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Henry Ives Cobb

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Henry Ives Cobb, born in Brookline, Massachusetts in 1859, was descended from old New England families. He studied at the Massachusetts Institute of Technology and graduated from Harvard University as an engineer, also completing a special architecture course with William L. Ware. After his graduation in 1880, he made the Grand Tour of Europe, then began his architectural career at Peabody and Stearns, a prominent Boston firm.

In 1881, Cobb won a commission for a new clubhouse for the Union Club in Chicago. His brother, already established in Chicago and an officer of the exclusive Union Club, may have helped young Cobb get the commission. Cobb came to Chicago to supervise the construction, established his office, married well, and began a career dazzling in its speedy success. In the next fifteen years he received a significant number of commissions for important public buildings, major residences, commercial buildings, plus the Fisheries Building, one of the ten principal buildings at the World's Columbian Exposition. He did work for some of the most important institutions in the region: The University of Chicago, the Newberry Library, the Chicago Historical Society, and Lake Forest College. He also designed churches, two observatories, two major clubs, and an apartment building. His largest commission, and most controversial, was the Chicago post office and federal building, completed in 1905.

Shortly after he arrived in Chicago in 1882, Cobb persuaded Charles Sumner Frost, a fellow architect from Peabody and Stearns, to join him in forming the partnership Cobb and Frost. According to contemporary evidence, Frost was the engineer and supervisor of construction. Cobb was customarily described as the principal designer for Cobb and Frost, and he bore final responsibility for all the work that left his office, even during his early partnership with Frost.

Cobb was also the principal salesman. His efforts to secure work, first for the firm and later for himself, met with great success. He was enormously productive, both in getting commissions and in executing them. Although the execution was often late, he withstood clients' reproofs with composure and his career seems not to have suffered in the least. In what little survives of his correspondence, there is evidence of a gentlemanly self-assurance, an air of self-confidence in his education, social position and abilities.

The partnership with Frost was dissolved at the end of 1888 so that Cobb could devote all his time to the Newberry Library commission. In the years after 1888 Cobb received most of his largest or most significant commissions. His office at its height in 1892 employed 130 people, the largest in Chicago at the time. Through the financial panic of 1893 and the ensuing depression, his Chicago office continued to be busy. He relocated to New York City in 1902, where he died in 1931. Although his career on the East Coast was longer than his Chicago residency, he had fewer and less important commissions.

Acknowledgements

This web page is based on the long-time interest in Cobb by Art Institute Trustee Julius Lewis. His 1954 thesis at the University of Chicago, *Henry Ives Cobb and the Chicago School*, was the first consideration of Cobb's work since that of Montgomery Schuyler in 1896. We are grateful for his long-term interest and support of the Libraries, for his permission to use text from the thesis and its later revisions and photography which he commissioned, and for his extremely sharp proof-reading eye. The following survey of Cobb's work in the Midwest contains image galleries which are arranged according to four building types: residential, commercial, educational, and other. Within each group the buildings are arranged chronologically. Additionally, the Archives' staff has compiled an addendum documenting Cobb's work outside the Midwest. As Cobb's papers were destroyed after his death in

1931, research on Cobb's career must rely primarily on published sources such as *Inland Architect and News Record*, *Architectural Record*, *Western Architect*, *American Contractor* and the *Chicago Tribune*.

Support for the creation of this website was provided by Julius Lewis and by the Rhoades Foundation. In the Department of Graphic Design, Executive Director Lyn Delliquadri, Webmaster & Multimedia Technologist Dave Ciske, and Graphic Designers Krystal Kimlick and Jeff Walls worked design and production into their overbusy schedules with aplomb. Nathaniel Parks, Assistant Archivist at the Ryerson & Burnham Archives, also contributed significantly to this project.

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Residential 1880–1889

McCormick Summer Residence

unidentified location
Cobb and Frost, 1882

An 1882 building permit, filed within two weeks of the permit for the Potter Palmer mansion, exists for a "summer residence" for Leander J. McCormick for a proposed cost of \$80,000. McCormick was the brother and partner of Cyrus McCormick, inventor of the famous McCormick Reaper. This house was never built.



Palmer, Potter, Residence

1350 N. Lake Shore Drive, Chicago, IL
Cobb and Frost, 1882

[Map](#)
[View additional images](#)

Demolished in 1950, Potter Palmer's mansion was listed at a cost of \$90,000 at a time when \$8,000 built a three-story house. The merchant, hotelier, and real estate investor Palmer assembled a huge tract of mostly empty land north of the river and near the lakefront. At the northeast corner of his holdings, he ordered the construction of a large and splendid house. Built of a rusticated brownstone banded in sharply contrasting sandstone, the house was a vast, irregular mass with a porte-cochère and principal entrance placed diagonally to the main elements at the northeast corner. Pairs of banded columns of a smooth polished stone terminating in elaborate capitals flanked the entry, while an eighty-foot high tower rose from behind it. At the northeast corner of the tower, an attached round tower rose even higher and ended in a crenellated cap supported by a massive circle of corbels. A smaller tourelle formed the southeast corner of the battlement. One entered the interior via a small vestibule that opened into a three-story skylit, octagonal hall. The hall communicated with the main stairway and all of the principal rooms on the first floor, an organizational pattern that Cobb frequently employed. Though the lavish interior of rare hardwoods and polished stone is attributed to other decorators and architects, at least some of the structural woodwork must have been of Cobb's design.



Quote from *Industrial Chicago*, 1891, p.261: "The plans by Cobb & Frost for the Palmer residence on the lake shore drive were approved by the owner in April, 1882. The architect's description of the house credits it to the early Egyptian embattled style, with modern dressing such as large bays. The east front is eighty-two feet and the depth one hundred and eight feet. Two windowed projections surmounted by balconies rise to a hight [sic] of three stories, and with the stone balcony on the southeast corner give prominence to the east façade.

The north façade shows a heavy bay and a square tower, with turret on its northeast corner, the finial of which is eighty feet from ground level. Petit tourettes mark the upper corners of the roof outline on the east front and other parts. The square tower appears more imposing than it really is, owing to the architectural aims toward this end in the northeast corner. The ordinary arch of the pointed style is not visible, but the early style is liberally endowed with pillars of the Gothic period. The porte-cochère, on the northeast corner, and the conservatory, 60x40 feet, on the south side, are well brought out. The main entrance is in the northeast corner. From the porte-cochère a large vestibule is entered, and then a hall, 80x88 feet, the height of two stories, with gallery on the level of first floor. The main stairway with its marble dados and rich furnishings is found here. The library, 20x42 feet, lighted by two bays, occupies the southeast corner. The morningroom, 20x24 feet, the diningroom, 22x32 feet, with its old-fashioned fireplace, and the receptionroom in the tower, 15x18 feet, open on corridors. In the northeast corner is the drawingroom, 22x51 feet, lighted by a bay 22x7 feet. The statuary alcove at the west side of this room is lighted from the ceiling. The kitchen is in the basement, and the servants' rooms in that section of the building carrying a third story. Canada gray limestone, laid in six-inch courses, and trimmings, moldings, carvings and cornices in Ohio sandstone, shown in the exterior, were all cut and furnished by Young & Farrell."

Blair, William, Residence

SW Corner of Rush & Superior Sts., Chicago, IL

Cobb and Frost, 1883

[Map](#)

The William Blair house was probably designed at the same time as Cobb's own house (see below); drastically altered, it still stands on the adjacent lot at the southwest corner of Rush and Superior Streets. Built of brick trimmed in rock-faced ashlar, the Blair house is the larger of the two houses. A row of stone-transomed windows opens the eastern gabled dormer (probably remodeled). The entrance façade is simple except for a four-windowed semi-circular turret set on a corbel table at the second story and ending in the conical roof. Though its details and scale differ from those of its neighbor, the Blair house shares a common roof-line and compatible, but not identical, fenestration with the Cobb house. The north façade's arched third-story window seems to match that of the Cobb house, as the third story dormers to the west match those at the south of the Cobb house.



Cobb, Henry Ives, Residence (1)

716 N. Rush St., Chicago, IL

Cobb and Frost, 1883

[Map](#)

The twenty-five foot rowhouse Cobb designed for himself and his family in 1883 still stands at 716 Rush St. with only its entrance changed. It is a three-story plus attic rowhouse on a high basement with a rock-faced brownstone façade in bold horizontal courses. An arched entrance on a flat wall flanks a three-sided, two-story bay, which is a division of the façade Cobb would employ repeatedly. Cobb used the Richardsonian idiom of an unadorned masonry façade with the exception of a small square of stones in a diapered pattern between the first and second stories of the principal bay. For the adjacent lot, Cobb designed a residence for William Blair, extant but considerably altered.



Myrick Residences

613-615 E. Groveland Park, Chicago, IL

Cobb and Frost, 1883

[Map](#)[View additional images](#)

In 1883, Cobb designed a pair of two-story brownstones, each 23 ft. x 50 ft., for Mr. W. F. Myrick. They still stand on Groveland Park, a private street on Chicago's southside. The carving over the entrances is vivid and over-scaled, giving the façade's an unusual vitality. Like those at the contemporaneous Tansill house (see below), the second story windows were once bordered in small colored glass squares.

**Tansill Residence, (aka James W. Ferry Residence)**

1008 N. Dearborn St., Chicago, IL

Cobb and Frost, 1883-1884

[Map](#)

No longer standing, the Tansill house was a wide, Richardsonian Romanesque dwelling described by a now unidentified source as being of "rough hammered greenstone with a slate roof." Three stories set on a high battered basement wall ended in a gabled bay with large carved bosses at the lower angles. To the north another bay of approximately equal width had a double entrance arch rising from two engaged and one free-standing columns. Ornamented with volutes, the keystones of the arches rose well above the top line of the voussoirs. Above this, a parapet of solids enclosed a second-story balcony. Small, colored glass squares bordered the second story windows, a relatively unusual ornament in Cobb's work but featured on the contemporaneous Myrick houses (see above). At the third story, a three-sided dormer with a sort of half-domed roof balanced the gable. Three tall stone chimneys lent considerable height to the house.

**111 E. Bellevue Pl.**

111 E. Bellevue Pl., Chicago, IL

Cobb and Frost, 1885

[Map](#)[View additional images](#)

A small rock-faced row house still stands at 111 E. Bellevue in an extensively remodeled condition with its massive entrance arch appearing to be the only original element to survive. The house was announced in 1885 at a price of \$10,000.

**2215-2217 W. Warren Blvd.**

2215-2217 W. Warren Blvd., Chicago, IL

Cobb and Frost, 1885

[Map](#)

This description was published by the *Chicago Tribune* in 2003 as part of a series of articles entitled "A Squandered Heritage": "This brick double-house had mirror-image Eastlake porches, featuring a rusticated stone base and round-arched second-floor windows with Romanesque molding. There was also a Baroque-influenced parapet edged with pressed metal. Demolition permit unavailable."



Cable, Ransom, Residence

25 E. Erie St. at Wabash (formerly Cass) Ave. Chicago, IL
Cobb and Frost, 1885

[Map](#)

[View additional images](#)

Commissioned by Ransom W. Cable, head of the Rock Island Railroad, the recently restored Cable house stands at the southwest corner of Wabash Ave. and Erie St. A distinctive example of the urban mansion, the foundation of the Cable house extends beyond the walls of the house with a curved stone course making the transition to the house's walls. Taking advantage of the corner lot, Cobb opened up all principal rooms to the exterior. Although often likened to Richardson's Glessner house, the Cable house exhibits a contrasting verticality: its two principal gables are capped with finials, its four chimneys rise high above the roofline, and its seemingly random masonry pattern carefully resists horizontality. The exterior has been carefully restored; the interior is significantly altered. The attached coachhouse, with a tower at one side and a Richardsonian arched entry, was originally detached from the house.

**Coleman, Joseph G., Residence (aka Miner T. Ames Residence)**

1811 S. Prairie Ave., Chicago, IL
Cobb and Frost, 1885

[Map](#)

[View additional images](#)

Designed for Joseph G. Coleman, a real estate investor and hardware merchant, the Coleman house survives today as the offices of the U.S. Soccer Federation across the street from Richardson's Glessner residence. Nearly unchanged from its original appearance, the exterior of the house displays mastery of the Richardsonian Romanesque style. The façade features contrasting textures: the battered foundation and first floor are rock-faced random red sandstone, while the arches of the entrance portico are set on grouped, smooth-surfaced columns with foliate capitals. A course of smooth stone forms the base of the columns and the adjoining three-window bay.

**1034 N. LaSalle St.**

1034 N. LaSalle St., Chicago, IL
Cobb and Frost, 1886

[Map](#)

[View additional images](#)

In November 1886, *Inland Architect* reported Cobb's commission for a set of three two-story dwellings at the corner of LaSalle and Maple at a combined cost of \$15,000. Two houses, of brick with brownstone trim, survive in a considerably altered condition.

**1036 N. LaSalle St.**

1036 N. LaSalle St., Chicago, IL
Cobb and Frost, 1886

[Map](#)

[View additional images](#)

In November 1886, *Inland Architect* reported Cobb's commission for a set of three two-story dwellings at the corner of LaSalle and Maple at a combined cost of \$15,000. Two houses, of brick with brownstone trim, survive in a considerably altered condition.



Studebaker, Clement, Residence

620 W. Washington St., South Bend, IN
Cobb and Frost, 1886

[Map](#)

[View additional images](#)

Commissioned in 1883 by Clement Studebaker, a wagon and carriage manufacturer, the Studebaker house survives as the Tippecanoe Place Restaurant. The house and its outbuildings, which originally included a barn, occupied an entire city block on South Bend's fashionable Washington St. The Richardsonian house is built of red, gray, and pink fieldstone masonry arranged randomly with openings delineated in light beige limestone or sandstone. As at the Cable and Tansill houses (see above), the chimneys of the Studebaker house rise high above the roofline.

**Bartlett, U.C., Residence**

2720 S. Prairie Ave., Chicago, IL
Cobb and Frost, c.1886

[Map](#)

The U.C. Bartlett house once stood alongside the Hiram and Elizabeth Kelly residence (see below). Of darker masonry than its neighbor, the house had a three-story corner bay ending in a pyramidal roof.

**Kelly, Hiram and Elizabeth, Residence and Barn**

2716 S. Prairie Ave., Chicago, IL
Cobb and Frost, c.1886-1887

[Map](#)

The demolished and sparsely documented Kelly house appears to have been built of a light-colored, rock-faced ashlar on a battered foundation. Front stairs led to a massive entrance arch springing from grouped columns. A double-hung window was above the arch at the second story. A curved three-window bay with first-story stone transoms and double-hung windows above formed the larger part of the façade. The third story and attic were part of a gable-crowned wall, flanked and topped by carved finials, those at the side ending attached columns rising from the second story. Dormer windows lit the third story at the side. Cobb's residence for U. C. Bartlett (see above) once stood adjacent to the Kelly residence.

**Keep, William F., Residence**

1127 N. Dearborn St. (originally 387 Dearborn), Chicago, IL
Cobb and Frost, 1887

[Map](#)

This building has been demolished.



Keith, O.R., Residence

1808 S. Prairie Ave., Chicago, IL
Cobb and Frost, 1887

[Map](#)

The Keith house once stood on Prairie Avenue across the street from the Coleman house by Cobb (see above) and immediately south of Richardson's Glessner house. Set on an exceptionally long lot of thirty-eight by eighty feet, the sides of the Keith house abutted those of its neighbors. The façade of the first two stories and battered basement was rock-faced granite, while that of the third story was smooth masonry. Constructed at the high cost of \$40,000, this elegant and well-planned house was the home of Stanley Field, nephew of Marshall Field, from 1901 to 1913. Louis Sullivan rented a room from the American Terra Cotta Co., a subsequent owner, from 1919 to 1921.

**Warren, W.H., Residence**

1347 N. Astor St., Chicago, IL
Henry Ives Cobb, 1887

[Map](#)

[View additional images](#)

Now considerably altered, the W.H. Warren house is a narrow rowhouse of gray, rock-faced masonry. A two-story, three-sided bay on brackets at the top of the first story is a pretty exercise in metal and wood and gives light and spaciousness to the principal front rooms.

**Benedict, Amzi, Residence**

Sheridan Rd., Lake Forest, IL
Cobb and Frost, c.1887-1889

This building is extant.

**Chapin Residence**

Sheridan Rd., Lake Forest, IL
Cobb and Frost, c.1887

This extant building has been renovated and expanded, including interiors by Walter Frazier.

**Cooper, E.M., Residence**

Memphis, TN
Cobb and Frost, c.1887-1888

A rendering and plan of the residence was published in *Inland Architect*, vol. 10, no. 7., December 1887.



Ralston, Julia E., Residence

Lake Forest, IL

Cobb and Frost, c.1887-1889

Most likely demolished sometime in the 1930s, the carriage house for this residence survives as a private house.

**Smith, Perry H., Residence**

1400 N. Astor St., Chicago, IL

Cobb and Frost, c.1887

[Map](#)[View additional images](#)

Set on a narrow, long lot, the Smith residence faces south on Schiller St. with its Astor St. front marked only by a semi-hexagonal attached turret. Beginning at the setback, the western end of the house is a new addition. The three-story, smooth red brick house sits on a high basement topped by a simple, rounded sandstone course, notched for window sills. Two gabled bays, the east larger and with a curved, projecting window, frame an arched sandstone entrance. The two dormers breaking the roof line are possibly a later addition. Excepting the porch, ornament is limited to a corbelled effect on the eastern bay and molded brick ornament at the top of the gables. A 3,000 sq. ft. addition, designed by Hammond, Beeby, Rupert, and Ainge, was completed in 1991.

**Allen, Benjamin, Residence**

1815 S. Michigan Ave., Chicago, IL

Cobb and Frost, 1888

[Map](#)

Now demolished, the Benjamin Allen house was built of rock-faced ashlar set in even courses with a stone front porch. Its façade was composed of a vertical bay and a corner turret. While the vertical bay featured a gable with double windows, the turret ended in a cone roof punctured with dormers.

**Bangs, E.W., Residence**

1212 N. State St., Chicago, IL

Cobb and Frost, 1888

[Map](#)

The E.W. Bangs house no longer stands, but photographs of the house were published in the February 1888 issue of *Inland Architect*. Excepting a few rock-faced lintels and sills, the Bangs house is notable for its rejection of the Richardsonian Romanesque style. It is a rather clumsily massed, almost unornamented brick house, relieved by a simple wooden porch and a bit of carved ornament in the gables of the third floor.



Fay, C.N., Residence

52 E. Bellevue Pl., Chicago, IL
Cobb and Frost, 1888

[Map](#)

Still standing, the Fay house is a modest, three-story, row house. The façade is brick, while the entrance arch, the voussoirs of the flat-arched windows, and the foundation are of a rock-faced stone. The brick parapet has acorn finials at the sides, a motif that also appears on the Keith house (see above).

**McWilliams, J.L., Residence**

3945 S. Lake Park Ave. (formerly Lake), Chicago, IL
Cobb and Frost, 1888

[Map](#)

Now demolished, the house Cobb designed for J.L. McWilliams is documented by a plan and photograph published in the June 1888 issue of *Inland Architect*. Set on an unusually wide lot, the house of random, rock-faced ashlar was divided into two principal bays, with a characteristically Midwestern front porch on one side. Paired, freestanding columns with carved capitals supported the massive lintels of the porch. This bay stood two stories and was topped by a pitched roof with a front-facing, double-windowed gable, while the principal bay at the front of the house was three stories ending in a pyramidal roof. Two semicircular towers at the end of the house flanked a porte-cochère, beyond which stood the carriage house. The spacious interior displayed careful detailing. The front entrance led to a small vestibule and then to a large central hall communicating with all the first floor rooms: parlor, library, semi-circular ended dining room with a small conservatory, and kitchen hall. Alternatively, entry could be gained from the porte-cochère flanked by turrets, one with a half flight of stairs leading into the hall and the other with a staircase rising to the second floor.

**Rees, Harriet, Residence**

2110 S. Prairie Ave., Chicago, IL
Henry Ives Cobb, 1888

[Map](#)

[View additional images](#)

Now isolated in its location, the Harriet Rees house was originally constructed in a row of houses. The workmanship of the façade, with its sensitively handled masonry and perfectly scaled ornament, rivals that of Richardson's Glessner house located a few hundred yards to the north. The three stories and an attic house is constructed of Bedford stone that has been completely smoothed, emphasizing the carved ornament of the façade and the beautiful masonry work of the entrance, set on a rusticated base. A great, simple arch with over-sized voussoirs shelters the entrance. To its south, a curved bay stands two stories and ends in a semicircular copper roof. A group of five arched windows light the third floor and a steep gable with a single arched window rises to a finial. A vigorous scroll of foliate carving divides the first from the second floor of the bay and is echoed in the third-floor capitals and in relief on the attic wall.



Stanton, Gerald M., Residence

58 E. Bellevue Pl., Chicago, IL

Cobb and Frost, 1888

[Map](#)

The Stanton house still stands near Cobb's Fay Residence (see above), separated by an elaborate J.L. Silsbee house. Though the façade is similar in size to that of the Fay house, it is more successful in its realization of Richardsonian simplicity: its rock-faced ashlar is set in horizontal courses on a well-scaled battered foundation. Only the railing at the top of the two-story rounded bay and the parapet disrupt this simplicity. The front steps lead to a well-scaled entrance whose lowest voussoirs rest on paired columns. The interior was gutted in 2000.

**Thompson, John Howland, Residence (now Scottish Rites Bodies)**

915 N. Dearborn St. (formerly 285 N. Dearborn), Chicago, IL

Cobb and Frost, 1888

[Map](#)[View additional images](#)

The Thompson house stands at the northeast corner of Dearborn and Delaware facing Washington Square, quite near Cobb's Newberry Library. Built of red rock-faced sandstone on a battered basement, the house is entered near the center of its long side on Delaware. Steps lead into a porch massed with windows on both sides, which are flanked by the usual grouped columns sharing foliate carved capitals. A diapered panel carved in a quatrefoil pattern is placed above the lintel supported by columns. A curved bay with a conical roof stands east of the entrance. A varied window arrangement articulates its three stories: four large double-transomed windows in the first story, four single-transomed windows in the second story, and six shorter, widely-spread windows in the third story. The house wall continues into a garden wall and then into the coach house wall with its wonderfully scaled entrance arch rising from the ground. The interior is now damaged, but the carved wood staircase rising from the spacious central hall recalls that of the Coleman house (see above), although it is simpler in treatment.

**Unidentified apartment building (project?)**

SW corner 23rd St. and Indiana Ave., Chicago, IL

Cobb and Frost, 1888

[Map](#)

Quote from *Industrial Chicago*, 1891, p.242: "The erection of a four-story apartment house on the southwest corner of Indiana avenue and Twenty-third street [sic] was first considered in 1888, and plans for such a building were made by Cobb & Frost. Anderson pressed brick, with buff Bedford stone trimmings, formed the exterior front walls. Steam heat and electric bells were demanded; but the elevator, common in latter-day apartment houses, was forgotten, or deemed unnecessary for this flat of 1888."

**Judson, C.E., Residence**

3441 S. Michigan Ave., Chicago, IL

Cobb and Frost, 1888

[Map](#)[View additional images](#)

Now demolished, the C.E. Judson house presented an asymmetrical, planar, rock-faced façade. The entrance arch, with richly carved ornament on its face, began a little above the bottom of the basement windows and ended below the tops of two rectangular first floor windows. Above the arch, broken masonry rows indicated voussoirs, a motif repeated at the second level. The third story windows were organized in a five-arch group and sheltered by a sloping roof.



Bowen, Joseph, Residence
N. Astor St., Chicago, IL
Cobb and Frost, 1889

Included in the group of six houses designed by Cobb that were described in an *Inland Architect* article of 1889, this project was a remodeling of the Joseph Bowen residence on Astor St. in "old colonial style." The house was demolished in the 1980s and surviving photographs do not provide a clear distinction between Cobb's renovation and the original building.



Unidentified frame residences (4)
Northern suburbs, IL
[Cobb and Frost], c.1889

Four of the six houses described in an 1889 *Inland Architect* article were frame houses in the northern suburbs. Like the Professor Thomas house and the Joseph Bowen house remodeling (see above), these houses were probably designed during Cobb's partnership with Frost. A drawing for a house in Lewiston, Maine and a surviving rowhouse at 3301 S. Giles in Chicago display Cobb's skill in designing shingle-style houses. It is unknown whether these were ever built.



Van Schaik, Anthony, Summer Residence
Highland Park, IL
Cobb and Frost, c.1889

Noted in *Inland Architect*, vol. 13, p. 13, February 1889.



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1900– and undated	1900– and undated	1895–1899	1900– and undated

Residential 1890–1899

Cobb, Henry Ives, Residence and Stores

N. Clark St., Chicago, IL
Henry Ives Cobb, 1890

Quote from *Industrial Chicago*, 1891, p.245: "The Henry I. Cobb store and apartment building, on North Clark street, was designed by himself in March, 1890. It is 124x70 feet, four stories high, constructed of brick, stone and iron."



Hale, Dr. E.M., Residence

2200 S. Prairie Ave., Chicago, IL
Henry Ives Cobb, 1890
[Map](#)

The demolished Dr. E.M. Hale house foreshadowed the imminent and abrupt disappearance of Richardsonian design in Chicago residences. A photograph published in the January 1890 *Inland Architect* shows a battered, rock-faced foundation as the only remnant of the style. Ionic columns surrounded the entrance and supported an oddly scaled architrave and pediment above. Simple, smooth stone topped by dentilled lintels surrounded the first and second story windows. Under an extended roof, the third floor windows were brick arches flush with the brick surface of the house. A Serlian window set on a garland-decorated base above two narrow windows was the principal detail of the side of the house.



McGill, Dr. John A., Residence

4938 S. Drexel Blvd., Chicago, IL
Henry Ives Cobb, 1890-1892
[Map](#)
[View additional images](#)

Still standing, though somewhat altered, the Dr. John A. McGill residence displays a remarkable change in Cobb's use of historical motifs. In the style of an early French Renaissance chateau with Gothic detailing, the house looks as if it was taken from a child's book of fairy tales. The house is clad in smooth Bedford limestone, the same material Cobb would soon use on his work at the nearby University of Chicago. Two conical-roofed turrets frame an elaborate Gothic entrance portal opening from a terrace covered by a porch roof later addition). At the top of the second floor level runs an elaborate corbel table, which continues along the side and supports a row of crenellations. Above a similar corbel table at the third level, crenellations mark the end of the turret walls. The north façade is



more elaborate than that of the street elevation with three segmental arches supporting crenellations above the carriage entrance. Tourelles rise three stories above the carriage entrance with double transomed windows at the second story level, lancets at the third floor level, and tall conical roofs. These roofs flank an elaborate three-window dormer with side and central finials. The interiors rank among the most ornate of Cobb's work. The central hall, hexagonal or octagonal in shape, was paneled in carved dark wood. A similarly carved, U-shaped staircase rose at one side. A massive two-story carriage house at the rear no longer survives. Though the street front and historic references recalled the George Cass house (see below) on Michigan Ave., the McGill house was less richly detailed and imaginatively organized.

Murdock, Thomas, Residence

2130 S. Calumet Ave., Chicago, IL

Henry Ives Cobb, 1890

[Map](#)

The Thomas Murdock house at 2130 Calumet, one block east of Prairie Ave., was the last of Cobb's residences to display the influence of Richardsonian Romanesque. Set on the usual battered foundation, the house walls are of a random ashlar, but the stone is smooth rather than rock-faced. Paired columns support the customary corner porch, but the openings are trabeated rather than arched. Separated from the top of the corner porch by a rectangular window, a sloped roof comprises one side of a gable facing the side yard. Beyond the gable-topped walls, a triple window with two transoms lights the side elevation. The rest of the house is semi-circular in plan terminated above the third story in a conical roof. Ornament is limited to a low relief frieze topped with a modestly carved string course. Smaller scaled versions of the porch columns flank the third story windows.



Kinzie Apartments

Michigan Ave. (formerly Pine St.) and Chicago Ave., Chicago, IL

Henry Ives Cobb, c.1890

[Map](#)

[View additional images](#)

Around 1890, Cobb received a commission for one of the earliest luxury apartment buildings to be erected at the corner of Pine St. (now Michigan Ave.) and Chicago Ave. Though the six-story building no longer stands, a photograph was published in the October 1892 volume of *Inland Architect*. The first floor was of a smooth stone, in contrast to the pressed brick of the upper five stories, with a segmentally arched entrance over which was a slightly projecting stone canopy. Lively metal and glass light fixtures framed both sides of the entrance. Above the corner, a tourelle rose from a semi-circular corbel at the top of the ground floor level to a height of approximately twenty feet above the steep point of the roof ending in a polygonal roof with a spiky finial. The upper five stories terminated in rectangular, stone-transomed sixth floor dormer windows with elaborately designed dormer roofs. Two little hip roofs were placed just above these sixth floor windows. Alternating with these rectangular windows, three narrow projecting bays, more or less triangular in plan, rose to finial topped peaks. The side elevation featured a steep gable rising from the fourth floor to above the attic level.



Quote from *Industrial Chicago*, 1891, p.247-248: "It has a frontage of sixty feet on Chicago avenue and ninety feet on Pine street, is constructed of pressed brick and stone, and finished inside in hardwood. There are marble floors in halls and vestibule, marble -wainscoting, and the building is heated by steam. A large skylight provides light for the interior. It is supplied with freight and passenger elevators and all the latest improvements. The site was occupied by two old houses which were torn down in July."

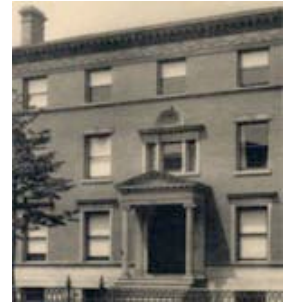
Birch, Hugh T., Residence

1912 S. Michigan Ave., Chicago, IL

Henry Ives Cobb, 1891

[Map](#)[View additional images](#)

Cobb's use of the Renaissance palazzo form predates Sullivan's, Wright's, and other Prairie School architects' interest in it. Seemingly rectangular in plan, the brick house sits on top of a high stone basement. Steps lead up to a front stoop surmounted by a classical aedicule with two Ionic columns at the front and two Ionic pilasters at the rear supporting an architrave and pediment. A variety of embellished Serlian window stands at the second story above the entrance: a lunette carved as a shell tops three windows with an architrave. The other windows are double-hung rectangular windows with simple stone surrounds at the first story and lintels with Greek keys at the second. Stark third story windows are set between a simple string course below and a frieze carved with garlands. This building has been demolished.

**Farlin, J. Whitney, Residence**

1244 N. Lake Shore Dr. (formerly 64 Lake Shore Dr.), Chicago, IL

Henry Ives Cobb, 1891

[Map](#)[View additional images](#)

Now demolished, the Farlin residence and the attached George M. High residence (see below) were designed in the English Gothic style and faced in Bedford limestone. While of the same style and material as Cobb's University of Chicago buildings, these houses surpassed the University buildings in their design and execution. Designed as a "double dwelling", this was one of Cobb's most sophisticated designs, a non-symmetrical but balanced pairing.



Quote from *Industrial Chicago*, 1891, p.600: "The plans for a double dwelling, to be erected on the lake shore drive (between Goethe and Scott streets), for George H. High and J. W. Farlin, were made in September, 1891, by Henry Ives Cobb. The house will be three stories and basement high, with a frontage of fifty-four feet, extending back the entire depth of the lot. The design is in the English Gothic style, and will be built of the finest tool-chiseled blue Bedford stone, with a red-tiled roof. The entrance to Mr. Farlin's house will be through an inclosed [sic] porch, while Mr. High's will be through a vestibule, built entirely of stone from the floor to the ceiling to match the exterior of the house. In the former, the library, drawingroom and diningroom, with a spacious hall, will take up the entire first floor, while in the latter, the first story will contain the library, a large hall, receptionroom, a large oval diningroom and kitchen. The second and a part of the third story will be divided into sleepingrooms, while in the rear half of the latter, extending the full width of both houses, will be a magnificent ballroom. The ceiling will be arched, and as the house will be wired for electricity, the ballroom will be lighted by one hundred electric lamps. In the center of the two houses is a light well, which also affords communication from one house to the other, but, should it be desired, this can be closed and communication thus cut off. The interior will be beautifully finished in different kinds of hardwood and heated by steam. The toiletrooms will be laid in tile, and the plumbing, which will be open, will be of the most approved design."

High, George M., Residence

1242 N. Lake Shore Dr. (originally 63 Lake Shore Dr.), Chicago, IL
 Henry Ives Cobb, 1891

[Map](#)

Now demolished, the Gothic-style High residence and the attached J. Whitney Farlin residence (see above) were faced in Bedford limestone. While of the same style and material as Cobb's University of Chicago buildings, these houses surpassed the University buildings in their design and execution. Designed as a "double dwelling," the houses shared a third-floor ballroom and light well. The façade elevation was conceived as a unity, but nonetheless individualized the two houses. The entrances to the two houses were at the north and south ends of the façade, one arched and one surmounted by four narrow windows below a broken string course. Multi-windowed bays marked the north and south corners. One of the bays with tripled, stone-transomed windows protruded a few feet, allowing north and south side windows. The wider north bay had four grouped windows at all three levels. Both bays terminated in gables with carved crockets near the apex, which terminate in florid finials. This was one of Cobb's most artfully worked out and suavely executed façades.

**Cass, George W., Residence**

2713 S. Michigan Ave., Chicago, IL
 Henry Ives Cobb, c.1891-1893

[Map](#)

[View additional images](#)

Now demolished, the George W. Cass Residence balanced display and excess in a careful composition. Though the street front and historic references recalled the Dr. John A. McGill house (see above) on Drexel Blvd., the house was more richly detailed and imaginatively organized. Steps led up to an arched entrance portal surrounded by several carved stone courses at the top of which was an ogee arch. The ogee arch was repeated in the first floor window, the ornate third story dormers, and other openings. Semi-circular tourelles rising from a massively carved corbel table marked each corner of the street façade; their conical roofs reached to the peak of the steeply pitched roof.

**Dibblee, Henry, Residence**

1922 S. Calumet Ave., Chicago, IL
 Henry Ives Cobb, c.1891-1892

[Map](#)

[View additional images](#)

The only remaining evidence of the demolished Henry Dibblee house is a photograph in *Prominent Buildings Erected by the George A. Fuller Company* (1899) p.97. The severely simple form and the cornice proportions made reference to the Florentine palazzo. The house appears to have been constructed of brick or perhaps a smooth gray stone trimmed in a lighter stone. Ionic columns marked the entrance porch, surmounted by an urn-trimmed baluster. The second story windows were topped by an architrave in relief, above which were curved, broken pediments. String courses divided the second from third stories and the third story from the frieze. Above the frieze, large stone brackets supported a simple parapet. At the side was a curved two-story bay with a baluster at the top similar to that at the entrance.



Offutt-Yost Residence (aka Offutt, Charles, Residence; Yost, Casper, Residence)

140 N. 39th St., Omaha, NE

Henry Ives Cobb, 1892-1893

[Map](#)[View additional images](#)

The Charles Offutt-Casper Yost house is a square, two-story, fourteen-room brick block whose Gothic detailing corresponds to that of the contemporaneous University of Chicago buildings. The central stone entrance with its pointed arch recalls the University's Ryerson Hall. Two large rectangular windows on either side of the entrance are trimmed with stone sills and brick set at an angle to brickwork above. Pointed dormers, each with a group of three arched windows under ornamental stone lintels, rise above the block, giving it visual interest. An example of Cobb's domestic work at its most utilitarian and well-organized, the home survives as an historic inn. In 1899 Cobb completed a larger residence for Edward Cudahy, his second commission in Omaha (see below).

**Cobb, Henry Ives, Residence (2), (aka Onwentsia Club)**

Lake Forest, IL

Henry Ives Cobb, 1893

[View additional images](#)

In April 1893, the Lake Forest College newspaper reported: "The work on Mr. H.I. Cobb's new house is being pushed very rapidly. It will be the largest house in Lake Forest when completed." With a landscape design by Frederick Law Olmsted, the house was grand in size but humble in form: a simple, shingle-covered, three-story block and an attic with a long one-story wing connecting to a smaller, two-story block surrounded on three sides by an open porch. Large, light, and airy with great stone chimneys, the house must have been comfortable for the Cobbs and their eight children. Nevertheless, it was sold at the end of 1895 to become the clubhouse of the Onwentsia Club, of which Cobb was a founding member. The Club demolished an expanded and renovated version of the building in 1928.

**Smith, William Henry, Residence**

100 E. Pembroke Rd., Lost Rock, Lake Forest, IL

Henry Ives Cobb, 1893

[Map](#)

Still standing on Lake Forest's Pembroke Road, the three-story house of red brick and white stone is Georgian in style. Entry is gained through a semicircular, Ionic columned entrance porch. Excepting two oval windows above the entrance porch, the other windows are rectangular. A wide flat band marks the top of the second story with a dentilled cornice and a sloping roof with three dormer windows above.

**Jones, David Benton, Residence**

500 Green Bay Road, Pembroke Lodge, Lake Forest, IL

Henry Ives Cobb, 1895

[Map](#)[View additional images](#)

Built on top of a small ridge overlooking the Skokie River to the west, the large David Jones house is beautifully sited. The main block of the house is a rectangle of smoothly finished stone with classic detailing, including a heavy dentilled cornice and a baluster above the attic dormer windows. The north wing of the house relates awkwardly to the main block with its lower roof clumsily joining the main roof. Though damaged by fire and renovated, this house of Wisconsin limestone is extant.



Jones, David Benton, Carriage House and Barn (Stable)

530 Green Bay Road, Pembroke Lodge, Lake Forest, IL

Henry Ives Cobb, 1895

[Map](#)[View additional images](#)

These buildings are extant and were adapted to residential use c.1960 by Edward H. Bennett, Jr.

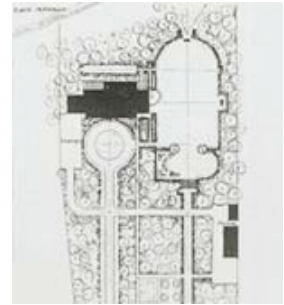
**Day, Albert Morgan and Fanny Pinchin, Residence**

1 N. Stone Gate Rd. at east end of Illinois Rd., Lake Forest, IL

Henry Ives Cobb and James Gamble Rogers, 1896, c.1900

[Map](#)[View additional images](#)

Images and drawings of this residence were published in the January 1924 issue of *Architectural Record*.

**Gorton, Frank S., Residence**

2120 S. Prairie Ave., Chicago, IL

Henry Ives Cobb, c.1896

[Map](#)

Originally built as the O.W. Clapp Residence by Burnham & Root in 1877, Cobb's 1891 Federal style music room addition was commissioned by the house's second owner Frank S. Gorton, treasurer of the Western Edison Light Company. The addition was converted to a dressmaker's studio sometime before 1910 and was demolished in 1950. (See: Tyre, William H., "After the Ball is Over" [thesis], Historic Preservation Program, School of The Art Institute of Chicago, June 2001, p.132).

**Laughlin, Professor J.L., Residence**

5747 S. University Ave., Chicago, IL

Henry Ives Cobb, c.1896

[Map](#)

The Professor J.L. Laughlin house was either replaced by—or drastically altered to serve as—a University of Chicago fraternity house in the late 1920s. The original house was large and oddly detailed with a central, three-story block terminating in three gables. A stone entrance projected from the front wall with semi-engaged columns supporting an architrave with a semi-circular bay topped by a baluster above. While all of the windows were trimmed in stone, pediments topped those on the second story and those at the third story were in the form of lunettes.

**Counsel, Charles, Twenty Houses for**

5200 block S. Greenwood Ave., Chicago, IL

Joseph C. Brompton; Henry Ives Cobb, c.1897-1903

[Map](#)[View additional images](#)

The exact nature of Brompton and Cobb's roles in the design of these houses are undetermined. Information on this project was gathered from the Property Information Report prepared by the State of Illinois' Historic Architectural/Archeological Resources Geographic Information System (HAARGIS).



Wilkinson, Professor William Cleaver, Residence
5630 S. Woodlawn Ave., Chicago, IL
Henry Ives Cobb, 1897
[Map](#)
[View additional images](#)

Still standing but altered on the street façade, the Professor W.C. Wilkinson house is a simple rectangle of brown Roman brick with large dormers at the third floor level. Without historical reference, the house is a plain, substantial, and well-scaled structure.



Cudahy, Edward, Residence
504 S. 37th St., Omaha, NE
Henry Ives Cobb, 1899
[Map](#)

Now razed, the twenty-two room Edward Cudahy house was considerably more pretentious than the Charles Offutt-Casper Yost house, Cobb's first house in Omaha. Its brick walls rose from a smooth stone basement; the same stone was used for windowsills and as a border of the top of the second floor. Like the Charles Offutt-Casper Yost house (see above), the first two floors were a relatively simple rectangular block. The third floor, however, with its bold, almost two-story dormers with large, rectangular, stone-transomed windows, achieved a monumental effect. The addition of a stone porte-cochère at one side lent the house a further sense of distinction.



Swank, Charles W., [Residence?]
[2450 N. Geneva Terrace / 600 W. Arlington Pl.?] (originally 895 Hamilton Av.), Chicago, IL
Henry Ives Cobb, 1899
[Map](#)

American Contractor's Chicago building permit database reported the issuance of a building permit on March 11, 1899, p.19. The building's location is unclear as there were several Hamilton streets in Chicago at the time. Given Cobb's clientele and the locations of his other projects, the street currently known as Geneva Terrace (originally Hamilton Ct.) is the most likely location. Though no building exists with the address of 2450 N. Geneva Terrace, there is a building on that lot with the address of 600 W. Arlington Pl. Cobb is known to have designed the adjacent buildings at 604 through 608 W. Arlington Pl., lending credibility to this theory that 600 W. Arlington Pl. may be of his design also. This building bears some similarity to the George Geier Apartments at 3059 N. Southport Ave. (see Residential: 1900– and undated). Swank was most likely a speculative builder and not the occupant of this house.



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Residential 1900– and undated

Eckstrom Residence (1)
604 W. Arlington Pl. (originally 1756 Arlington Pl.), Chicago, IL
Henry Ives Cobb, 1901-1902
[Map](#)
[View additional images](#)

A building permit for 604 Arlington Place was listed in the *American Contractor's* Chicago building permit database May 18, 1901 (p. 21). A year later (May 31, 1902, p. 25) the database references a second building permit issued for the adjoining 606-608 Arlington Place lots. The owner's name was listed alternately as "Mary Eckstrom" and "Maria Eckstrom." See entries for other adjacent Eckstrom Residences at 606 and 608 W. Arlington Place (below). It is likely that this building has been severely altered from Cobb's original design.



Eckstrom Residence (2)
606 W. Arlington Pl. (originally 1754 Arlington Pl.), Chicago, IL
Henry Ives Cobb, 1901-1902
[Map](#)
[View additional images](#)

A building permit for 604 Arlington Place was listed in the *American Contractor's* Chicago building permit database May 18, 1901 (p. 21). A year later (May 31, 1902, p. 25) the database references a second building permit issued for the adjoining 606-608 Arlington Place lots. The owner's name was listed alternately as "Mary Eckstrom" and "Maria Eckstrom." See entries for other adjacent Eckstrom Residences at 604 (above) and 608 W. Arlington Place (below).



Eckstrom Residence (3)
608 W. Arlington Pl. (originally 1752 Arlington Pl.), Chicago, IL
Henry Ives Cobb, 1901-1902
[Map](#)
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A building permit for 604 Arlington Place was listed in the *American Contractor's* Chicago building permit database May 18, 1901 (p. 21). A year later (May 31, 1902, p. 25) the database references a second building permit issued for the adjoining 606-608 Arlington Place lots. The owner's name was listed alternately as "Mary Eckstrom" and "Maria Eckstrom." See entries for other adjacent Eckstrom Residences at 604 and 606 W. Arlington Place (above).



Geier, George, Apartments

3059 N. Southport Ave., (originally 732 Southport Ave.), Chicago, IL
Henry Ives Cobb, 1901

[Map](#)

[View additional images](#)

American Contractor's Chicago building permit database reported the issuance of a building permit on March 16, 1901 (p.22).

**Swank, Charles W., Residence**

548 W. Arlington Pl. (originally 1822 Arlington Pl.), Chicago, IL
Henry Ives Cobb, 1901

[Map](#)

American Contractor's Chicago building permit database reported the issuance of a building permit on March 16, 1901 (p.22). If the house was built, it was likely torn down to make way for the 1920s era apartment building that now occupies the lot. Swank was most likely a speculative builder and not the occupant of this house.

**Jones, David Benton, Residence**

1439 N. Astor St. (originally 141 Astor), Chicago, IL
Henry Ives Cobb, 1902

[Map](#)

American Contractor's Chicago building permit database reported the issuance of a building permit on May 24, 1902 (p. 25). There is no building or lot presently extant at 1439 N. Astor St. Two adjacent residences at 1435 and 1443 N. Astor were built c.1905 and c.1890, respectively, with the most likely scenarios being that the residence was never built or was or was built elsewhere.

**Unidentified residence, Chicago, IL**

Cobb and Frost, n.d.

A rendering of this residence was published in *American Buildings*, v.1, pl.87.

**Unidentified residence, Chicago, IL**

Cobb and Frost, n.d.

A rendering of this residence was published in *American Buildings*, v.1, pl.93.



Unidentified residence, unidentified location [Chicago, IL?]
Cobb and Frost, n.d.

The only known image of this house was taken by the firm of J.W. Taylor and subsequently donated to the Ryerson and Burnham Archives by the architectural firm of Pond and Pond in 1933.



Unidentified residence, unidentified location [Chicago, IL?]
Cobb and Frost, n.d.

The only known image of this house was taken by the firm of J.W. Taylor and later donated to the Ryerson and Burnham Archives.



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Commercial 1880–1889

Chicago Opera House (aka Chicago Opera House Block)

SW corner of Clark and Washington Streets, Chicago, IL
Cobb and Frost, c.1885

[Map](#)
[View additional images](#)

Demolished in 1912, the Chicago Opera House was Cobb's first skyscraper. Ten stories in height and L-shaped in plan, the building was probably of mixed masonry and iron construction. The dimensions of the lot upon which the building stood were 107 feet on Washington St. by 180 feet on Clark St. The street facades were composed of plate glass windows, divided only by slender, metal mullions. Alternating narrow and wide brick piers rise from a cornice above the second story. The façade is very open with paired rectangular windows, broken only by a row of arched openings on the eighth story and ending in a complex cornice. The theatre occupied the first five stories of the interior of the L. Though no pictures of the theater interior have been located, according to an April 1885 *Inland Architect* article, the theater was located in the court and joined on two sides only. With its anticipation of the curtain wall and lack of ornament, the Chicago Opera House exhibited the aesthetic possibilities of curtain framing, but has generally been overshadowed by William LeBaron Jenney's contemporaneous Home Insurance Building.



Watkins, J.B., Bank Building (aka J.B. Watkins Land Company, National Bank Building, Lawrence City Hall, Elizabeth M. Watkins Community Museum)

1047 Massachusetts St., Lawrence, KS
Cobb and Frost, 1886-1888

[Map](#)
[View additional images](#)

Now a community museum, the three-story, Richardsonian Romanesque J.B. Watkins Building occupies a corner lot and is constructed of red brick trimmed with a lighter rock-faced material. The narrower front of the building has an arched entrance set to the side, a group of four arched windows above a carved sill, and a steep gable with one arched window at the attic level. The longer side of the building has three steep gabled dormers with large openings to the third floor and lancets at the attic level.



Owings Building (aka Bedford Building)

203 S. Wabash Ave., Chicago, IL
Cobb and Frost, 1888

[Map](#)

[View additional images](#)

The demolished Owings Building was a reversion to picturesque eclecticism, and as such, was deemed old-fashioned soon after it was built. The building used exterior masonry construction combined with iron interior supports. A contemporary description in *Industrial Chicago* highlights elements used from various architectural styles: a Norman-Gothic entrance, pilasters running from the fourth to eighth stories, a cornice and frieze at the eighth story, a corner bay ending in a finial-topped spire, and numerous gables. The interior featured tile-covered partitions and floors. Though the building's eclecticism was unpopular at the time it was built, its aesthetic foreshadowed Cobb's Liberty Tower of 1909 (see above) and even Raymond Hood and John Howell's 1922 Tribune Tower design.



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1900– and undated	1900– and undated	1895–1899	1900– and undated

Commercial 1890–1899

Boyce Building
30 N. Dearborn St., Chicago, IL
Henry Ives Cobb, 1891
[Map](#)

Demolished in the 1960s, the Boyce Building was twelve stories high on spread foundations and built of a handsome red stone. Projecting bays flanked the façade beginning above the third story. As on the Chicago Title and Trust building (see below), the verticality was broken with two cornices, one above the tenth and one above the eleventh story. An obtrusive Dutch gable topped the building. In the entrance hall, Cobb transformed the narrow, irregular space between the elevators at the rear and a shop wall at the front into a handsome hexagonal space articulated by the floor mosaic and the ceiling molding.



Chicago Title and Trust Company Building (aka Cook County Abstract and Trust Company Building)
69 W. Washington St., Chicago, IL
Henry Ives Cobb, 1891-1892
[Map](#)
[View additional images](#)

Demolished in the 1960s, this seventeen-story building with spread foundations and steel columns housed Cobb's architectural offices in the front of the sixteenth and seventeenth stories. Pressed brick was used for the upper thirteen floors. The frame construction facilitated a considerable opening of the first four stories, but the use of heavy Romanesque detailing gave them a masonry character. At either end of the façade, projecting bays ran from the fifth to the fifteenth stories in order to maximize the amount of available light. A heavy string course above the fourteenth story and a projecting cornice above the fifteenth story interrupted the verticality of the building. The Romanesque arcade of the sixteenth and seventeenth story windows could only have served to lessen the amount of light in Cobb's workrooms, but was one of Cobb's favorite devices for finishing off tall buildings. Cobb's office, replete with mosaic floors and a lavish reception room with a liveried page boy, attests to his professional success.



Quote from *Industrial Chicago*, 1891, p.217-218: "Early in 1891 the property at 100 and 102 Washington street was sold to the Cook County Title Guarantee & Trust Co., at \$48 per square foot or \$525,000. With the twenty feet on the east, the lot was originally occupied by a Universalist church, having been obtained from the canal trustees. In 1850 Orriugton W. Lunt, J. W. Waughop, and Gov. Evans bought the property for \$32,000. The east twenty feet were sold in 1860 to Mr. Mason, and formed part of the lot on which the Mason building stood. Lunt held his forty feet since the original purchase, Waite bought out the Waughop

interest in the west twenty feet, and had offices at this location for the past thirty years. In April, 1891, plans for the new building, by Henry I. Cobb, were presented, and preparations made to raze the old structure. The plans provide for a sixteen-story building, sixty feet wide, one hundred and eighty-three feet deep, and 210 feet high, to cost between \$600,000 and \$700,000. The first four stories in rock-faced stone, are Romanesque, the next nine stories are of brick and the three upper stories of brick and stone. The unpleasant effect caused by the great height [sic] of the building is overcome by band-course, heavy cornice and coping, which are in the upper three stories. The basement is entirely devoted to vaults. The main floor will be occupied by the officers of the abstract company and by a bank office in the front of the building. Two arched entrances open into the building, one into the abstract office and one directly into the bank. A light court, 60 x 65 feet, is one of its features. A service of six elevators will be established. Mosaic floors, marble wainscoting, and all the essentials of a modern office building will be introduced."

Chicago Title and Trust Company Building (aka Cook County Abstract and Trust Company Building), Cobb's Office

69 W. Washington St., Chicago, IL

Henry Ives Cobb, 1891-1892

[Map](#)

[View additional images](#)

Demolished in the 1960s, this seventeen-story building with spread foundations and steel columns housed Cobb's architectural offices in the front of the sixteenth and seventeenth stories. Pressed brick was used for the upper thirteen floors. The frame construction facilitated a considerable opening of the first four stories, but the use of heavy Romanesque detailing gave them a masonry character. At either end of the façade, projecting bays ran from the fifth to the fifteenth stories in order to maximize the amount of available light. A heavy string course above the fourteenth story and a projecting cornice above the fifteenth story interrupted the verticality of the building. The Romanesque arcade of the sixteenth and seventeenth story windows could only have served to lessen the amount of light in Cobb's workrooms, but was one of Cobb's favorite devices for finishing off tall buildings. Cobb's office, replete with mosaic floors and a lavish reception room with a liveried page boy, attests to his professional success.



Huck and Young Building

corner of Harrison St., Blue Island Ave., and Halsted St., Chicago, IL

Henry Ives Cobb, 1892

[Map](#)

The 1892 *Inland Architect* reported Cobb's work on a seven-story office building of pressed brick and terra cotta. Three of the building's six bays had projecting windows. An elaborate arch between triple pilasters surmounted by a baluster sheltered an off-center entrance. Excepting similar triple pilasters marking off its bays, the first floor is very open. Alternating double and triple windows mark the second floor. Above three sets of triple windows, corbels set off three projecting bays—two of four windows, the end one of three. These alternate for four stories with flat bays of four-paired rectangular windows. At the sixth story is a dentilled string course, above which is an arcade of windows running the whole length of the façade. A corbelled cornice tops the building.



Hartford Building

8 S. Dearborn St., Chicago, IL

Henry Ives Cobb, 1893

[Map](#)

The now demolished Hartford Building was built in two phases: the first in 1893, the second in 1903 (see Commercial: 1900– and undated). Cobb achieved a high degree of structural and stylistic unity between the two parts. He opened the wall into a visual and structural glass-and-stone envelope for the steel frame. The first four stories had very large, almost square openings surrounded by smooth stone. Projecting bays alternated with sensitively-scaled windows flush with the surface. Above the twelfth story was a light cornice and above the fourteenth was a massive one on corbels. These bays contributed visual interest to the extreme simplicity of the building, emphasizing its three-dimensionality and furthering the rhythm of its fenestration.

**Garfield Building**

121 Euclid Ave. and Bond St., Cleveland, OH

Henry Ives Cobb, 1894

[Map](#)[View additional images](#)

The Garfield Building appears from photographs to have been a simple and very open corner structure. The first story was marked by large plate glass openings, matched by paired, transomed windows on the second story. Equal in size to these paired windows were groups of three simple, double-hung windows which rose to the groups of three arched windows at the tenth story, there divided by heavy pilasters. The second and eighth floors were set off by string courses below and cornices above. A well-scaled cornice set on corbels above these arched tenth story windows topped the building. Portions of the building were renovated by Graham, Anderson, Probst, White in 1921 for the National City Bank. This building is no longer extant.

**Commercial buildings, E. Illinois St., Chicago, IL**

Henry Ives Cobb, 1894-1901

[Map](#)

The three earliest buildings in this group were built in 1894, 1895 and 1897. The owners and tenants of these buildings are unknown. As described in Frank Randall's "History of the development of building construction in Chicago," these buildings were five stories and of mill construction (masonry walls with heavy timber columns and beams) and located at: 241-243 E. Illinois St. (1894), 225-239 E. Illinois St. (1895), and 311 E. Illinois St. (1897). They are no longer extant. (See Randall, p.161, 164, 167). In 1898-1899, a building was erected for the Chicago Dock and Canal Company at 319-333 E. Illinois St., (originally 416-428 Illinois). As described in Frank Randall's "History of the development of building construction in Chicago," this building was six stories and of mill construction (masonry walls with heavy timber columns and beams). This building is no longer extant. (See Randall, p.173). A permit for this building dated December 24, 1898 can also be found in the *American Contractor's* Chicago building permit database. Finally, in 1898-1901, a building for Ogden, Sheldon and Company was erected at 301-305 E. Illinois St., (originally 408-410 Illinois). The *American Contractor's* Chicago building permit database reports the issuance of building permits for this structure on December 24, 1898, p.20 and November 16, 1901, p.23.



Chicago Varnish Company Building (also, Caravetta Foods Building; Miller's; Kinzie's Steak House; now Harry Caray's)

33 W. Kinzie St., Chicago, IL

Henry Ives Cobb, 1895

[Map](#)[View additional images](#)

In 2001, the Chicago Varnish Company Building at the corner of Dearborn and Kinzie Streets, a former factory and showroom, was designated a Chicago landmark. The ninety by forty-five feet building of four stories and an attic is constructed of red brick with a light gray stone trim in a Dutch Renaissance Revival style. The building's Kinzie St. elevation has two large stepped gables at either end with a group of three stepped dormers in between, while two stepped gables mark the shorter side of the building. Stone quoins trim the sides of the rectangular fenestration with the same stone used to suggest voussoirs above the windows. Round windows surrounded by the same stone trim are placed at the ground level corners and the attic level of the gables. Semicircular stone ornaments topped with obelisks formerly topped the peaks of the dormers.

**Chemical Building**

721 Olive St., Saint Louis, MO

Henry Ives Cobb, 1896

[Map](#)

The extant Chemical Building bears some similarities to Holabird and Roche's 1889 Tacoma Building in Chicago. Alternating flat and projecting bays produce a subtly undulating surface, divided horizontally by heavy string courses above and below the windows. The façade is brick with terracotta ornament.

**216 W. Jackson Street Building (later, Jackson-Quincy Court Building)**

216 W. Jackson St., Chicago, IL

Henry Ives Cobb, 1899

[Map](#)

As described in Frank Randall's "History of the development of building construction in Chicago," this building is ten-stories and was renovated in 1994. (See Randall, p.170).

**Chicago Coated Board Company Building**

[Chicago, IL]

Henry Ives Cobb, 1899

American Contractor's Chicago building permit database reports the issuance of a building permit on July 15, 1899, p.20.



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Definitive locations unknown (originally 475 N. Water St., 581 N. Water St.), Chicago, IL

Henry Ives Cobb, 1900-1903

These buildings were probably located on an extension of E. North Water Street (near Seneca St.) which is now vacated. *American Contractor's* Chicago building permit database reports the issuance of a building permit for 475 N. Water St. on April 7, 1900, p.25 and for 581 N. Water St. on August 3, 1901, p.28 (completed 1903).

**Chicago Dock and Canal Company Buildings**

Various locations, Chicago, IL

Henry Ives Cobb, 1901-1902

Map

In 1901, a building for the Chicago Dock and Canal Company was erected at 337-351 E. Illinois St., (originally 434-448 Illinois). As described in Frank Randall's "History of the development of building construction in Chicago," this building was six stories and of mill construction (masonry walls with heavy timber columns and beams, Randall, p.257). In 1902, an additional building was constructed at c.250 E. Illinois St., (originally 380-388 Illinois). Finally, in 1903, a building was erected at what was originally 505-525 W. Water St. The definitive location of this building is unknown but likely was on an extension of E. North Water Street (near Seneca St.) which is now vacated, or possibly near the junction of 24th St., Lowe Ave. and the Chicago River. Permits for 337-351 E. Illinois St. dated November 16, 1901 (p.23); c.250 E. Illinois St. dated October 11, 1902, (p.24); and 505-525 W. Water St. dated March 28, 1903, (p.26) can be found in the *American Contractor's* Chicago building permit database. These buildings are no longer extant.

**Patten, James A., Buildings**

S. Financial Pl. (originally Sherman St.), Chicago, IL

Henry Ives Cobb, 1902-1903

Map

The building permit for this first Patten structure, at 624-632 S. Financial Pl. (originally 120-130 Sherman St.), is documented in *American Contractor's* Chicago building permit database, November 22, 1902, (p.22). Barely a month later a second permit was issued on January 3, 1903 (p.35) for the adjacent lot to the north at 618-620 S. Financial Pl. (originally 114-116 Sherman St.). The six-story building at 624-632 S. Financial Pl. was demolished in 1938, a year before the neighboring Patten building at 618-620 S. Financial Pl.

**Hartford Building Annex**

57-61 W. Madison St. (originally 100-102 W. Madison St.), Chicago, IL

Henry Ives Cobb, 1903

Map

The now demolished Hartford Building was built in two phases: the first in 1893, the second in 1903 (see Commercial: 1900– and undated). Cobb achieved a high degree of structural and stylistic unity between the two parts. He opened the wall into a visual and structural glass-and-stone envelope for the steel frame. The first four stories had very large, almost square openings surrounded by smooth stone. Projecting bays alternated with sensitively-scaled windows flush with the surface.



Above the twelfth story was a light cornice and above the fourteenth was a massive one on corbels. These bays contributed visual interest to the extreme simplicity of the building, emphasizing its three-dimensionality and furthering the rhythm of its fenestration. *American Contractor's* Chicago building permit database reports the issuance of a building permit on April 4, 1903, p.38.

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Educational 1880–1889

Lake Forest College, Ferry Hall (renovation and expansion)

Lake Forest, IL
Cobb and Frost, 1888 (original building, O.L. Wheelock, 1869)
[View additional images](#)

Razed in 1955, Ferry Hall housed The Young Ladies' Seminary at Ferry Hall, which was linked to Lake Forest College's predecessor, Lake Forest University, until the 1920s. In 1888, Cobb and Frost expanded and renovated the Wheelock-designed building. The resulting building had central gabled pavilions flanked by a row of steeply gabled dormers on either side. A walkway connected the building to the Ferry Hall chapel (see below).



Lake Forest College, Ferry Hall Chapel

Mayflower Rd., near Rosemary Rd., Lake Forest, IL
Cobb and Frost, 1888
[View additional images](#)

At the same time that Cobb and Frost renovated and expanded Ferry Hall (see above) on the Lake Forest College campus, they built a small, brick Gothic chapel connected to the main building by a walkway. The building is entered through a porch with a pointed arched opening, above which rises a steep gable with a rose window. Alternating three-stepped buttresses and pointed arch windows run along the side elevations. A steeply pitched roof, interrupted by four steeply gabled dormers, begins at the tops of these windows. A single polygonal spire rises above the middle of the building, its roof coming to a point high above the structure and ending in a finial half as long as the spire's roof. The chapel was converted into a private residence by Chicago Associates Architects and Planners, Ed Noonan, Principal, in 1980.



Northwestern University, Dearborn Observatory

Lake Forest, IL
Cobb and Frost, 1888-1889

Still in use at Northwestern, though 100 yards south of its original location, the Dearborn Observatory is a two-story, rubble limestone building with Bedford limestone trim. The domed circular tower at the observatory's southwest corner interrupts the building's predominantly rectangular shape; to complement the tower the southeast corner is also curved. Entry is gained through a large segmental arch. Richardsonian eyebrow dormer windows emerging from a slate roof mark the second story. Resting on stone slabs supported by a brick pier disconnected from the rest of the building is an eighteen-and-a-half-inch lens dating from the 1860s.



Lake Forest College, Bross Residence (aka Bross Cottage; Professor Thomas Residence)

Lake Forest, IL

Cobb and Frost, 1888

[View additional images](#)

Also demolished in 1965, Bross Cottage was originally home to the school's Professor of Religion and was later used as the College President's house from 1920 to 1942. Photographs show a T-shaped, three story brick structure with a cross-gabled roof and arched attic windows. Ornament was limited to alternating courses of brick above the windows' arches. This house, also known as the Professor Thomas Residence, was noted in *Inland Architect* in 1889.



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Educational 1890–1894

Lake Forest College, North Gymnasium (now Hotchkiss Hall)

Lake Forest, IL
Henry Ives Cobb, 1891
[View additional images](#)

Cobb's North Gymnasium burned in 1969 and was subsequently remodeled into a classroom facility. With its rectangular massing, the building resembles a number of Cobb's University of Chicago buildings. Cobb used red granite masonry, corner turrets, and a prominent gabled entrance sheltering an arch with large voussoirs to enhance the simple building.



University of Chicago

Hyde Park, Chicago, IL
Henry Ives Cobb, 1891–1901

In 1890 Cobb competed for and received by far his largest commission until then, and one of the most important of his long career. This commission lasted until 1901 and resulted in eighteen actual buildings, all of which stand more than a century later. More importantly, the commission produced a plan for the central quadrangles that, broadly speaking, was followed by all of Cobb's successors. In Neil Harris's words: "The University of Chicago would never lose a sense of presence that gave it, even as a comparative newcomer, a special personality among the country's universities."

University of Chicago, campus plan

Hyde Park, Chicago, IL
Henry Ives Cobb, 1891
[View additional images](#)

Quote from *Industrial Chicago*, 1891, p.273: "The plans for the new Baptist university were completed in June, 1891, and presented to Secretary T. W. Goodspeed by the architect, Henry I. Cobb. A combination of the Venetian and Romanesque is manifested in the dormitories and recitation hall. He suggested granite as the material, and in the plan for the lecture hall, provided for a four-story structure, massive in its general features, with heavy square windows in three stories and arcades in the fourth story and high halls. The roof is of tile, with a heavy carved cornice. The total length is two hundred and seventy feet and the average width sixty feet. On the first floor provision is made for a receptionroom, general offices and the offices of the faculty and board and of the executive offices of the university. There are six lecturerooms, and a large lectureroom, 30x61 feet, with a seating capacity of two hundred and fifty. In the rear of the building there is a wing, 54x80 feet, to be used as a chapel. The second, third and fourth floors of



the main building and of the wing are to be cut up into recitation rooms. The university dormitory is of granite, with tiled roof, corresponding to the lecture hall. The length is three hundred and fifty feet and the width thirty-two feet, except at the center and at the ends, where the building is widened to forty feet, to break the lines. It is four stories, divided into bedrooms and studies, and will accommodate one hundred and fifty-six students. Mr. Cobb's divinity dormitory is similar in plan to the first, except that it has a total length of two hundred and eighty-eight feet. In the university dormitory the building is divided by six fire walls, practically cutting it into so many separate buildings. In the divinity dormitory the corridors on each floor run from end to end. The university hall, the chapel, the observatory, library, gymnasium, women's dormitory and other buildings all find a place in the general plan. The site is bounded by Fifty-seventh street, Midway Plaisance, Ellis avenue and Lexington avenue."

University of Chicago, Cobb Lecture Hall

5811-5827 S. Ellis Ave., Chicago, IL

Henry Ives Cobb, 1891-1892

[Map](#)

[View additional images](#)

Cobb Hall, located on Ellis Ave. near 58th St., was the university's first purpose-built structure. Constructed like all Cobb's university buildings of blue-gray Bedford cut limestone, Cobb Hall, named for the benefactor Silas Cobb, included a lecture hall on the first floor as well as offices and classrooms. The side of the building facing Ellis Ave. is divided into three pavilions, each with regular groups of rectangular windows which have transoms provided by horizontal stone mullions about one-third of the way from the top. At the outer edges of the end pavilions are projecting bays topped with gabled dormer windows. The elevation facing the quadrangle, which contains the entrance, is meant to be the principal façade. It is divided in the same fashion as the Ellis St. front except that an entranceway flanked by great capped piers is substituted for the central pavilion. Over the principal doorway is a two-story pointed window. The interior of the building has been remodeled several times.



University of Chicago, Graduate, Middle, and South Divinity Halls (now Blake, Gates, and Goodspeed Halls)

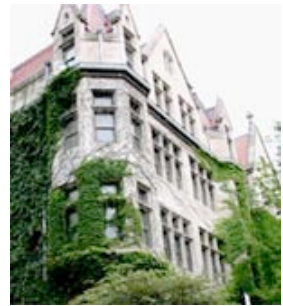
5845 S. Ellis Ave., Chicago, IL

Henry Ives Cobb, 1891-1892

[Map](#)

[View additional images](#)

Originally dormitories, this second group of buildings constructed on campus is located just south of Cobb Hall. These three buildings are treated in elevation as one with the gable of the central five-story building flanked by the four-story gables of the buildings on either side of it. These two buildings are identical but mirror-images of one another. The entranceways provide the chief opportunity for ornament with moldings around the windows and flat ornament on the spandrels. In the central building, the bay above the entrance projects for emphasis.



Lake Forest College, Beidler Residence

Lake Forest, IL

Henry Ives Cobb, c.1891

[View additional images](#)

Demolished in 1965, this residence was originally home to the school's Professor of Physics.



Lake Forest College, Durand Art Institute (aka Henry C. Durand Art Institute)

Lake Forest, IL

Henry Ives Cobb, 1892

[View additional images](#)

Originally, Lake Forest College was to share the Durand Institute with the town of Lake Forest. The building, which initially contained galleries and an auditorium, now houses academic departments including the college's art department. In addition to the building's Richardsonian, heavily rusticated red granite, its organization and general ornamental scheme derive from Richardson's Billings Library at the University of Vermont. The building's central section boasts an entrance arch and a beautiful band of foliate ornamentation running around the entrance pavilion just above the arch. Four receding smaller and smoother stone arches mark the path from the entrance arch to the doorway. Though the side pavilions are simpler, the double-transomed west windows of the attic story recall the Studebaker residence's ballroom windows (see Residential section).



The building was shuttered in 1975 by the local fire marshal (due to its large, open, divided stairway) and the interior was altered extensively before reopening circa 1980. The renovation architect enclosed and reconstructed the stairway in metal, and opened the atrium under the surviving skylight to the lower level. It is now a three story space, in the character of the original style, with wood support posts fabricated to match the originals. The angled wood ceiling remains. The old Auditorium was reconfigured into two class rooms on the main level, and a studio behind the Romanesque proscenium arch (still visible from the studio). However, most historic architectural features have been preserved including the interior hall to which the entrance leads that rises two stories to a handsome wooden ceiling surrounding a rectangular skylight.

University of Chicago, Foster Hall

1130 E. 59th St., Chicago, IL

Henry Ives Cobb, 1893 (1902 western addition by William A. Otis)

[Map](#)[View additional images](#)

Foster Hall stands at the southeast corner of the central quadrangle at the intersection of 59th St. and University Ave. Flanked by south- and east-facing gables, a turret rises at the corner of the building. Foster Hall terminates the row of Kelly, Green, and Beecher Halls, but its relationship to this group is ill-defined. Because Foster Hall was conceived as an element in the 59th St. buildings, little regard was paid to siting it within the quadrangle formed by the other buildings.

**University of Chicago, Kelly, Green, and Beecher Halls**

5848 S. University Ave., Chicago, IL

Henry Ives Cobb, 1893 (Green Hall, 1899)

[Map](#)[View additional images](#)

Like Graduate, Middle, and South Divinity Halls, this group of dormitories on University Ave. just north of 59th St. consists of three buildings treated in elevation as a single design, with the central building Green Hall flanked by identical smaller ones. The refined ornament includes a very handsome group of bay windows on the first floors of Kelly and Beecher Halls.



University of Chicago, Snell Hall

5709 S. Ellis Ave., Chicago, IL

Henry Ives Cobb, 1893

[Map](#)

Snell Hall on Ellis Ave., north of Cobb Hall, was designed as a dormitory but displays a floor plan similar to that of the Walker and Haskell Museums with the necessary walls for sleeping rooms added.

**University of Chicago, Walker, George C., Museum**

1115-1125 E. 58th St., Chicago, IL

Henry Ives Cobb, 1893

[Map](#)[View additional images](#)

Located just to the east of Cobb Hall, the Walker Museum is located in the midst of the central quadrangle. The octagonal tower set in the rear wall of the museum, containing the stairwell, provides relief to the general rectangularity of the group.

**Lake Forest College, Dormitory**

Lake Forest, IL

Henry Ives Cobb, 1894

A rendering of the unbuilt dormitory survives in the Lake Forest College Archives & Special Collections.

**Lake Forest College, Eliza Remsen Cottage**

Lake Forest, IL

Henry Ives Cobb, 1894

[View additional images](#)

Demolished c.1964, the Eliza Remsen Cottage originally housed a master's apartment and quarters for 25 male students. Rectangular in plan, the three stories and a basement building was brick with a high-pitched roof. A high steep gable, echoed on at least one additional elevation of the building, marked the front entrance. The cottage was virtually free of ornament and historical reference.

**University of Chicago, Kent Chemical Laboratory (aka Kent Hall)**

1020-1024 E. 58th St., Chicago, IL

Henry Ives Cobb, 1894

[Map](#)[View additional images](#)

Kent Hall is located at the northwest corner of the central quadrangle, near the Hull Court & Biological Laboratories. The building's octagonal auditorium attached to its rear is one of Cobb's most beautiful interiors. The octagonal shape serves the function of the large hall and effectively organizes the building's windows of differing levels, which coordinate with the steeply sloped interior floor. The interior walls are lined with red and yellow pressed brick, while great arches spring from the eight corners of the walls, intersecting to form the framework of the wood ceiling. The stair tower, just east of the main entrance, breaks the symmetry of the façade. The richly decorated entrance doors are excellent both in detail and in



scale.

University of Chicago, Ryerson Physical Laboratory
1110-1114 E. 58th St., Chicago, IL
Henry Ives Cobb, 1894
[Map](#)
[View additional images](#)

Located in the northeast section of the main quadrangle, Ryerson Laboratory consists of a central block with wings on either side. The central block with the entrance is a square tower with Gothic tracery and battlements; it breaks the symmetry of the façade like the stair tower of the Kent Laboratory. On its east side, an attached narrow tower with thin rectangular windows rises above the crenellations. The building was a gift of Chicago philanthropist Martin Ryerson in memory of his father.



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1900– and undated	1900– and undated	1895–1899	1900– and undated

Educational 1895–1899

University of Chicago, University President's House (aka Harper, Dr. William R., Residence)
5855 S. University Ave., Chicago, IL
Henry Ives Cobb, 1895
[Map](#)

Built of brick and trimmed in the Bedford limestone used in all of Cobb's university buildings, the President's House is almost free of historical reference and ornament. Historical photographs show a rich interior that contrasts with the restraint of the exterior. The library, for example, was lined with bookcases on its long sides. On one of the bookcases, there was a clerestory of pointed windows between which rise carved brackets supporting a wood-beamed ceiling. Still occupied by the current University President, the house has been much changed by its various occupants over the years.



University of Chicago, Yerkes Observatory
373 W. Geneva St., Williams Bay, WI
Henry Ives Cobb, 1895-1897
[Map](#)
[View additional images](#)

Built of brown brick and terracotta, Yerkes Observatory is composed of a large circular structure topped by a great dome at its west end connected to two smaller domed structures on the east end by a long, narrow laboratory and office structure. At the center of the long structure, the north and south entrances are each marked by triple arched porches surmounted by a rectangular pediment bearing a globe. Long rows of arched windows run the length of the connecting wing, while blind arcades encircle the domes. The well-scaled exterior ornament makes use of a wide variety of astronomically inspired fancies: moons, stars, dragons eating the sun, owls, Apollo and his chariot, etc. The central entrances open onto a mosaic-floored, skylit rotunda divided into eight sections by Corinthian pilasters supporting an elaborate frieze. The interior of the large western dome is paneled in dark wood with a balcony of wood and iron circling the interior near the point where the dome springs from the wall. This space houses a forty-inch refracting telescope, which is still the world's largest refracting telescope. Nowhere in Cobb's work is the program tied more appropriately to structure and the ornament relating to function, all creating one of the great buildings of the 1890s. In the early 2000s, the University of Chicago considered selling the property to a developer, but in the face of enormous community pressure, held off.



University of Chicago, Haskell, Frederick, Hall (aka Haskell Oriental Museum)
5836-5846 S. Greenwood Ave., Chicago, IL
Henry Ives Cobb, 1896
[Map](#)
[View additional images](#)

Located just to the east of Cobb Hall in the midst of the central quadrangle, Haskell Hall is a simple building designed to form a larger composition with the Walker Museum. The building originally served as a museum and exhibited collections gathered by the archaeologist James Henry Breasted, which would later form the nucleus of the Oriental Institute's collections.



University of Chicago, design for a chapel
Hyde Park, Chicago, IL
Henry Ives Cobb, c.1896

A rendering of this project was published in *Inland Architect* in August 1896, v. 28, n. 1.



**University of Chicago, Hull Court & Biological Laboratories
(aka University of Chicago, Hull Biological Laboratories; University of Chicago, Anatomy Building; University of Chicago, Botany Building; University of Chicago, Culver Hall; University of Chicago, Physiology Building [now Zoology Building])**
5747 S. Ellis Ave., Chicago, IL
Henry Ives Cobb, 1897
[Map](#)
[View additional images](#)

The original four science buildings surround Hull Court. In the 1893 plan, Cobb envisioned joining all four buildings to a central octagonal lecture hall. As erected, none of the four buildings has an entrance directly opening on Hull Court, but, instead, they are connected by loggias. The Anatomy and Zoology Buildings, balanced in massing but not similarly detailed, face 57th St. and are connected by a loggia leading to the stone gateway that is now the principal entrance to the main quadrangle. Without street frontage, Culver Hall and the Botany Building are entered from the quadrangles to the east and west of Hull Court. Though the four buildings are similar in style and size, they differ in detail. The buildings facing the quadrangles have a flat ornament similar to Cobb's other work on campus.



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1900– and undated	1900– and undated	1895–1899	1900– and undated

Other 1880–1889

Union Club
NW corner of Dearborn St. and Delaware Pl., Chicago, IL
Henry Ives Cobb, 1881
[Map](#)
[View additional images](#)

Cobb won the Union Club commission while he was still working for Peabody and Stearns in Boston. Now demolished, the Club was 80x86 feet in area, and three stories high, including a basement and attic. The building is variously described as being constructed of red sandstone or Massachusetts rock-faced, brown stone (see Industrial Chicago, 1891, p.182). Two scalloped, Dutch Renaissance, gabled pavilions flanked the triple-arched entrance porch, while a similar gable topped the Dearborn St. elevation with a bee-hived roofed, semi-circular turret at the building's southeast corner. A hipped roof ended in a rectangular balustrade. Opulent in its details, the interior housed a reception room, office, parlors, reading-room, cafe and supper rooms.

Quotation from Industrial Chicago, 1891, p.182: "The square bays, with a balcony on the top of each, semi-round, alored gables, solitary oriel, adapted mansard roof, with open promenade, circular turret and other architectural fancies, mark this building."



First Presbyterian Church
700 N. Sheridan Rd., Lake Forest, IL
Cobb and Frost, 1886-1887
[Map](#)
[View additional images](#)

Located diagonally across the intersection of Deerpath and Sheridan roads from Lake Forest College's Durand Hall, Cobb and Frost's First Presbyterian Church has been greatly altered since its construction; the north exterior of the sanctuary and the tower are all that remain of Cobb and Frost's design. The first story is built of a spotted local limestone salvaged from Chicago's Second Presbyterian Church, destroyed by the Great Fire. A shingled second story and roof, and a tower, with a stepped transition from stone to shingles, complete the design. Early photographs indicate that a simple entrance porch originally welcomed the visitor to a medieval, highly elaborate interior, distinguished by a rose window over the altar and triple arches.



Lake Forest Presbyterian Manse and Carriage House

487 E. Walnut Road, Lake Forest, IL

Cobb and Frost, 1886-1887

[Map](#)

Still standing, the Lake Forest Presbyterian Manse has been significantly altered since its original construction: Charles S. Frost remodeled it in 1905 and it shows evidence of major alterations since then.



Chicago and Northwestern Railroad (C. & NW) Station, East Elgin, IL

East Elgin, IL

Cobb and Frost, c.1887-1888

A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.



Chicago and Northwestern Railroad (C. & NW) Station, Hayes, IL

Hayes, IL

Cobb and Frost, c.1887-1888

A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.



Chicago and Northwestern Railroad (C. & NW) Station, Kenosha, WI

Kenosha, WI

Cobb and Frost, c.1887-1888

A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.



Chicago and Northwestern Railroad (C. & NW) Station, Oshkosh, WI

Oshkosh, WI

Cobb and Frost, c.1887-1888

A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.



Chicago and Northwestern Railroad (C. & NW) Station, Waukesha, WI (vicinity)

Waukesha, WI (vicinity)

Cobb and Frost, c.1887-1888

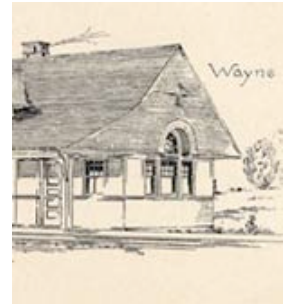
A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.

**Chicago and Northwestern Railroad (C. & NW) Station, Wayne, IL**

Wayne, IL

Cobb and Frost, c.1887-1888

During the 1940s or 1950s, the station was moved to Dunham Castle, a local mansion built between 1878 and 1882. It was returned to its original site on the Chicago and Northwestern Railroad (now Union Pacific) tracks at Army Trail Road in October 2007. The station, locally referred to as "The Depot," was at some point converted to a horse stable, but is currently being restored. A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.

**Chicago and Northwestern Railroad (C. & NW) Station, West 52nd St. (now Laramie Ave.), Chicago, IL**

West 52nd St. (now Laramie Ave.), Chicago, IL

Cobb and Frost, c.1887-1888

A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.

**Chicago and Northwestern Railroad (C. & NW) Station, Wheaton, IL**

Wheaton, IL

Cobb and Frost, c.1887-1888

A rendering of this station, with several others by Cobb and Frost, was published in *Inland Architect*, vol. 10, no. 6., November 1887.

**Chicago, Milwaukee and Saint Paul Railroad (C.M. & St. P) Station, Faribault, MN**

Faribault, MN

Cobb and Frost, c.1887

A rendering of this station was published in *Building Budget*, October 31, 1887, v.3, plate after p.128.



Chicago, Milwaukee and Saint Paul Railroad (C.M. & St. P); Chicago and Northwestern Railroad Station (C. & NW), Owatonna, MN

Owatonna, MN

Cobb and Frost, c.1887

A rendering of this station was published in *Building Budget*, October 31, 1887, v.3, plate after p.128.

**Union Depot**

Leavenworth, KS

Cobb and Frost, c.1887

A rendering of this station was published in *Inland Architect*, July 1887, v.9, no. 10.

**First Presbyterian Church of South Bend (now the People's Church)**

302 W. Washington St., South Bend, IN

Cobb and Frost, 1888

[Map](#)

Constructed of irregular rough masonry trimmed with cut stone, the former First Presbyterian Church building is L-shaped, one and a half stories with a high-pitched, cross-gabled roof. The openings of the Washington Ave. and Lafayette Blvd. elevations are great round arches with two rectangular, transomed windows on either side. A tower marks the intersection of the two gabled wings.

**Newberry Library**

60 W. Walton St., Chicago, IL

Henry Ives Cobb, 1888-1893

[Map](#)[View additional images](#)

In 1888, Henry Ives Cobb was hired by the Newberry estate trustees to design the Newberry Library, a commission so time-consuming it required the dissolution of the Cobb and Frost firm. Cobb's early conception for the library followed the stack "model," where books were stored in an exclusive space and delivered to reading rooms by attendants. Newberry librarian William Frederick Poole was a fervent opponent of the stack system, preferring a system of compartmentalized reading rooms organized by subject with books accessible on shelves; he went so far as to hire an architect to draw up plans in keeping with his wishes. After an extended dispute with Cobb and the trustees, Poole's ideas informed the organization of the final library building. Situated on an entire block facing Washington Square Park across Walton St. between Clark and Dearborn Sts., the building uses a Romanesque vocabulary while conveying the impression of an enlarged Florentine palazzo. The front elevation consists of protruding pavilions at the ends and the center with two connecting sections. An elaborately carved, triple-arched porch with a short flight of steps marks the center section. A dentilled cornice separates the battered walls of the first floor and basement, clad in a roughly finished pink granite, from those above, smoothly finished in the same granite. At the top of the wall all around the façade is a frieze of small arches, above which great stone brackets support a simple narrow cornice. Cobb had originally planned an interior with a grand staircase and two-story reading room. Poole's influence resulted in a plain interior with the first floor housing offices and an



assembly room and the rest of the building arranged as a series of rectangular reading rooms devoted to specific departments, which were eventually converted into storage rooms. The interior of the building has changed significantly since its original construction; it was twice remodeled by Chicago architect Harry Weese.

Quote from Industrial Chicago, 1891, p.226: "The Newberry library building was designed by Henry I. Cobb in the summer of 1888, but the building contracts were not awarded until May, 1891, nor was the permit issued until June. The material selected is Massachusetts brown granite. The building is four stories, a basement and an attic story in hight, [sic] fronting three hundred feet on Walton place. The estimated cost of this structure is \$300,000. The new building will constitute only the south wing of the quadrangular design of the complete structure; but it is calculated to meet the demands of the next twenty-five years and will have a capacity of four hundred thousand volumes. The drawings show a massive structure in the Romanesque order of architecture. In the main entrance on Walton place are three large and elaborately carved doorways. The third story is encircled with a row of panels bearing the names of famous men."

Church of the Atonement

5749 N. Kenmore Ave., Chicago, IL
Henry Ives Cobb, 1889

[Map](#)
[View additional images](#)

The Church of the Atonement was expanded twice since its original construction, in 1910 and again in 1919. All that remains of the original church is the north (and only) transept. The November 8, 1889 edition of American Architect and Building News contains Cobb's original drawing for the church, originally composed of a rectangular nave and chancel with one transept to the north and a square bell-tower at the northwest corner. Built of a warm reddish stone and entered through a pointed arch at the bottom of the tower, the building was devoid of ornament. Three-stepped buttresses at the corner of the tower, great and irregular voussiors over the pointed great west window and the tower windows, and steep gables created a handsome, impressive exterior in a modest scale.



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Other 1890–1899

Wellington Hotel
NE corner of S. Wabash Ave. and E. Jackson St., Chicago, IL
Henry Ives Cobb, c.1890
[Map](#)
[View additional images](#)

The site of this building was originally occupied by the old Matteson House 2 (see Randall, "History of the development of building construction in Chicago," p.137), which was remodeled by Cobb and opened as the Wellington Hotel.



Chicago and Alton Railroad Depot, Dwight, IL
East. St., Dwight, IL
Henry Ives Cobb, 1891
[View additional images](#)

Originally the Chicago & Alton Railroad Depot, this limestone structure continued to serve as a passenger depot until 1971. Use of the building resumed when Amtrak service began in the mid-1980s. It currently also serves as offices for the Dwight Chamber of Commerce and meeting space for the Dwight Historical Society. The depot was included in the U.S. National Register of Historic Places in 1982.



Chicago Athletic Association Building
12 S. Michigan Ave., Chicago, IL
Henry Ives Cobb, 1892-1893
[Map](#)
[View additional images](#)

Details of several Venetian palazzi were used freely for the light-colored stone and red brick Chicago Athletic Association façade, which follows the standard Venetian tripartite vertical division. While the entrance level is in an austere Renaissance style, Venetian Gothic runs riot from the second story upward: the fenestration is divided by colonettes terminating in ogee arches and quatrefoil tracery. At the tenth floor, two round openings with carved stone surrounds on either side frame the date of the club in Roman numerals. The façade terminates in a cornice resting on brackets with a high brick attic wall above. Upon entering the building, a short flight of steps leads to a room containing a 20-yard swimming pool framed by mirrored walls and a marble balcony above. Other features include various steam rooms, hot rooms, a gymnasium, running track, dining room, and bedrooms. Together the façade and interiors communicate a place of privilege, luxury, and leisure. Though the building has not been greatly changed since 1893,



as of 2009 plans were underway to restore the façade and demolish sections of the building behind it to provide room for new development.

Chicago Historical Society, Old (aka Institute of Design; Podvielnik Institute; Studio Building; Excalibur)

632 N. Dearborn St., Chicago, IL

Henry Ives Cobb, 1892

[Map](#)

An exercise in Richardsonian weight and mass, the former Chicago Historical Society building is eighty feet high, organized as two stories and a basement, built of rock-faced red granite. Entry is gained at the center of the east front through a two-story porch with turrets at either side and a balcony at the second story level. The first floor fenestration is divided into groups of four very high rectangular windows with heavy transoms. The second floor windows are grouped into arcades with similar transoms. Gables mark the south and east sides of the attic story. Cobb's original interior included a two-story library running along the west end of the building to a hidden light well at its northwest corner, a lecture hall at the north end, and a museum above the lecture hall. Though subsequent occupants have greatly altered its interior, the building was designated a Chicago landmark in 1997.



World's Columbian Exposition

Jackson Par, Chicago, IL

Henry Ives Cobb, 1893

Cobb had more commissions at the Fair than anyone other than Burnham's office. His love of the picturesque had ample scope and proved popular with both critics and the crowds. While the only Fair building still written about is Sullivan's, Cobb's works at the Fair were appropriate to the materials, functional, and beautifully expressive of the festive yet ephemeral nature of the Fair, more than those of any other Fair designer.

World's Columbian Exposition, Cafe de Marine

Jackson Park, Chicago, IL

Henry Ives Cobb, 1893

[Map](#)

Located immediately behind the Fisheries Building by Cobb, the Marine Cafe was built in a fanciful French Gothic style. Multiple towers and turrets, some with conical roofs and some with pyramidal roofs, rose to varying heights, while verandas projected from the elevation. Alternating dark wood and light staff walls suggested Tudor half-timbering.



World's Columbian Exposition, East India Building

Jackson Park, Chicago, IL

Henry Ives Cobb, 1893

[Map](#)

[View additional images](#)

Serving as a bazaar, the East India Building was rectangular in form and fronted by an arcaded gallery with scalloped arches. At the center of this gallery was a taller scalloped arch framed in a rectangle whose surface was covered with relatively flat geometrical ornament.



World's Columbian Exposition, Fisheries Building

Jackson Park, Chicago, IL

Henry Ives Cobb, 1893

[Map](#)[View additional images](#)

Situated between a canal and the N. Lagoon, Cobb's Fisheries Building met the demands of Olmsted's landscape plan and its "banana-shaped" site: arcaded promenades connected a polygonal central pavilion to two similar pavilions at both ends. Polygonal, conically roofed towers surrounded the central pavilion. All of the building's openings were grouped in arcades, the capitals of which were carved in aquatic motifs. The Fisheries Building conformed to the prevailing white staff construction material, but its roof was covered in blue glazed tiles. The interior contained exhibition halls and illuminated aquaria.

**World's Columbian Exposition, Indiana Building**

Jackson Park, Chicago, IL

Henry Ives Cobb, 1893

[Map](#)[View additional images](#)

With its gray stone and staff elevation and red roof, the Indiana State Building was one of many examples of color in the White City. The otherwise rectangular building ended in a curved porch with arched openings. Two towers rose from either side of the middle section of the building. At the tops of these towers were gabled windows much like those of the University of Chicago buildings.

**World's Columbian Exposition, Midway Plaisance, Cairo Street**

Jackson Park, Chicago, IL

Henry Ives Cobb, 1893

[Map](#)[View additional images](#)

The "Street in Cairo" was an elaborate group of constructions on the Midway Plaisance. A contemporary description mentions an enclosure of tall houses, a pillared arcade with a restaurant, a theatre, the Temple of Luxor, and a mosque. Two obelisks flanked the entrance of the temple, whose ornate wall painting revealed Cobb's less than scholarly archaeological research. The popularity of the street, however, makes it clear that it satisfied its primary requisite: a place of exotic amusement in the midst of the Midway's carnival atmosphere.

**Evanston Boat Club**

Greenleaf at Lake Michigan, Evanston, IL

Henry Ives Cobb, 1894

[Map](#)[View additional images](#)

With its long elevation running along Lake Michigan and the shorter on Greenleaf, the Evanston Boat Club was an imposing building housing a natatorium, billiard room, bowling alley, gymnasium, smoking rooms and ballroom. This building was two stories and an attic in height, with the attic treated on the shorter Greenleaf Ave. side as a third story. The first story was of rusticated limestone, while the two higher stories were half-timbered, with stucco walls. Great wooden porches ran along the long side of the building. At the second and third floor levels were arched balconies covered by a roof projecting from a central gable and intersecting the porches. The club was dissolved for debt in 1904 and the building demolished in 1906.



Saint Cecilia Society

24-30 Ransom Ave. N.E., Grand Rapids, MI

Henry Ives Cobb, 1894

[Map](#)

Constructed for use as a recital hall for a local women's music club, the St. Cecilia Society building contains a large auditorium, a ballroom and related function rooms. The façade resembles that of an Italian Renaissance palazzo. Clad in smooth-cut stone, the first story has a central arched entrance with two rectangular windows on each side. The brick second story features five arched windows centered over the entrance. Aedicules surmounted with medallions held up by putti house the two outside, second-story windows set in slightly protruding pavilions. Above these runs a dentilled cornice surmounted by a balustrade.

**Lewis Institute**

1951 W. Madison St. (originally 112-122 S. Robey St.), Chicago, IL

Henry Ives Cobb, 1895

[Map](#)

No longer standing, Cobb's Lewis Institute building marked a change in taste from a Richardsonian to a classical aesthetic. Monumental in size, the Lewis Institute's façade occupied the entire side of the block on Madison St., while it was approximately half a block deep. Storefronts occupied the ground level. The Madison St. elevation consisted of two projecting corner pavilions flanking five central bays, all separated by four-story pilasters. While rectangular windows opened up the three floors above this cornice as much as possible, the fifth floor windows were an arcaded row and those at the sixth floor were small rectangles surrounded by oval cartouches. A heavy projecting cornice set on large brackets topped the building. In 1903, another building with small ground floor openings but an otherwise identical elevation was erected immediately south to house a power plant and wood and metal working spaces. During the Great Depression, the Lewis Institute merged with and moved to the facilities of the Armour Institute, the predecessor of Illinois Institute of Technology.

**Federal Building and Post Office (aka Chicago Post Office)**

Block bounded by Adams, Jackson, Clark, and Dearborn Sts., Chicago, IL

Henry Ives Cobb, 1896-1905

[Map](#)[View additional images](#)

Cobb was the first independent architect to receive a commission for a federal building since 1853. He started planning the Chicago Federal Building and Post Office in 1896, but was discharged by the Secretary of the Treasury in 1903. Nevertheless, the completed building occupied in 1905 closely followed Cobb's original plan. Stylistically, the building is a response to the 1893 World's Columbian Exposition, with its rejection of romantic whimsy in favor of Beaux-Arts aesthetics. Occupying an entire city block bounded by Adams, Jackson Dearborn and Clark Streets, the building was constructed of steel clad in dark grey granite. Eight stories arranged in a cross rose above the full-block base; a domed octagonal structure rose another six stories above that crossing. The façades of the arms were identical. Above each triple-arched entrance, monolithic Corinthian columns rose four stories to a bold string course supporting an architrave; the architrave supported a pediment which masked the top story. The octagonal lantern supporting the gilded dome was enriched with triple arches, and bands of circular and rectangular windows. The interior octagonal rotunda was most imposing, imperial in scale, clad in marble and ornamental iron topped with the central oculus masked in part by a trompe-l'oeil painting of clouds. The building was destroyed in 1965-66 and replaced with Mies van der Rohe's Federal Center.



Chicago Theological Lutheran Seminary Church

1051 W. Waveland Ave. (originally 1309-1311 Waveland), Chicago, IL
Henry Ives Cobb, 1898

[Map](#)

American Contractor's Chicago building permit database reported the issuance of a building permit on October 15, 1898, p.24. The building was demolished for the construction of Wrigley Field in 1910.



Our Lady of Mount Carmel Church

743 W. Belmont Ave. (originally 1615-1621 Belmont), Chicago, IL
Henry Ives Cobb, 1898

[Map](#)

American Contractor's Chicago building permit database reported the issuance of a building permit on August 27, 1898, p.24. This building was likely demolished for the construction of the church currently extant on this site.



Sheldon, Edwin H., [Building]

c.820 W. Jackson Blvd. (originally 27-211 Jackson Blvd.), Chicago, IL
Henry Ives Cobb, 1899

[Map](#)

American Contractor's Chicago building permit database reported the issuance of a building permit on September 23, 1899, p.21. Sheldon died in December 1890, nine years before this permit was issued. This was perhaps a commercial building for Sheldon's son Edwin B. Sheldon or a speculative real estate project for the Ogden, Sheldon and Co. firm that continued in business after Sheldon's death.



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1900– and undated	1900– and undated	1895–1899	1900– and undated

Other 1900– and undated

Saint Luke's English Lutheran Church
2649 N. Francisco Ave. (originally 714 W. Marianna St. [Schubert St.]), Chicago, IL
Henry Ives Cobb, 1900
[Map](#)

This building, the first for this congregation, was dedicated on January 13, 1901. It was demolished in 1925 to make way for the church presently occupying the site at 2649 N. Francisco Ave. which also vacated the 2800 block of W. Schubert St. where Cobb's building originally stood. *American Contractor's* Chicago building permit database reported the issuance of a building permit for this structure on November 10, 1900, p.20.



Our Lady of Mount Carmel Parish Building
c.746-804 W. Belmont Ave. (originally 1608-1704 Belmont), Chicago, IL
Henry Ives Cobb, 1902
[Map](#)

American Contractor's Chicago building permit database reported the issuance of a building permit for this structure on August 30, 1902, p.24. This building was likely demolished for the construction of the church currently extant on this site.



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