressive homes. The style was most prevalent on the east coast, pioneered by such architects as Benjamin H. Latrobe, Robert Mills, and William Strickland.

Although architects and builders were well versed in Roman architecture by the end of the 17th Century, Greek architecture was relatively unknown until two Englishmen, James Stuart and Nicholas Revett, published measured drawings of the Acropolis in The Antiquities of Athens in 1762 in London. In 1970, this book reached Philadelphia, where prominent American architects who designed significant buildings read it. Benjamin Latrobe designed the Bank of Pennsylvania for Philadelphia in 1799; William Strickland designed the Second Bank of the United States in Philadelphia in 1819. Thomas U. Walter designed the Girard College for Orphans between 1833-1848 and expanded “Andalusia”, the Nicholas Biddle Estate, in 1834-36. He also designed the dome for the United States Capitol. Robert Mills designed several buildings in Washington including the U. S. Department of the Treasury.

An interest in Greek Revival architecture was bolstered initially as a result of the War of 1812, when the British burned the President’s house and the Capitol Building, resulting in a reconfirmation of anti-British sentiment. Americans were also sympathetic to Greece’s fight for independence that occurred between 1821 and 1830, seeing a similarity to their own struggle for independence during the Revolutionary War. Americans would pay homage to Greece and its republican government by adopting the country’s architectural style. Greek Revival seemed the natural architectural expression for the new nation as Greece was recognized as the first democracy. The style’s symmetry, bold lines and detailing reflected strength and was appropriate for a new nation trying to appear strong and confident to its citizens. The style was also well suited to the technology

Susan Benjamin’s, architectural historian, notes on Levi Willits House/New Boston Museum.
Kahn, Renee. “Greek Revival Architecture in Chicago.” Chicago History, p. 158.
Lowe, David. “Greek Revival and the Chicago Architecture.” Chicago History, p. 158.
Ibid. p. 184.
developed in the Industrial Revolution. Cast iron foundries could mass-produce window grills, roof cresting and porch railings, and the railroad and river systems allowed these materials to be transported nationally.\textsuperscript{clxv}

Greek Revival architecture would eventually filter into carpenter’s guides and pattern books such as Asher Benjamin’s \textit{The Practical House Carpenter} and \textit{The Builder’s Guide}. Minard Lefever’s \textit{The Modern Builders Guide} and \textit{The Beauties of Modern Architecture} featured plans and patterns.\textsuperscript{clxvi} These nationally-distributed books helped increase the popularity of the style, bridging it from public to more popular residential architecture, which it dominated from the 1820s through the 1850s. Settlers spread the style west, which was simplified in its detailing for use by local builders and craftsmen.\textsuperscript{clxvii} At the height of the style’s popularity, Greek Revival buildings were not considered revival architecture but rather an innovative and modern national style and were given the moniker of the “National Style” because of their departure from British precedent.\textsuperscript{clxviii} Due to the style’s period of popularity, Greek Revival architecture occurs in all areas of the United States settled by 1860, especially those settled rapidly between the 1830s and the 1850s.\textsuperscript{clxix} This would include all states east of the Mississippi, those bordering its west side, Texas, and isolated areas of the west coast.\textsuperscript{clxx}

Greek Revival doors were rarely highly ornamental although a multi-paned transom, sidelights, paired columns or pilasters were commonly included.\textsuperscript{clxxiv}

Particularly important Greek Revival buildings were generally composed of stone, while houses were usually built of brick or wood, or sheathed in stucco. If covered in stucco, the exterior walls were frequently scored to create the effect of stone. Most often the building material would be painted white or cream, grey, off-white, yellow, or terra cotta; sometimes there was gilded or polychromatic trim.\textsuperscript{clxxv} The style would eventually fall out of favor because of the constraints of the floorplan, which was typically a symmetrical center-hall plan with one or two rooms opening from either side of the hall,\textsuperscript{clxvi} and the lack of individuality when the style was strictly adhered to.
In the Midwest, the Greek Revival house was often interpreted by turning a gable-roofed house so that the narrow end becomes a primary façade and a wide horizontal band or deep cornice returns create a pediment. The primary difference between the Greek Revival houses in the north and those in the south is that those in the north often featured gable front roofs while those in the south frequently had full height columns that extend across the façade.\textsuperscript{clxxvii}

The Greeley Residence can be thought of as a variation of the gable front upright and wing subtype, although it has two flanking wings not one. Front gabled Greek Revival residences with wings were most often found in the northeastern United States, particularly in Western New York and Ohio.\textsuperscript{clxxviii} The house from which the Greeley house is modeled is reported to have been located in western New York. Like that house, the center pavilion of the Greeley residence is two-stories tall and three bays wide, with the main entrance in the center of the south (main) elevation's first floor. The house is symmetrical. Although there is no entrance porch, the center is accentuated on either side by projecting bricks and above with an entablature containing a dentil molding made of projecting bricks. There is a rectangular transom above the door and a fanlight in the gable end above the second floor windows. Although the house does not have a wide entablature, the gable end is emphasized with a dentil molding of projecting brick. The flanking wings are a single story with a projecting gabled roof plane that is supporting by four ionic columns. Above the columns is a simple wood entablature featuring dentil molding. The brick and wood portions of the house and all of its details are painted white.

Landscaping for Greek Revival houses typically featured a formal, manicured garden. For middle or upper middle class houses, the garden would include boxwood hedges, herb gardens, narrow paths and rectangular and symmetrical planting beds.\textsuperscript{clxxix} Brick walls or wood fencing also frequently enclosed gardens.\textsuperscript{clxxx} Wood fencing was used to enclose the rear (north) lawn of the Greeley Residence. The house does not have a formal, manicured garden rather natural shaped beds surround the north lawn’s perimeter.

The Greeley House could be considered part of a small movement that occurred in and around Chicago’s North Shore during the 1930s and 1940s, when a handful of Greek Revival inspired residences were constructed. The renewed interest in this historic style was part of an Americana Revival that occurred as a result of national publications and local restoration efforts. In January and February of 1938, two American Homes magazine articles were published called “American Home Pilgrimages” that highlighted Greek Revival architecture of northern and central Ohio. A local example of restoration efforts occurred in Geneva, Illinois, between the 1920s and 1940s when Mrs. Edmond Raftery, mother of architect Howard Raftery, spearheaded the redevelopment and preservation of the South River Road area of the community that contained a sampling of Greek Revival residences dating from the 1840s and 1850s.\textsuperscript{clxxxi} Greek Revival residences constructed around the North Shore during the 1930s and 1940s include: Brushwood Farm, the Edward L. Ryerson summer house, in Deerfield, Illinois, by Ambrose Cramer, constructed in 1942,\textsuperscript{clxxvii} the residence for Mr. and Mrs. Edison Dick

\footnotesize{Massey, James C. and Shirley Maxwell. “Greek Revival Houses In the Old Northwest Territory.” The Old-House Journal, pages 37-42.


\footnotesize{McCormick, Kathleen. “Coming Into Their Own: Colonial Revival Landscapes are Being Taken Seriously – Even if They Aren’t Authentic.” Historic Preservation. May/June 1996, p. 110.

\footnotesize{Ibid, p. 108.


\footnotesize{The Edward L. Ryerson Area Historic District, 21950 North Riverwoods Road, Deerfield, was listed on the National Register of}
by David Adler in Lake Forest constructed in 1932, and the William Smyth residence at 1000 N. Sheridan Road in Lake Forest designed by Stanley Anderson in 1935. There are no Greek Revival inspired buildings constructed in the Village of Winnetka, with the exception of the Dr. Paul W. and Eunice Greeley House at 545 Oak Street.

Classical Revival Houses in Winnetka

There are three additional examples of high-style Classical Revival residences in Winnetka besides the Greeley House. They are located at 875 Bryant Avenue, 1039 Fisher Lane, and 735 Sheridan Road. The Dr. Paul W. and Eunice Greeley House, however, is the only residence in Winnetka that is clearly modeled after a Greek Revival house.

The house at 875 Bryant Avenue is an upright and wing Classical Revival residence. It is red brick with white trim. The form is similar to the upright and wing Greek Revival farmhouses of the Mid-nineteenth Century although this house is statelier. Still, because of its asymmetry, the house is decidedly less formal than the residence at 545 Oak Street. It is minimally ornamented with a small entry porch supported by Ionic columns, a return cornice on the upright portion of the house, and flat limestone lintels over the double-hung windows. Unlike the Greeley house, it is not symmetrical.

The house at 1039 Fisher Lane is tall and stately, standing a full two-and-a-half stories. The house is painted white. Its size is imposing, with a two-story entrance porch supported by fluted Ionic columns and topped by a pediment. The porch does not run the full width of the façade. The entrance is more Colonial, flanked by sidelights and topped by a fanlight. The house is large and high-style, grander in scale than the Dr. Paul and Eunice Greeley House. It bears no similarity to the Greek Revival style houses that preceded Classical Revival architecture.

The house at 735 Sheridan Road is also a grand example of Classical Revival architecture with Colonial detailing. The building stands two-and-a-half stories tall and is five bays wide. It is built of red brick with quoining at the corners and has white wood trim. Detailing is Colonial, with the front entrance flanked by narrow sidelights and topped by a fanlight. Its identifying Classical feature is a two-story temple front, with a pediment supported by Ionic columns. There are two one-story wings that serve as porches and are not incorporated into the massing of the house. The scale is closer to the house on Fisher Lane than to the Greeley House at 545 Oak Street.

Conclusion

The house located at 545 Oak Street, built by Dr. Paul and Eunice Greeley, is architecturally significant as an unusual example of a Classical Revival residence that is a literal interpretation of an early-nineteenth century Greek Revival house. There are only a handful of Classical Revival houses in Winnetka, and none

resembling 545 Oak. In addition, it has remarkable integrity, with no alterations to the public spaces or any of the historic detailing.

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)


Annual Meeting of Lake Forest Garden Club Magazine of 1919.


Greeley, Dr. Paul W. and Eunice, House
Name of Property
Cook County, Illinois
County and State


Cook County Recorder of Deeds. Document #2017545.


Cook County Recorder of Deeds. Document #3307128.


Fifteenth Census of the United States, 1930. Cook County, Winnetka Village, Taken on April 29, 1930.


“Gifts to Yale in Last Year Over $1,700,000.” Chicago Daily Tribune, June 22, 1916, p. 9.


Information provided by Arthur Hawks Miller, Archivist and Librarian for Special Collections, Lake Forest College.


“Julius Goebel, Noted Educator, Taken by Death.” Chicago Daily Tribune, March 29, 1931, p. 16.


Greeley, Dr. Paul W. and Eunice, House

Cook County, Illinois

Name of Property


Phone interview with Fred Polito (Frank Polito’s son) on July 20, 2009, conducted by Courtney Gray.


Susan Benjamin’s, architectural historian, notes on Levi Willits House/New Boston Museum.

Thirteenth Census of the United States Army, 1910. Dekalb County, Clinton Township, Taken on April 15, 1910.


Twelfth Census of United States, 1900. City of Chicago, Lake View Township, Cook County. Taken on June 12, 1900.

Village of Winnetka Building Permit for 545 Oak Street. Permit #4467. Filed on March 30, 1937.

Village of Winnetka Building Permit for 545 Oak Street. Permit #9290. Filed on May 16, 1974.

Village of Winnetka Building Permit for 545 Oak Street. Filed on April 1, 1937.

Village of Winnetka Building Permit for 545 Oak Street. Filed on April 21, 1937.

Village of Winnetka Building Permit for 545 Oak Street. Filed on May 7, 1937.


Winnetka: Past to Present, Winnetka Style.
Greeley, Dr. Paul W. and Eunice, House

**Name of Property**

Cook County, Illinois

**County and State**


World War I Draft Registration Card. Card #4938. Submitted September 12, 1918.

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**Historic Resources Survey Number (if assigned):**

10. **Geographical Data**

**Acreage of Property** 0.2 acres

*(Do not include previously listed resource acreage.)*

**UTM References**

*(Place additional UTM references on a continuation sheet.)*

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

The South 103.5 feet of the East 85.0 feet of Lot 10 in County Clerk’s Division of Block 21 of Winnetka, a subdivision of the northeast quarter of Section 20 and north fractional half of Section 21, in Township 42 North, Range 13, East of the Third Principal Meridian.

Boundary Justification (Explain why the boundaries were selected.)

The residence being nominated for listing on the National Register of Historic Places includes the property built for Dr. Paul W. and Eunice Greeley, and currently owned by Louise Holland located at 545 Oak Street in Winnetka, Illinois. The boundary is described in the above legal description.

Additional Documentation
Submit the following items with the completed form:

- Maps: A USGS map (7.5 or 15 minute series) indicating the property's location.
  
  A Sketch map for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.

- Continuation Sheets

- Additional items: (Check with the SHPO or FPO for any additional items.)

SEE ATTACHED.
Greeley, Dr. Paul W. and Eunice, House
Name of Property

Cook County, Illinois
County and State

Photographs:
Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

SEE ATTACHED.

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

name Louise Holland

street & number 545 Oak Street

telephone 847.446.1681

city or town Winnetka

state Illinois

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management. U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.
United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number  Appendix  Page  1

DIGITAL PHOTOGRAPHY LIST

IL - Cook County - 545 Oak Street - #001
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of South Elevation, Facing North
Digital Photo Taken by Susan Benjamin on December 10, 2010

IL - Cook County - 545 Oak Street - #002
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of East Elevation, Facing West
Digital Photo Taken by Susan Benjamin on May 20, 2010

IL - Cook County - 545 Oak Street - #003
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of North Elevation, Facing Southwest
Digital Photo Taken by Susan Benjamin on May 20, 2010

IL - Cook County - 545 Oak Street - #004
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of Rear Addition, Facing Southwest
Digital Photo Taken by Susan Benjamin on May 20, 2010

IL - Cook County - 545 Oak Street - #005
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of West Elevation, Facing Northeast
Digital Photo Taken by Susan Benjamin on May 20, 2010

IL - Cook County - 545 Oak Street - #006
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
Detail of Main Entrance
Digital Photo Taken by Susan Benjamin on May 20, 2010
United States Department of the Interior  
National Park Service  

National Register of Historic Places  
Continuation Sheet  

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IL - Cook County - 545 Oak Street - #007  
Dr. Paul W. and Eunice Greeley Residence  
545 Oak Street, Winnetka, Cook County, Illinois  
View of Main Stairhall, Facing North  
Digital Photo Taken by Susan Benjamin on May 20, 2010  

IL - Cook County - 545 Oak Street - #008  
Dr. Paul W. and Eunice Greeley Residence  
545 Oak Street, Winnetka, Cook County, Illinois  
View of East Hall off of Main Stairhall, Facing Northeast  
Digital Photo Taken by Susan Benjamin on May 20, 2010  

IL - Cook County - 545 Oak Street - #009  
Dr. Paul W. and Eunice Greeley Residence  
545 Oak Street, Winnetka, Cook County, Illinois  
View of West Hall off of Main Stairhall, Facing West  
Digital Photo Taken by Susan Benjamin on May 20, 2010  

IL - Cook County - 545 Oak Street - #010  
Dr. Paul W. and Eunice Greeley Residence  
545 Oak Street, Winnetka, Cook County, Illinois  
View of Living Room, Facing West  
Digital Photo Taken by Susan Benjamin on May 20, 2010  

IL - Cook County - 545 Oak Street - #011  
Dr. Paul W. and Eunice Greeley Residence  
545 Oak Street, Winnetka, Cook County, Illinois  
View of Living Room, Facing East  
Digital Photo Taken by Susan Benjamin on May 20, 2010  

IL - Cook County - 545 Oak Street - #012  
Dr. Paul W. and Eunice Greeley Residence  
545 Oak Street, Winnetka, Cook County, Illinois  
View of Library, Facing Southeast  
Digital Photo Taken by Susan Benjamin on May 20, 2010  

IL - Cook County - 545 Oak Street - #013  
Dr. Paul W. and Eunice Greeley Residence  
545 Oak Street, Winnetka, Cook County, Illinois  
View of Dining Room, Facing Northeast  
Digital Photo Taken by Susan Benjamin on May 20, 2010
IL - Cook County - 545 Oak Street - #014
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
Detail of Dining Room Finishes
Digital Photo Taken by Susan Benjamin on May 20, 2010

IL - Cook County - 545 Oak Street - #015
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of Family Room, Facing West
Digital Photo Taken by Susan Benjamin on May 20, 2010

IL - Cook County - 545 Oak Street - #016
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of Second Floor Stairhall, Facing West
Digital Photo Taken by Susan Benjamin on May 20, 2010

IL - Cook County - 545 Oak Street - #017
Dr. Paul W. and Eunice Greeley Residence
545 Oak Street, Winnetka, Cook County, Illinois
View of Second Floor Stairhall, Facing Southeast
Digital Photo Taken by Susan Benjamin on May 20, 2010
Greeley, Dr. Paul W. and Eunice, House
Name of Property
Cook County, Illinois
County and State
N/A
Name of multiple listing (if applicable)

SITE PLAN

[Site plan drawing showing various structures and setbacks.]
Greeley, Dr. Paul W. and Eunice, House
Name of Property
Cook County, Illinois
County and State
N/A
Name of multiple listing (if applicable)

FLOOR PLAN

FLOOR PLAN - FIRST FLOOR
NOT TO SCALE
Greeley, Dr. Paul W. and Eunice, House
Name of Property
Cook County, Illinois
County and State
N/A
Name of multiple listing (if applicable)

Floor Plan - Second Floor
Note: Not to scale
41 Upper Pike Creek Rd,
Newark vicinity, 11000036,
LISTED, 2/22/11

ILLINOIS, COLES COUNTY,
Roytek, Richard, House,
3420 Richmond Ave,
Mattoon, 11000030,
LISTED, 2/22/11

ILLINOIS, COOK COUNTY,
Brown, Roger, Home and Studio,
1926 N Halsted St,
Chicago, 11000029,
LISTED, 2/22/11

ILLINOIS, COOK COUNTY,
Greeley, Dr. Paul W. and Eunice, House,
545 Oak St,
Winnetka, 11000048,
LISTED, 2/25/11

ILLINOIS, COOK COUNTY,
Schurz, Carl, High School,
3601 N Milwaukee Ave,
Chicago, 11000031,
LISTED, 2/22/11

MASSACHUSETTS, WORCESTER COUNTY,
Athol High School,
494 School St,
Athol, 11000022,
LISTED, 2/18/11

MASSACHUSETTS, WORCESTER COUNTY,
South Union School,
21 Highland St,
Southborough, 11000021,
LISTED, 2/18/11

MASSACHUSETTS, WORCESTER COUNTY,
Thule--Plummer Buildings,
180 and 184 Main St,
Worcester, 11000019,
LISTED, 2/18/11