Attachment 4

Historic Property Inventory Forms for Surveyed Properties

Historic Property Inventory Report for at *2251-53 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W17 **OAHP No.:**

Historic Name:

Common Name: *2251 E. Roanoke St.*

Property Address: 2251-53 E Roanoke St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552398.77 **Northing:** 5276856.3

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900260	Union City Add/8/4, 5, 6		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/31/2009

Owner's Name:	Owner Address:	City/State/Zip:
Ayako, Demise	9337 38th Ave. S.	Seattle, WA 98118

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of north corner **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Multiple Family House

Current Use: Domestic - Multiple Family House

Plan: L-Shape **No. of Stories:** 1

Structural System: Platform Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Ranch **Form/Type** Single Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Slight **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Block	Asphalt / Composition - Shingle	Hip

NARRATIVE SECTION

Date Of Construction: 1959

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.

The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952. Although most of the residential construction in the neighborhood was completed by 1950, 1952 was selected as the end of the period of significance because that was the initial date of construction for the Museum of History and Industry (MOHAI), which was the last major project in the historic era of the district.

The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.

The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.

The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.

The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This residence from 1959 is outside of the period of significance for the Montlake potential historic district, so it is not a contributing element to the district. Available research did not reveal any associations with significant persons or events.The house is not architecturally distinctive, does not represent the work of a master, nor possess high artistic value. The house is not a contributing element to the historic district, and does not appear to meet any of the criteria necessary to be individually listed in the NRHP. Therefore, it is not eligible for the NRHP.

Description of Physical Appearance

This is a one story residential triplex with an L-shaped footprint. It is clad in blond brick veneer and has a gable on hip roof of composition shingle with open eaves. The small gable ends contain metal louvered vents. There is one substantial exterior chimney with a terra cotta chimney pot, and one smaller, interior chimney clad in a darker brick. The building sits above a full basement, which has sliding sash windows. There is also a basement level entry under the concrete block stairs that lead to the main living floor. Each leg of the "L" appears to be a separate living unit, with the third unit in the basement. Windows are a combination of fixed plate glass "picture" windows and sliding sash, with one three-light awning window. Some are original aluminum frames and some are vinyl replacements. On the north corners, the plate glass windows are placed at the corners of the building so that they form a corner of glass on each elevation. This is the primary stylistic element on the building.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2251-53 E Roanoke St, Seattle, WA 98112*

View of East elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2600 E Montlake Pl E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W253 **OAHP No.:**

Historic Name:

Common Name: *2600 E Montlake Place East*

Property Address: 2600 E Montlake Pl E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552351 **Northing:** 5276891

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804100025	Glenwilde Addition, Block 1, Lot 4		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name: Giordano, Joseph S. Jr. **Owner Address:** 2600 E Montlake Place E **City/State/Zip:** Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

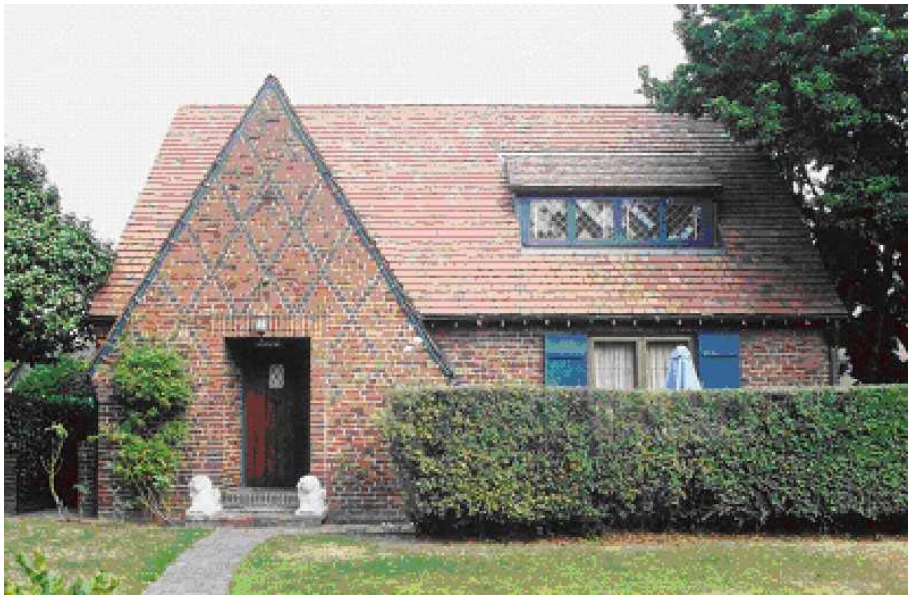
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of Front façade **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Brick	Clay Tile	Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1926 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of Tudor style architecture and is a good example of the style applied to a small scale residence. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This is a one story, single family, Tudor style residence with a steep side gable roof of flat shingle-style red tile, with a front projecting gable that contains the entry. The roof has deep eaves and exposed rafter tails. The exterior of the house is clad in patterned brick veneer, particularly notable in the harlequin pattern of the entry gable. The entry door is recessed and has a small diamond-paned window. There is a front shed dormer with four, square casement windows of diamond-paned leaded glass. The first floor façade windows are also leaded glass casements, flanked by batten shutters.

Major Bibliographic References

Gould, James W. "Montlake History." http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. "Montlake: One of Seattle's Treasures." http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2604 E Montlake Pl E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W254 **OAHP No.:**

Historic Name:

Common Name: *2604 E Montlake Place East*

Property Address: 2604 E Montlake Pl E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552348 **Northing:** 5276898

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804100020	Glenwilde Addition, Block 1, Lot 3		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name:	Owner Address:	City/State/Zip:
Baebler, Matthew and Erin	2604 E Montlake Place E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front façade **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.):

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Slight **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead Gable - Bellcast Gable Gable - Parallel Gables

NARRATIVE SECTION

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1926 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of Tudor style architecture and is an excellent example of the style applied to a small scale residence. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This is a one and a half story, single family, Tudor style home from 1926. It has a rectangular plan and is clad in stucco. The roof is complex, with a very steep front gable roof with a clipped end over the main body of the house, another front gable with belled eaves projecting in front of the main gable, a small hip over the entry, and then a shed dormer on the south elevation. The primary gable end and the sides of the shed dormer exhibit half-timbering. Windows in the front gable end are paired, 1/1. Below these on the façade is a projecting bay with rounded sides and a shaped parapet with a tripartite window composed of a single light center window topped by a 6-light transom, flanked by single-light casements topped with 4-light transoms. The original cartouche above the windows is gone but its shadow is still visible. The entry is recessed and located on the south elevation. There is a stuccoed exterior chimney located on the north elevation. This house is not visible from the public right of way due to fencing and dense vegetation.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2610 E Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W255 **OAHP No.:**

Historic Name:

Common Name: *2610 E Montlake Place E*

Property Address: 2610 E Montlake Pl E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552335 **Northing:** 5276914

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804100015	Glenwilde Addition, Block 1, Lot 2		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name:	Owner Address:	City/State/Zip:
Duffy, Robert and Debbie	2610 E Montlake Place E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front façade **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.):

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco Shingle	Concrete - Poured	Asphalt / Composition - Shingle	Gable

NARRATIVE SECTION

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1926 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of Tudor style architecture and is an excellent example of the style applied to a small scale residence. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance	This is a one and a half story, single family, Tudor style residence constructed in 1926. It has a basically rectangular plan under a steep, side gable roof, with two steep front gable projections. There is also a shed front dormer with three diamond-paned leaded glass casements. The roof is clad in composition shingle with pronounced vergeboards in the gable ends. The house is clad in wood shingles with stucco in the gable ends. All windows are leaded glass casements. The entry is recessed within an arched opening under the first gable, and has a small arched, leaded glass window. There is a red brick, exterior chimney on the south elevation. This house has very limited visibility due to fencing and vegetation.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2616 E Montlake Pl E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W256 **OAHP No.:**

Historic Name:

Common Name: *2616 E Montlake Place E*

Property Address: 2616 E Montlake Pl E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552320 **Northing:** 5276924

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804100005	Glenwilde Addition, Block 1, lots 1-2		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name: Leigh, Michael
Owner Address: 2616 E. Montlake Place E
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status Survey/Inventory
Comments

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front façade **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.):

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown
Changes to original cladding: Intact **Changes to other:**
Changes to windows: Intact **Other (specify):**

Style Modern - Minimal Traditional

Form/Type Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Vertical - Boards Wood - Clapboard Veneer - Brick	Concrete - Poured	Wood - Shingle	Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1938

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Minimal Traditional style residence from 1938 retains good integrity and is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of MInimal Traditional style architecture, it is a modest example of this ubiquitous style and is not distinctive. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one story, single family residence in the Minimal Traditional style, built in 1938. It has very limited visibility due to heavy vegetation. The exterior is clad in painted brick. The house has an irregular footprint, with the main body of the house under a side gable roof of wood shingle with a wide cornice. A front projecting gable shields the entry, with wood clapboards in the gable end and a denticulated cornice. The door has three square panels and a surround with fluted pilasters. A large exterior chimney dominates the center of the façade. The windows have wood frames and horizontal muntins and are mainly 2/2. There is a projecting bay to the north of the chimney with a large 4-light window in the center with horizontal muntins, and smaller 4-light windows on the sides.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2209 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W260 **OAHP No.:**

Historic Name:

Common Name: *2209 Lake Washington Boulevard E*

Property Address: 2209 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552312 **Northing:** 5276962

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900020	Union City Addition, Block 6, Lot 8		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Campbell, Lori Jean & Stanley Moshier Jr.	2209 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front façade **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Style Colonial - Dutch Colonial

Form/Type Single Family - Side Gable

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Wood - Shingle	Gambrel

NARRATIVE SECTION

Date Of Construction: 1925

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Dutch Colonial Revival style residence from 1925 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of Dutch Colonial Revival style architecture, it has suffered loss of integrity from a large rear addition. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one and a half story, single family residence from 1925 in the Dutch Colonial style. The original house has a rectangular footprint, but it has a rear addition at the southwest corner, making the overall plan L-shaped. The main house has a side gambrel roof of wood shingle with projecting eaves and a continuous shed dormer across the front. It has a symmetrical façade with a center entry under a projecting front gable with a cornice return and an arched ceiling. This is supported on two Tuscan columns. There is a wooden sunburst above the door, which is paneled and flanked by half-height sidelights with paneling below them. Sidelights are leaded glass with a colored floral design. On either side of the entry are paired 8/1 wood windows. They are behind storm windows and flanked by inoperable paneled shutters. Above the entry is one small, square, 4-light window. On either side of this on the second floor are paired 6/1 wood windows, also behind storm windows. There is an exterior chimney at the ridgeline on the west elevation. The rear addition is two stories under a gable roof, with a small shed roof over the ground floor entry on the south elevation. An iron picket fence on a concrete chainwall with concrete newel posts surrounds the front of the house.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Historic Property Inventory Report for at *2215 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W260 **OAHP No.:**

Historic Name:

Common Name: *2215 Lake Washington Blvd*

Property Address: 2215 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552343.91 **Northing:** 5276956.74

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900025	Union City Add/6/8-9		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Alorda, Ernesto	2215 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1

Structural System: Balloon Frame

View of Front elevation **taken** 3/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Slight **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style	Form/Type
Modern - Minimal Traditional	Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - Shingle	Hip

NARRATIVE SECTION

Date Of Construction: 1937

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Minimal Traditional residence from 1937 retains good integrity. It is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Minimal Traditional style architecture, it is a modest example of a ubiquitous style. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one story, single family residence from 1937 in the Minimal Traditional style. It has an irregular footprint under a roof with multiple hips. The roof is clad in composition shingle and has flush eaves with a molded cornice. There is a wide, exterior chimney on the west elevation. The exterior of the house is brick veneer laid in a pattern to create wide shadow lines. The brick has been painted. The entry is in the center of the façade and is recessed under the main roof. East of the entry is a 6-light fixed window flanked by paneled shutters. The west side of the façade is a projecting hip with a two large 12-light, fixed windows at the northeast corner, one facing north and one facing east. A large hedge and fence surround the front of the property.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2215 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2219 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W261 **OAHP No.:**

Historic Name:

Common Name: *2219 Lake Washington Blvd. E*

Property Address: 2219 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552350 **Northing:** 5276963

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900035	Union City Addition, Block 6, lot 9-10		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Ogliore, John	2219 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Tudor **Form/Type** Single Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead
Veneer - Stucco			Octagonal

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1929

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1929 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of Tudor style architecture and is an excellent example of this picturesque style. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This is a one story, single family residence from 1929 in the Tudor style. It has an irregular plan with the main body of the house under a clipped side gable roof of composition shingle. There is a projecting clipped front gable section on the east end of the façade, and the most striking feature is the octagonal entry turret at the apex of the main section of the house and the projecting gable. The turret has a pointed, octagonal, belled roof topped by a weather vane finial. The exterior of the house is clad in wood shingle, but the turret is clad in smooth stucco, and the front gable end has stuccoed half-timbering. The house features leaded glass windows, including arched, diamond-paned windows in the turret. The front gable end has an eyebrow arch along the bottom of the clipped gable, and a pair of diamond-paned casements below it. Below this, on the first floor of the projecting gable section is a large, multi-light, arched leaded glass window, flanked by a pair of multi-light casement windows. The façade of the main section has a large, fixed, multi-light window. The entry faces east in the turret. There is a large exterior chimney on the east elevation.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2219 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2223 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W262 **OAHP No.:**

Historic Name:

Common Name: *2223 Lake Washington Blvd. E*

Property Address: 2223 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552364 **Northing:** 5276962

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900045	Union City Addition, Block 6, lots 10-11		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Shreeve, Raymond	24501 Via Mar Monte #48	Carmel, CA 93923

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Slight **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Concrete - Tile	Gable - Clipped Gable/Jerkinhead Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1928

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1928 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of 1930s Tudor style architecture, it has suffered loss of integrity from window replacements. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one story, single family residence from 1928 in the Tudor style. It has an L-shaped plan with the main body of the house under a steep side gable clad in concrete tile. The front "L" projection has a steep, clipped front gable roof that extends out on the west side to form a cat slide roof over the entryway. On the east side, the front wall of this gable end extends out to form a curved wall with a round arched opening. The exterior of the house is clad in stucco. The front gable end features a large arched window – its original multi-light glazing has been replaced by a single pane of obscure glass. Below this is a row of four 8-light leaded casements. The entry is located at the apex of the "L" where the side of the projecting gable extends in a cat slide roof. The entry is recessed behind an arched opening and has an arched door. East of the entry, original windows have been changed to a pair of french doors. There is an exterior, ridgeline chimney on the east elevation of the house.

Major Bibliographic References

Gould, James W. "Montlake History." http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. "Montlake: One of Seattle's Treasures." http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2223 Lake Washington Blvd E, Seattle, WA 98112*

View of Front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2227 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W263 **OAHP No.:**

Historic Name:

Common Name: *2227 Lake Washington Blvd. E*

Property Address: 2227 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552379 **Northing:** 5276964

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900050	Union City Addition, Block 6, Lot 12		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Polito, Joseph	2227 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Other **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Slight **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Bellcast Gable Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1925

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1925 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of Tudor style architecture, it has suffered loss of integrity from window replacements. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one story, single family residence from 1925 in the Tudor style. It has an L-shaped floor plan with a rear "T" section. The main body of the house is under a steep side gabled roof of composition shingle with flush eaves. The projecting front section has a steep front gable roof with a cornice return on the east side and a cat slide extension on the west side. This cat slide extension forms the entryway. The exterior of the house is clad in stucco. The entry is arched, with a surround highlighted by wide quoins, and has an arched door. The façade of the projecting section features a tripartite leaded glass window with three casements, topped by leaded glass transoms with a molded header. The façade of the main section has a bay window under a hipped roof with replacement single-light windows.There is an exterior chimney on the east elevation. A white, wooden picket fence surrounds the property.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2227 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2231 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W263 **OAHP No.:**

Historic Name:

Common Name: *2231 Lake Washington Blvd E*

Property Address: 2231 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552395 **Northing:** 5276962

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900065	Union City Addition, Block 6, Lot 12		.16

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Coopersmith, Jeffrey & Lisa Erlanger	2231 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Tudor **Form/Type** Single Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact

Other (specify):

Cladding
Veneer - Brick
Stone - Cast
Veneer - Stucco

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Shingle
Asphalt / Composition - Built Up

Roof Type
Flat with Parapet
Gable - Side Gable

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1927

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

This high-style Tudor residence from 1927 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house is not known to represent the work of a master. However, it does embody the distinctive characteristics of Tudor style architecture and is an excellent example of the style, and is one of the larger and more ornate examples in the neighborhood. Therefore, it is also individually eligible for the NRHP under Criterion C.

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

Description of Physical Appearance

This is a one and a half story, single family residence from 1927 in the Tudor style. It is a particularly large and ornate example for the area. The house has an irregular footprint formed by an L-shaped plan with an east side projection and a rear projection. The main body of the house is under a very steep side gable roof of composition shinge. The front projection of the "L" has a steep front gable. There is also a projecting bay on the façade that forms a front gable wall dormer with three 8-light casements. Between the two front gables is a small shed dormer with a pair of 6-light casements. Both front gable ends feature half-timbering, and the smaller wall dormer is stuccoed while the larger gable has patterned brick work. The gable ends have decorative vergeboards. The exterior of the house is clad in patterned brick veneer. The entry is located near the center of the façade in the front projecting section, under a parapet. The entry is recessed with an ornate cast stone surround and arched door. On either side of the entry is a plate glass window flanked by a pair of 8-light casements. On the second floor in the primary gable end are four 8-light casements. There is a large exterior chimney at the ridgeline on the east elevation. There is a one-story wing on the east elevation with a flat roof behind a brick parapet. It has a molded cornice at the foot of the parapet wall. This wing has a large, multi-light window on the façade under an arched fanlight. The rear section contains a garage and also has a flat roof behind a parapet. The property is surrounded by a metal picket fence on a brick chain wall with brick posts.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2616 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W216 **OAHP No.:**

Historic Name:

Common Name: *2616 24th Ave E*

Property Address: 2616 24th Ave E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552426.49 **Northing:** 5276939.98

Sequence: 1 **Easting:** 552426.49 **Northing:** 5276939.98

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804100080	Glenwilde Add/2/9-10		.06

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
Roach, Janet, John & Jared	2616 24th Ave. E.	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Moderate **Style** **Form/Type**

Changes to original cladding: Extensive **Changes to other:** Tudor Single Family - Side Gable

Changes to windows: Extensive **Other (specify):** Replacement front d

Cladding	Foundation	Roof Material	Roof Type
Veneer	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Sherwood, August 1974) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.
This residence from 1926 is located in the Montlake historic district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of 1920s Tudor style architecture, it has suffered loss of integrity from window and door replacements, masonite siding, and entry porch alterations. Therefore, it is not eligible for the NRHP, either individually or as a contributing element to the historic district.

Description of Physical Appearance

This is a one story, single family residence with elements of the Tudor style, built in 1926. It has an irregular footprint and the exterior is clad in masonite siding. It has a side gable roof of composite shingle with two parallel front gables. The gable on the east side is larger and projects out to the north, while the smaller gable is in the center of the façade and flush with the front wall. The roof has flush eaves, and there is a red brick exterior chimney on the east elevation near the front of the house, with two terra cotta chimney pots. The gable end on the main front gable has a narrow arched louvered vent. Below this is a large, fixed plate glass replacement window. The entry is on the west side of this projecting front gable section, and the wall bells out to form a slight overhang supported by a large scrolled bracket to shield the entry. A non-original shed roof has been added to this overhang to form a roofed entry porch, supported on a turned wood post. The porch is accessed by non-original wooden steps with replacement metal railings. The entry door is also a replacment. There is a tripartite window on the south wall of the entry with three single-light casement windows. To the west of this is a 1/1 replacement window. Side elevation windows are also replacement 1/1 sash.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2401 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W264 **OAHP No.:**

Historic Name:

Common Name: *2401 Lake Washington Blvd. E*

Property Address: 2401 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552438 **Northing:** 5276960

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900980	Union City Addition		.17

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Speer, Edward and Nancy	2401 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

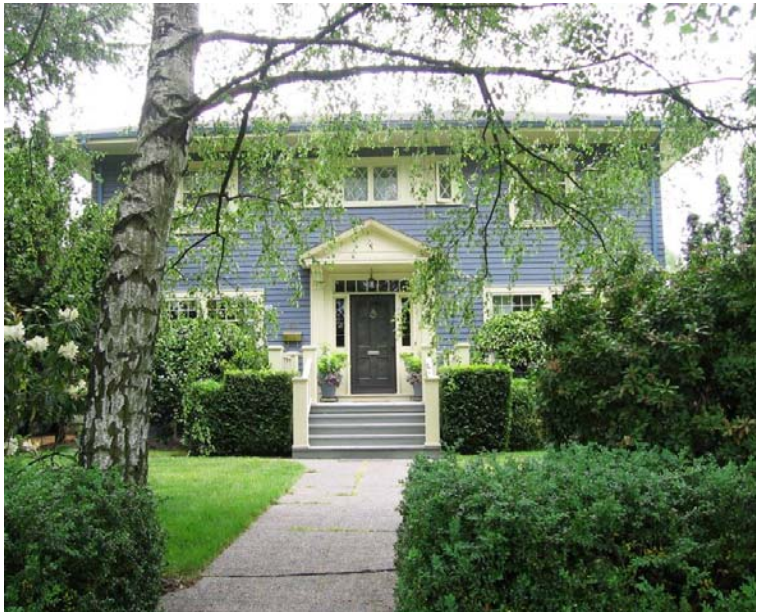
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): NA

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style Colonial - Colonial Revival

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Hip

NARRATIVE SECTION

Date Of Construction: 1930

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

This Colonial Revival style residence from 1930 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody many of the distinctive characteristics of Colonial Revival style architecture and is a good example of the style. Therefore, it is also individually eligible for the NRHP under Criterion C.

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

Description of Physical Appearance

This is a single family, two story, residence dating from 1930 in the Colonial Revival style. It has a rectangular footprint under a hipped roof of composition shingle with deep boxed eaves. The façade is symmetrical with a center entry marked by a slightly projecting front gable roof. This forms a pediment supported on scrolled brackets over fluted pilasters. The door has a multi-light transom and sidelights, with panels below the sidelights. The porch has wood picket rails and square, wood newel posts. Above the entry on the second floor is a row of four diamond-paned windows and two molded wood panels. On the first floor, the entry is flanked by paired 10/1 wood windows with undersized, inoperable, louvered shutters. Above these windows on the second floor are single 10/1 windows, also with inoperable shutters.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

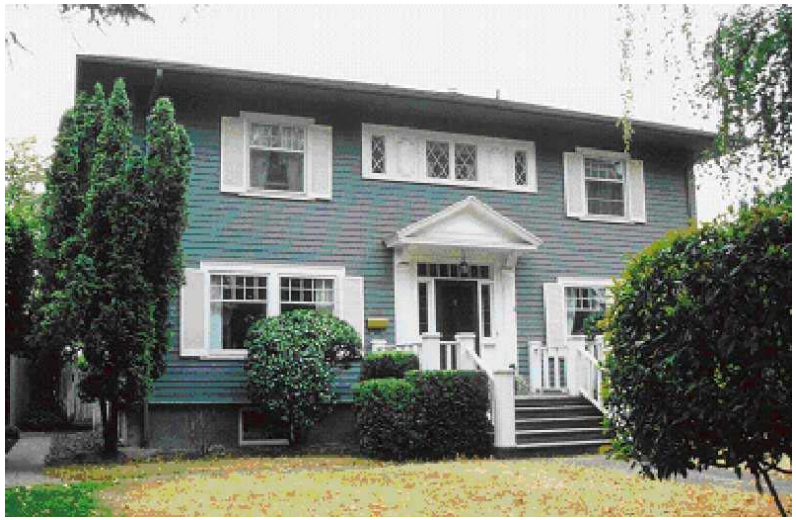
Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2401 Lake Washington Blvd E, Seattle, WA 98112*



View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2409 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W264 **OAHP No.:**

Historic Name:

Common Name: *2409 Lake Washington Blvd. E*

Property Address: 2409 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552453 **Northing:** 5276958

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900985	Union City Addition/Res/Por Canal		.21

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Merrick, Scot	341 Durrant Way	Mill Valley, CA 94941

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Other **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style Colonial - Dutch Colonial

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Hip Gambrel Flat with Eaves

NARRATIVE SECTION

Date Of Construction: 1920

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Dutch Colonial Revival style residence from 1920 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of Dutch Colonial Revival style architecture, it has suffered loss of integrity from additions. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family residence from 1920 in the Dutch Colonial Revival style. The original rectangular footprint has a rear, hipped roof addition and a one story, flat-roofed addition on the east side. The main body of the house is under a gambrel roof of composition shingle. There is a continuous shed dormer across the front. The exterior of the house is clad in wood clapboard. The façade is symmetrical with a center entry under a projecting front gabled portico. The pediment is supported on two sets of three slender square posts with reeded capitals. The entry door is paneled and flanked by 6-light half-height sidelights with paneling below them. The entry porch is accessed by concrete steps with concrete kneewalls and metal railings. Windows on the house are paired, wood, 6/1, and most have had undersized, inoperable, louvered shutters attached. Above the entry is a single 6/1 window.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2409 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2415 Lake Washington Blvd, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W264 **OAHP No.:**

Historic Name:

Common Name: *2415 Lake Washington Blvd. E*

Property Address: 2415 Lake Washington Blvd, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552469 **Northing:** 5276957

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900995	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Kearnes, James	2415 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:** Extensive

Changes to windows: Intact **Other (specify):** Large shed dormers

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Bellcast Gable
Veneer - Brick			Gable - Front Gable
Veneer - Stucco			

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1922

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1922 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of Tudor style architecture, it has suffered loss of integrity from large shed dormer additions. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one and a half story, single family residence built in 1922 in the Tudor style. It has a rectangular footprint under a steep front gable roof of composition shingle. The gable flares out to form a cat slide roof on the west side, where it terminates in an arched opening. The exterior of the house is clad in brick veneer on the first story, with stuccoed half-timbering in the gable end. There are continuous shed dormers on each side of the roof that appear to be additions, clad in wood shingles. The entry is on the east side of the façade and is covered by a small front gable roof with an arched opening, supported on double brackets. The door is arched. To the west of the entry is a bay window under a hipped roof. The bay is clad in stuccoed half-timbering and has a fixed plate glass window in the center, and leaded windows on the sides. The gable end has three 12-light leaded glass casements, with a long, narrow window above them in the peak of the gable.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2419 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W265 **OAHP No.:**

Historic Name:

Common Name: *2419 Lake Washington Blvd. E*

Property Address: 2419 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com

Sequence: 0 **Easting:** 552483 **Northing:** 5276965

Sequence: 0 **Easting:** 552483 **Northing:** 5276965

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901000	Union City Addition/Res/Por Canal		.21

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
Severson, Patricia - Qualified Pers Res Trust	PO Box 5315	Bremerton, WA 98312

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Other **No. of Stories:** 1

Structural System: Balloon Frame

View of Front elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Intact
Changes to interior: Unknown
Changes to original cladding: Slight
Changes to other:
Changes to windows: Extensive
Other (specify):

Style
Modern - Minimal Traditional

Form/Type
Single Family

Cladding
Veneer - Brick

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1935

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Minimal Traditional residence from 1935 was renovated in 2005. It is located in the Montlake historic district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Minimal Traditional style architecture, it has suffered loss of integrity from window replacements. Therefore, it is not eligible for the NRHP, either individually or as a contributing element to

the historic district.

Description of Physical Appearance

This is a one story, single family residence constructed in 1935 and renovated in 2005. It has a basically L-shaped plan, but the east side of the front section of the "L" extends further forward under another front gable roof. The main body of the house is under a side gable roof of composition shingle, with the front projecting sections under front gables. The exterior of the house is painted brick veneer. The entry is located at the apex of the "L" plan and is recessed under an arched opening. The façade of the main section, next to the entry, has two pair of single-light french doors. These were large windows before the 2005 renovation. All windows in the house have also been replaced. Other windows on the façade are 6-lights. The french doors and all windows have inoperable batten-style shutters. There are punctured brick vents in the front gable ends. The house has a partially below-grade 2-car garage with a paneled roll-up door. The house has two chimneys - a large exterior chimney is located at the ridgeline on the west elevation, and a smaller interior chimney is located just west of the ridgeline, near the center of the primary front gabled section. The front of the property has a masonry wall with an ornamental iron gate.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2419 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation, before 2005 renovation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2425 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W265 **OAHP No.:**

Historic Name:

Common Name: *2425 Lake Washington Blvd. E*

Property Address: 2425 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552514 **Northing:** 5276955

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901015	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Hilton, James	2425 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style Tudor

Form/Type Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick Veneer - Stucco	Concrete - Poured	Metal - Tile	Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1931

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1931 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of Tudor style architecture and is very good example of the style. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This is a two story, single family residence constructed in 1931 in the Tudor style. It has a rectangular footprint under a steep side gable roof. There are two front gable wall dormers on the façade - the larger one on the west end projects out slightly. The smaller dormer has three leaded glass casements, while the larger one has a pair of them, with a small arched window above them in the peak of the gable end. A single leaded glass casement punctuates the center of the second story between the gables. The house is clad with brick veneer on the first floor and stuccoed half-timbering on the second. In the gable ends, the half-timbering features quatrefoil designs. The entry is located in the center of the façade, and decorative, sand-colored brickwork highlights the arched entry and door. There is a bank of four leaded glass casements to the east of the entry, and three to the west. There is an exterior chimney at the ridgeline on the east elevation.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2425 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2429 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W266 **OAHP No.:**

Historic Name:

Common Name: *2429 Lake Washington Blvd E*

Property Address: 2429 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552525 **Northing:** 5276955

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901020	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Enrenberg, John	2429 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Slight **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Wood - Shingle	Gable - Clipped Gable/Jerkinhead
Veneer - Stucco			Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1931

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1931 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of Tudor style architecture, it has suffered loss of integrity from a primary façade window replacement. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family residence from 1931 in the Tudor style. It has an L-shaped footprint with the main body of the house under a side gable roof of wood shingle. The front projecting section is under a clipped front gable roof. The west side of this gable extends out to form a cat slide roof over the entry. There is also a front gable wall dormer on the façade. The clipped gable ends are clipped with diagonals, giving them a hooded appearance. The house is clad in brick veneer except for the wall dormer which has stuccoed half-timbering. It also has a small diamond-paned window. The entry is located at the apex of the "L," under a cat slide roof. It steps back slightly, and the arched entry door is set back into a stuccoed recess. The façade of the projecting section of the house has a band of three 8-light leaded casements on the first floor and a pair of them on the second. To the west of the entry, the façade has an arched, plate glass window that appears to be a replacement. There is a stuccoed, exterior chimney at the ridgeline on the west elevation.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2429 Lake Washington Blvd E, Seattle, WA 98112*

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2433 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W267 **OAHP No.:**

Historic Name:

Common Name: *2433 Lake Washington Blvd. E*

Property Address: 2433 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552543 **Northing:** 5276961

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901060	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Moogk, Gary	2433 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style Spanish - Eclectic

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Built Up Clay Tile	Hip Shed Flat with Parapet

NARRATIVE SECTION

Date Of Construction: 1930

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Spanish Eclectic style residence from 1930 retains good integrity. It is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Spanish Eclectic style architecture, it is not a distinctive example of the style. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family residence from 1930 in the Spanish Eclectic style. It has an L-shaped footprint under a flat roof. The parapet is a hipped roof of clay tile with exposed rafter tails, giving the appearance that the entire roof is hipped. On the west elevation, the roof extends in a shed, covering the recessed entry and the gallery above it. This gallery has turned wooden posts and square, wooden picket railing, and is supported on square wood posts. The entry has an arched door. A shallow, shed tile roof on two barley-twist columns with Corinthian capitals shields the large, fixed, plate glass window flanked by 8-light sidelights on the façade of the first floor. The second floor has two pair of 6-light casements, flanked by inoperable batten shutters. The exterior of the house is clad in smooth stucco.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2437 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W268 **OAHP No.:**

Historic Name:

Common Name: *2437 Lake Washington Blvd E*

Property Address: 2437 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552552 **Northing:** 5276961

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901065	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Beda, Joseph and Rachel	2437 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: T-Shape **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Moderate **Other (specify):**

Style Spanish - Eclectic

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Clay Tile Asphalt / Composition - Built Up	Flat with Parapet Shed

NARRATIVE SECTION

Date Of Construction: 1930

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Spanish Eclectic style residence from 1930 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Spanish Eclectic style architecture, it has suffered loss of integrity from window replacements. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family residence from 1930 in the Spanish Eclectic style. It has a T-shaped footprint with a flat roof, disguised on the façade by a parapet covered with a shed roof of clay tile with exposed rafter tails. The exterior of the house is clad in stucco. There is an exterior chimney on the east elevation, right where the shed roof terminates, so it appears to be at the ridgeline. The top of this chimney is has an ornate tile chimney cap. The house has a one-story wing on the facade that forms the "T" shape. This wing has a flat roof that with a stucco wall parapet, topped by a short metal railing. On the second floor façade are three round arched windows with single-light replacement sash, separated by turned wooden pilasters between them. On the façade of the single-story wing is a fixed, plate glass window with diamond-paned sidelights. Above this are three decorative, inset square tiles. The entry is located on the west elevation, under a separate shed roof, also of tile.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2437 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2441 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W268 **OAHP No.:**

Historic Name:

Common Name: *2441 Lake Washington Boulevard East*

Property Address: 2441 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552563 **Northing:** 5276962

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901025	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Kupyn, Robert and Carol	2441 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Extensive **Changes to other:** Extensive

Style
French - Chateauesque
Tudor

Form/Type
Single Family

Changes to windows: Extensive **Other (specify):** Building underwent

Cladding	Foundation	Roof Material	Roof Type
Stone	Concrete - Poured	Asphalt / Composition - Shingle	Gable
Veneer - Stucco		Metal - Standing Seam	Crenellated
			Conical
			Hip

NARRATIVE SECTION

Date Of Construction: 1927

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This elaborately designed residence from 1927 displays both Tudor and Chateauesque elements. Built as a Shingle style house, little remains visible of the original design. The current appearance dates from after 1937. However, these changes took place during the historic period and the resulting building is a significant element in its own right.

Therefore, it is eligible for the NRHP as a contributing element to the Montlake potential historic district as a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house is not known to represent the work of a master. However, it does possess high artistic value, and embodies distinctive characteristics of Tudor and Chateauesque style architecture. Although it has had a major re-design, those changes took place more than fifty years ago, and thus the current appearance retains very good integrity. It is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This large, two-story, single family residence is a heavily remodeled Shingle style dwelling that was altered to its current appearance sometime after 1937. It was renovated again in 1987. It is now a very ornate "castle" with elements of Chateauesque and Tudor styles. It has an irregular footprint and is clad in stucco. The main body of the house is under a steeply hipped roof. There is a projecting front gable with a parapet on the east end of the façade. A tower with a standing seam copper, conical roof with a decorative scalloped cornice, topped by a finial, occupies the west corner of the façade and contains the entry. There is a crenelated parapet on the west elevation. The entry is in the front of the rounded tower and features a door surround of stone quions and an arched door. The second floor of the tower projects out slightly over the first floor and this is marked by exposed rafter tails. Above this the tower has a row of elaborate stained glass, narrow, pointed arch windows. The front gable end has a parapet wall ornamented with stepped stone trim. It has a two-story bay with decorative leaded glass casements under a steep hipped roof of standing seam copper. Between the gable and the tower on the first floor is a large, fixed plate glass window set in an arched opening, surrounded by a multi-light transom and sidelights. Above this window is a projecting bay under a shed roof, clad in half-timbering, with exposed rafter tails above and below it. On the east elevation, a crenelated parapet runs along the wall behind the tower, and incorporates a bay window with leaded glass and a metal roof.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2445 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W269 **OAHP No.:**

Historic Name:

Common Name: *2445 Lake Washington Blvd E*

Property Address: 2445 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552576 **Northing:** 5276963

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901030	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Stenkamp, Ronald and Larilyn	2445 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Tudor **Form/Type** Single Family - Side Gable

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact

Other (specify):

Cladding
Veneer - Stucco
Wood - Clapboard
Stone - Rubble

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable - Side Gable

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1927

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

This Tudor style residence from 1927 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of Tudor style architecture and is a good example of the style. Therefore, it is also individually eligible for the NRHP under Criterion C.

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

Description of Physical Appearance

This is a two story, single family, Tudor style residence from 1927. It has a rectangular footprint under a side gable roof of composition shingle with deep eaves and exposed rafter tails. The second floor has a smaller footprint than the first and is contained under its own side gable roof. It has a front gable wall dormer with wide vergeboards, and the dormer is clad in stuccoed half-timbering. The dormer has a tripartite window composed of an 8/1 window with leaded muntins in the center, with 4/1 leaded windows on the sides, flanked by inoperable batten shutters. The first floor is clad in rubble stone veneer, and the second floor has wood clapboards. The two first floor windows have arched openings and are set under eyebrow arches in the roof overhang above them. These windows have three 6-light leaded glass casements with arched transoms above and wood panels below. The second floor window is a pair of 4/4 leaded glass windows. The entry is recessed in an arched opening. The entryway is stuccoed and the door is wooden with six panels.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2445 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Printed on 7/6/2009 1:50:40 PM

Historic Property Inventory Report for at *2449 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W270 **OAHP No.:**

Historic Name:

Common Name: *2449 Lake Washington Blvd E*

Property Address: 2449 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552586 **Northing:** 5276962

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901040	Union City Addition/Res/Por Canal		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Roffey, Anne Margaret	2449 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Tudor **Form/Type** Single Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Wood	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Front Gable
Veneer - Brick			Conical
Stone			Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1928

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

This Tudor style residence from 1928 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house is not known to represent the work of a master. However, it does embody the distinctive characteristics of Tudor style architecture and is a very good example of the style. Therefore, it is also individually eligible for the NRHP under Criterion C.

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

Description of Physical Appearance

This is a two story, single family Tudor style residence from 1928. It has a rectangular footprint with a round, two story tower at the northeast corner. The main body of the house is under a side gable roof of composition shingle. The corner tower has a pointed conical roof with a wide molded cornice. There is also a front gable wall dormer on the façade with a parapet. The exterior of the house is clad in variegated brick veneer. The entry is centered between the tower and the gable, and features a granite door surround and pointed-arch door with leaded glass. Above the entry is a pair of arched, 8-light leaded glass casements in a segmentally arched opening. To the west of the entry are two pair of multi-light, leaded glass french doors behind an iron railing. Above these doors on the second floor is a three-sided projecting bay with a flat roof. It is clad in wooden panels with turned pilasters at the corners, and has four diamond-paned casement windows. There is a small, narrow, rectangular window in the peak of the front gable end. The tower has three rectangular windows that step up the façade, following the curve of the wall.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2449 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2455 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W271 **OAHP No.:**

Historic Name:

Common Name: *2455 Lake Washington Blvd E*

Property Address: 2455 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552602 **Northing:** 5276956

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901050	Union City Addition/Res/Por Canal		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Leuthy, Coleman	2455 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front and side elevations **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments: northeast corner

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Slight **Changes to other:** Extensive

Changes to windows: Extensive **Other (specify):** roofline and side ele

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Shingle	Shed
Stone			Hip - Hip-on-Gable
Wood - Clapboard			

NARRATIVE SECTION

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1926 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of Tudor style architecture, it has suffered loss of integrity from window replacements and alterations to the roofline and side elevations. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family Tudor style residence from 1926. It has a rectangular footprint, and the main body of the house is under a steep hipped roof of composition shingle. It also has a steep gable front projection that extends out on the east side to form a catslide roof over a small arched window. On the side elevations, the hip roof has been replaced with a lower pitched shed roof to accommodate additional interior ceiling height. In addition a shed-roofed dormer has been added on top of this replacement shed roof on the east elevation. The facade of the house is clad in stucco half-timbering, with wood clapboard in the gable peaks and on the side elevations and dormer. Some original leaded glass windows remain on the façade; however most windows in the house are newer metal sliders. The front gable projects out slightly on the second story and has three replacement windows. Below this projection is a three-sided bay on the first story. The entry is recessed, and the opening is arched with a stone surround and keystone. The northeast corner of the façade features picturesque stone trim. The property is obscured from view by very heavy vegetation.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2455 Lake Washington Blvd E, Seattle, WA 98112*

View of East elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of northeast corner from street **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2459 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W272 **OAHP No.:**

Historic Name:

Common Name: *2459 Lake Washington Blvd E*

Property Address: 2459 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552617 **Northing:** 5276945

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901050	Union City Addition/Res/Por Canal		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Terpening, Allison	2459 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Extensive **Other (specify):**

Style Spanish - Eclectic

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Clay Tile	Gable - Front Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1927

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Spanish Eclectic style residence from 1927 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Spanish Eclectic style architecture, it is not a distinctive example. In addition it has suffered loss of integrity from window replacements. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family residence from 1927 in the Spanish Eclectic style. It has an L-shaped footprint with a clay tile, front gable roof with exposed rafter tails. The roof has two additional projecting front gables on the façade. The exterior of the house is clad in stucco. The entry is recessed under a small hipped, tile roof and accessed through, a round arch. The entry door is also arched. Two narrow, rectangular, leaded glass windows look into the entry. Under the primary projecting front gable, the façade features a fixed, plate glass, replacement window on the first floor, with a decorative metal grille ornamented by a cartouche above it. The second floor projects out slightly above this and has a scalloped overhang. The second floor has a set of three arched windows separated by barley twist pilasters, each with single-light replacement glass. On the west side of the building is a courtyard enclosed with brick walls with tile coping.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2459 Lake Washington Blvd E, Seattle, WA 98112*

View of front elevation **taken** 3/7/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2465 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W273 **OAHP No.:**

Historic Name:

Common Name: *2465 Lake Washington Blvd E*

Property Address: 2465 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 0 **Easting:** 552636 **Northing:** 5276930

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901055	Union City Addition/Res/Por Canal		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Riley, Sean Sr. & Morgan Greenwood	2465 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of east elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Tudor Single Family - Gable Front and Wing

Changes to windows: Intact

Other (specify):

Cladding
Veneer - Stucco

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable - Clipped Gable/Jerkinhead
Gable - Front Gable

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1927

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

This Tudor style residence from 1927 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of Tudor style architecture and is a good example of the style. Therefore, it is also individually eligible for the NRHP under Criterion C.

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

Description of Physical Appearance

This is a one and a half story, single family, Tudor style residence from 1927. It has an L-shaped footprint, with a clipped side gable over the main body of the house and steep front gable over the front "L" projection. The roof is clad in composition shingle with flush eaves. The exterior of the house is clad in smooth stucco. There is a large bay with rounded corners and a flat roof behind a stepped parapet on the east elevation. This bay has four leaded glass casement windows with transoms shaped to mimic the bay parapet. Other windows are mainly leaded glass casements or 8/1 with leaded muntins. Some windows have batten shutters. The entry is located at the apex of the "L," recessed under an arch. Much of he house is shielded from view by dense vegetation. There is a separate brick and stucco garage at street level on the east side of the property, just south of the main house.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2615 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W228 **OAHP No.:**

Historic Name:

Common Name: *2615 Lake Washington Blvd E*

Property Address: 2615 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552646.88 **Northing:** 5276921.02

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804600070	Glenwilde No. 2/5/3		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/20/2009

Owner's Name:	Owner Address:	City/State/Zip:
Maizels, Nettie	2615 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Tudor **Form/Type** Single Family

Changes to original cladding: Slight **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - Shingle	Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1946

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.

The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.

The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.

The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.

The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.

The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This residence from 1946 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Tudor style architecture, it is a modest example and not a distinctive design. Its original textured masonry cladding has been painted, resulting in a loss of integrity of design, feeling, and workmanship. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one story, single family residence from 1946 with an L-shaped footprint. It is simple in design with some elements of the Tudor style. It has a steeply pitched side gable roof of composition shingle over the main body of the house, with nearly flush eaves, a wide cornice, and raking molding in the gable ends. The section of the house that projects forward to form the "L" has a front gable roof at a lower height than the main roof. A prominent exterior chimney with two curved steps on the chimney breast is located at the apex of the "L," on the north elevation of the front projecting section. The exterior of the house is clad in brick interspersed with rough stone, providing an uneven texture, but it has all been painted. The gable ends are clad in wood clapboards. The front elevation of the projecting section has a large wood, fixed, 12-light window, and below this is a partially below-grade garage with a smooth tilt-up garage door. The entry to the house is located just north of the apex of the "L" and is slightly recessed. The door is obscured behind a storm door. The entry is accessed by concrete steps with metal railing. The entry is smooth stucco or wood. Next to the entry is a three-sided projecting bay with a hipped roof. This bay has a center wood window with three horizontal fixed panes, flanked by two narrow wood windows of three panes. Side elevation windows are 1/2. The house has a large shed dormer on the rear.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2615 Lake Washington Blvd E, Seattle, WA 98112*

View of northeast corner **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2607 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W227 **OAHP No.:**

Historic Name:

Common Name: *2607 Lake Washington Blvd E*

Property Address: 2607 Lake Washington Blvd E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552655.11 **Northing:** 5276907

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804600060	Glenwilde No. 2/5/2		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/20/2009

Owner's Name:	Owner Address:	City/State/Zip:
Keough, Jennifer	2607 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: northeast corner

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Slight **Other (specify):**

Style Colonial - Colonial Revival

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Wood - Shingle	Gambrel

NARRATIVE SECTION

Study Unit Architecture/Landscape Architecture

Other

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.

The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.

The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.

The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.

The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.

The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This residence from 1926 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some distinctive characteristics of Colonial Revival style architecture, it has suffered loss of integrity from a rear addition and front window replacements. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family residence in the Colonial Revival style from 1926. It has a rectangular footprint and a side gambrel roof clad in wood shingle with cornice returns at the ends. The exterior of the house is clad in wood clapboards. The façade is symmetrical with a center entry under a front gable roof with a wide arched opening, supported on carved brackets. The entry door is wood with an arched window surmounted by six smaller windows, following the arch. It is flanked by full-length sidelights. On either side of the entry is a fixed plate glass window which is probably a replacement, as it is likely that the windows originally matched the ones above on the second floor. The second floor is under a nearly full-width shed dormer and has a pair of elongated 1/1 wood windows on either side of a single, smaller 1/1 window in the center over the entry. Side elevation windows are also mostly 1/1. There is a large exterior chimney on the south elevation at the ridgeline. The house has a two story rear addition with sliding sash windows. The front of the property is surrounded by a decorative wooden picket fence on a concrete chain wall.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2607 Lake Washington Blvd E, Seattle, WA 98112*

View of north elevation **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2603 E Roanoke St, 98112*

LOCATION SECTION

Field Site No.: SR520W213 **OAHP No.:**

Historic Name:

Common Name: *2603 E Roanoke St*

Property Address: 2603 E Roanoke St, 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552655.32 **Northing:** 5276893.21

Tax No./Parcel No. 2804600035

Plat/Block/Lot Glenwilde #2/5/1-2

Supplemental Map(s)

Acreage .10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/12/2009

Owner's Name: Keller, William & Mary
Owner Address: 2603 Lake Washington Blvd. E.
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status Survey/Inventory
Comments

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: T-Shape **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown
Changes to original cladding: Slight **Changes to other:**
Changes to windows: Intact **Other (specify):**

Style Tudor - Cottage

Form/Type Single Family - Cross Gable

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead
Shingle			Gable - Cross Gable
Veneer - Brick			

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1930

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Sherwood, August 1974) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.
This residence from 1930 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of 1930s Tudor style architecture and is a very good example with high style elements such as the decorative vergeboard over the entry, and the elaborate brickwork on the chimney. Although it has suffered some loss of integrity from possible alterations, such as the front bay window, they appear to date from the historic period and do not detract signifcantly from the design or appearance of the house. Therefore, this property is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This is a one-and-a-half story, single family residence in the Tudor Cottage style. It is located on the corner of E. Roanoke Street and Lake Washington Boulevard E. Although it has an E. Roanoke address, it faces Lake Washington Boulevard. It has a T-shaped footprint and a steeply pitched, clipped, cross gabled roof of composition shingle. It has an elaborate red brick interior chimney with terra cotta chimney pots at the ridgeline on the front gable. The exterior of the house is clad in wood shingle, with stucco and half-timbering in the front gable end and in the gable end over the entry. The entry is located at the joint of the "T" on the south elevation and faces east. It is accessed by concrete steps with stucco knee walls. The gable roof that shields the porch projects out to the east, and the north side of it dies into the main roof. It is supported on one slender square wood post and has one square pilaster at the east wall, with an arched spandrel between them. The gable end features an elaborate scalloped vergeboard framing the half-timbering. Next to the entry porch, a scrolled bracket supports the corner of the roof overhang on the east wall. The entry door is wood with a small window in an ornamented frame. On the south wall adjacent to the entry is a large fixed plate glass window that appears to be a replacement. Below it is a horizontal, four-light awning-style window to the basement. The front elevation facing Lake Washington Boulevard has a projecting three-sided bay window under a hipped roof, with a patterned, painted brick wall below. It is composed of a large fixed plate glass window in the center with a narrow single-light transom above, flanked by two identical but smaller plate glass windows with transoms. This bay window and brick wall do not appear to be original to the house. Above the bay window the gable end is ornamented with stucco and half-timbering, and in the center has a pair of 8-light casement windows with leaded muntins. The south wall of the west section of the house contains a below-grade garage and a four-light window on the basement level. On the first floor it has a pair of 6-light casement windows with leaded muntins, and a tripartite window of three 8-light casements with leaded muntins. It has another identical tripartite window in the gable end on the second floor. The west elevation has a large gabled dormer with a small 1/1 window.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2603 E Roanoke St, 98112*

View of South elevation **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2559 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W5 **OAHP No.:**

Historic Name:

Common Name: *2559 E Roanoke St.*

Property Address: 2559 E Roanoke St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Other
Sequence: 1 **Easting:** 552262 **Northing:** 5276858

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
280460016007	Glenwilde #2 Add/Block 6/Lot 7		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/26/2009

Owner's Name:	Owner Address:	City/State/Zip:
Hartmann, Eric and Sherri	2559 E. Roanoke St.	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of northeast corner **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: House under renovation

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: T-Shape **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Moderate **Changes to other:**

Changes to windows: Extensive **Other (specify):**

Style Colonial - Dutch Colonial

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Brick	Asphalt / Composition - Shingle	Gambrel
Veneer - Brick			
Veneer - Stucco			

NARRATIVE SECTION

Date Of Construction: 1928

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.

The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952. Although most of the residential construction in the neighborhood was completed by 1950, 1952 was selected as the end of the period of significance because that was the initial date of construction for the Museum of History and Industry (MOHAI), which was the last major project in the historic era of the district.

The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.

The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.

The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.

The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the

Washington Park Arboretum that borders the neighborhood.

This residence from 1928 is a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house is not particularly architecturally distinctive, does not represent the work of a master, nor possess high artistic value. In addition, it has suffered some loss of design integrity from recent alterations. Therefore, it is not individually eligible for the NRHP, but is eligible as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story residence with a T-shaped footprint over a full basement. It has a gambrel roof of composition shingle. It was under renovation in 2008, adding a two story addition to the west elevation. The main body of the house is clad in brick veneer, with stucco added to the ground floor/basement area. Wood clapboards covered much of the second floor in the gambrel roof originally, but were removed during the renovation. All windows in the house have been replaced, with mainly single light, plate glass windows on the first floor, and new 6/1 windows on the second floor. An exterior chimney dominates the north, streetside elevation. As part of the renovation, an addition was added to the west elevation, including a new entry and a perpendicular gambrel roof with shed-roofed dormers.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2559 E Roanoke St, Seattle, WA 98112*

View of northwest corner **taken** 10/15/2002

Photography Neg. No (Roll No./Frame No.): N/A

Comments: House before renovation

View of northwest corner **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: House under renovation

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2537 Lake Washington Blvd E, aka 2537 26th Ave. E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W257 **OAHP No.:**

Historic Name:

Common Name: *2537 Lake Washington Blvd E*

Property Address: 2537 Lake Washington Blvd E, aka 2537 26th Ave. E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552664 **Northing:** 5276846

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804600165	Glenwilde #2\7\7		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name:	Owner Address:	City/State/Zip:
Epstein, Gary & Susan Kunimatsu	2537 Lake Washington Blvd E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 2/29/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Style	Form/Type
Colonial - Colonial Revival	Single Family

Changes to windows: Moderate **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition	Hip

NARRATIVE SECTION

Date Of Construction: 1928

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Colonial Revival style residence from 1928 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Colonial Revival style architecture, it has suffered loss of integrity from façade window replacements. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This is a two story, single family, Colonial Revival style residence from 1928, clad in brown brick veneer. It has a rectangular footprint under a hipped roof with sets of three over-sized modillions under the eave along the flat cornice. There is an exterior chimney on the south elevation. The façade is symmetrical with a center entry. Two square boxed columns support the entry porch, which is topped by a molded cornice with an iron railing on top. On either side of the entry is a replacement, fixed, plate glass window. Above the entry on the second floor is a 1/1 window. On either side of this is a pair of 1/1 windows. All windows are flanked by non-original, inoperable shutters. The side entry is covered by a flat roof that is supported on large elaborate brackets, currently propped up on 2 by 4 lumber pieces. The house has a partially below-grade integral garage on the north end of the façade with a paneled roll-up door.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2537 Lake Washington Blvd E, aka 2537 26th Ave. E, Seattle, WA 98112*

View of Front elevation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2531 Lake Washington Blvd E, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W258 **OAHP No.:**

Historic Name:

Common Name: *2531 Lake Washington Blvd*

Property Address: 2531 Lake Washington Blvd E, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552660 **Northing:** 5276823

Tax No./Parcel No. 2804600170

Plat/Block/Lot Glenwilde No. 02/7/ 8-9

Supplemental Map(s)

Acreage 0.17

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name: Albert, John **Owner Address:** 2531 Lake Washington Blvd. E **City/State/Zip:** Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 10/10/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: After renovation

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown

Changes to original cladding: Extensive **Changes to other:**

Changes to windows: Extensive **Other (specify):**

Style Vernacular

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition	Shed
Shingle - Coursed			Gable
			Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This residence from 1926 is not eligible for listing in the NRHP as a contributing element to the Montlake historic district or individually under any criteria. Available research did not reveal any associations with significant persons or events, and the house is not architecturally distinctive, does not represent the work of a master, nor possess high artistic value. It has suffered loss of integrity from significant alterations, including the replacement of windows and the addition of a second floor.

Description of Physical Appearance

This is an example of a one story, single family, Minimal Traditional style residence that underwent extensive alterations and a large addition in 2003. It is now two stories with the original house as the first floor. The exterior chimney on the façade and the south end of the original side gabled roof remain, along with the brick veneer on what is now the first floor. The house now has a clipped gable on the front and side, and a shed over part of the second floor near the entry. The new addition is clad in coursed wood shingle. All of the windows have been replaced.

Major Bibliographic References

Gould, James W. "Montlake History." http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. "Montlake: One of Seattle's Treasures." http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2531 Lake Washington Blvd E, Seattle, WA*

View of Previous appearance, before renovation **taken** 10/2/2002

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2525 Lake Washington Blvd E, aka 2525 26th Avenue E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W258 **OAHP No.:**

Historic Name:

Common Name: *2525 Lake Washington Blvd*

Property Address: 2525 Lake Washington Blvd E, aka 2525 26th Avenue E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552658 **Northing:** 5276803

Tax No./Parcel No. 2804600136

Plat/Block/Lot Glenwilde No. 02/7/1&10

Supplemental Map(s)

Acreage 0.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name: Smith, Leroi M P **Owner Address:** 2525 Lake Washington Blvd E **City/State/Zip:** Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation after renovation **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Moderate **Changes to other:** Extensive

Changes to windows: Extensive **Other (specify):** roof line

Style Other - Eclectic/Mixed

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition	Shed
Veneer - Brick			Gable - Gable-on-Hip
Shingle			Hip

NARRATIVE SECTION

Date Of Construction: 1927

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

This residence from 1927 is not eligible for listing in the NRHP as a contributing element to the Montlake historic district or individually under any criteria. Available research did not reveal any associations with significant persons or events, and the house is not architecturally distinctive, does not represent the work of a master, nor possess high artistic value. It has suffered loss of integrity from significant alterations, including the replacement of windows and multiple additions to the facade.

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

Description of Physical Appearance

This is a two story, single family house over a full basement, constructed in 1927. The main body of the house is clad in brick veneer with a pattern of clinker bricks. It underwent a substantial renovation in 2008. All windows were removed at that time. The original cross gable on hip roof was extended to cover a front addition, and a hipped roof was also added to the façade. Prior to the 2008 renovation, the building had already had some alterations - a substantial front addition with a roof deck had been added. In 2008 the roof deck was removed and another addition with a covered balcony added in its place. The second floor addition is clad in wood clapboard and wood shingle.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2525 Lake Washington Blvd E, aka 2525 26th Avenue E, Seattle, WA 98112*

View of Front elevation, before renovation **taken** 10/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Front elevation during renovation **taken** 6/28/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Printed on 7/6/2009 2:04:07 PM

Historic Property Inventory Report for at *2521 Lake Washington Blvd E, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W259 **OAHP No.:**

Historic Name:

Common Name: *2521 Lake Washington Blvd*

Property Address: 2521 Lake Washington Blvd E, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552659 **Northing:** 5276785

Sequence: 1 **Easting:** 552659 **Northing:** 5276785

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
0260000055	Arensberg Add/ /Lot TR II		0.18

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
Taylor, Freddie Alliniece	11538 Fort Caroline Lakes Dr.	Jacksonville, FL 32225

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 2/29/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Moderate **Changes to other:**

Style Ranch

Form/Type Single Family - Side Gable

Changes to windows: Extensive **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Metal - Aluminum Siding Veneer - Brick	Unknown	Metal - Tile	Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1946

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Ranch style residence from 1946 is located in the Montlake historic district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Ranch style architecture, it has suffered loss of integrity from window and siding replacements. Therefore, it is not eligible for the NRHP, either individually or as a contributing element to the historic district.

Description of Physical Appearance

This is a Ranch style, one story, single family residence from 1946 with a two story section on the north end. The exterior of the house is brick veneer on the first floor and aluminum siding on the second. It has a shallow-pitched side gable roof that has been clad in unusual red metal shingles and has deep eaves. All of the windows in the house have been replaced. The entry is located near the center of the house and the door is flanked by glass block walls. The house has two chimneys - one is a large exterior chimney near the front on the south elevation, and one is a smaller, interior, ridgeline chimney near the center of the second floor. The house is at a higher elevation than the street and is fronted by heavy landscaping, giving it limited visibility. It is accessed from the street by concrete steps.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2517 Lake Washington Blvd E, aka 2517 26th Ave. E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W259 **OAHP No.:**

Historic Name:

Common Name: *2517 Lake Washington Blvd*

Property Address: 2517 Lake Washington Blvd E, aka 2517 26th Ave. E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552660 **Northing:** 5276769

Sequence: 1 **Easting:** 552660 **Northing:** 5276769

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
0260000045	Arensberg Add/0010/TR9		0.18

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
Childs, Shawn M	2517 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 2/29/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1

Structural System: Platform Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Style Ranch

Form/Type Single Family - Side Gable

Changes to windows: Extensive **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition	Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1947

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Ranch style residence from 1947 is located in the Montlake historic district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Ranch style architecture, it has suffered loss of integrity from window replacements. Therefore, it is not eligible for the NRHP, either individually or as a contributing element to the historic district.

Description of Physical Appearance

This is a single family Ranch style residence from 1947 with an L-shaped plan. It is one story over a full basement. It has a side gable roof of composition shingle with deep eaves, and a shed roof that extends over the "L." The exterior is brick veneer. There is a single-car garage with a paneled tilt-up door at ground level, underneath the "L" extension. The façade features a partial width front porch under the main roof, supported on two pair of slender metal columns. There are five vertical, fixed, plate glass windows on the façade next to the entry door. Over the garage is a fixed plate glass window flanked by two narrow windows, with three awning windows across the bottom. All windows appear to be replacements. There is a wide, interior chimney on the rear roof slope near the north end of the house.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2511 Lake Washington Blvd E, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W259 **OAHP No.:**

Historic Name:

Common Name: *2511 Lake Washington Blvd*

Property Address: 2511 Lake Washington Blvd E, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552661 **Northing:** 5276749

Sequence: 1 **Easting:** 552661 **Northing:** 5276749

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
0260000040	Arensberg Add/ /Lot TR8		0.15

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
Jamieson, N Stuart+Holly Coe	2511 Lake Washington Blvd. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Other **No. of Stories:** 1

Structural System: Platform Frame

View of Front elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Intact
Changes to original cladding: Intact
Changes to windows: Extensive
Changes to interior: Unknown
Changes to other:
Other (specify):

Style
Ranch

Form/Type
Single Family

Cladding
Veneer - Brick

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition

Roof Type
Gable - Gable-on-Hip
Hip

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1948

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
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The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
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This Ranch style residence from 1948 is located in the Montlake historic district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Ranch style architecture, it has suffered loss of

integrity from window replacements. Therefore, it is not eligible for the NRHP, either individually or as a contributing element to the historic district.

Description of Physical Appearance

This is a one story, single family, Ranch style residence. It has a rectangular plan with a front projecting "L" on the north end and a "T" projection at the south end, giving the façade a U-shaped appearance. The main body of the house is under a low-pitched gable-on-hip roof of composition shingle with louvered vents in the gable ends. Intersecting, low-pitched hip roofs with deep boxed eaves cover the other sections. The exterior is clad in brick veneer. The house has two chimneys - a prominent exterior chimney on the north elevation near the front, and a smaller, ridgeline, interior chimney in the center of the main roof. The recessed entry is in the center of the house and is surrounded by a glass block wall. All windows are vinyl replacements. A single-car, grade-level garage is located at the south end of the house.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2511 Lake Washington Blvd E, Seattle, WA*

View of front elevation **taken** 2/29/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2530 E Miller St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W21 **OAHP No.:**

Historic Name:

Common Name: *2530 E Miller St.*

Property Address: 2530 E Miller St, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Other
Sequence: 1 **Easting:** 552661 **Northing:** 5276730

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8814400080	University Boulevard Add/2/6-7		0.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/1/2009

Owner's Name:	Owner Address:	City/State/Zip:
EPHREM, LEAH+BELAY ANTENCH	2530 E MILLER ST	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of southeast corner **taken** 3/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1

Structural System: Platform Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Extensive **Changes to other:**

Style Vernacular

Form/Type Single Family

Changes to windows: Extensive **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Metal - Aluminum Siding	Concrete - Poured	Asphalt / Composition	Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1945

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): No

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952. Although most of the residential construction in the neighborhood was completed by 1950, 1952 was selected as the end of the period of significance because that was the initial date of construction for the Museum of History and Industry (MOHAI), which was the last major project in the historic era of the district.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This residence from 1945 has been heavily altered since its original construction, and has lost integrity of design, materials, workmanship, and feeling. While it retains integrity of location, setting, and association, it does not retain sufficient integrity to convey its history. Therefore it is not considered eligible for the NRHP either individually or as a contributing element to the Montlake potential historic district.

Description of Physical Appearance

This is a vernacular residence constructed in 1945 that had aluminum siding installed before 1966. It has a side gable roof with a front gable wing and a slightly recessed entry porch. Most windows are small, metal, replacement windows. There are large single-light windows facing 26th Ave. East, as well as flanking the entry door that are also not original openings. A flat-roofed carport has been attached to the north elevation. This house is undistinguished and while it likely never possessed high artistic value, it has suffered alterations that have removed most of its original character.

Major Bibliographic References

Gould, James W. "Montlake History." http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Smith, E. "Montlake: One of Seattle's Treasures." http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2467 26th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W252 **OAHP No.:**

Historic Name:

Common Name: *2467 26th Ave*

Property Address: 2467 26th Ave E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552653 **Northing:** 5276699

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200051	Pikes 2nd Add to Union City/16/5-6		0.15

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name:	Owner Address:	City/State/Zip:
Cordy, John	2467 26th Ave. E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style	Form/Type
Tudor	Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition	Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Date Of Construction: 1926

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

he northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1926 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody the distinctive characteristics of Tudor style architecture, it has suffered loss of integrity from a large rear addition, resulting in a change to the original roofline. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This one and a half story, single family, Tudor style residence, built in 1926, has an L-shaped plan under a steeply pitched, clipped side gable roof with a projecting clipped front gable section. The front gable has a picturesque pointed clip. The roof is clad in composition shingle and has raked molding and cornice returns in the gable ends. There is also a front shed dormer with a row of three 4-light casement windows with leaded muntins. The house has two red brick chimneys - a larger exterior one on the south elevation, and a smaller interior one near the middle of the front roof slope. The residence is clad in wood clapboards. The projecting front gable has a long, narrow louvered gable end vent above a set of three 8-light leaded casements. On the first floor of this section is a large window with leaded casements and an arched transom. North of this window is the entry, sheltered with a small projecting eyebrow roof suspended from metal cables and supported on carved brackets. The doorway is set in an arched opening, and has a narrow colored, leaded glass window adjacent to it. The other section of the façade, north of the entry, has a plate glass window flanked by 8-light leaded casements and topped by a narrow 16-light leaded transom. The house sits at a high elevation relative to the street and has a two-level stone retaining wall around the property. There is a single-car, below-grade garage on the north side of the property, accessed from E. Miller Street. Windows on the side elevations vary in size and type. There is a large, two story addition on the rear of the house that alters the original roofline and plan of the house.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2463 26th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W253 **OAHP No.:**

Historic Name:

Common Name: *2463 26th Ave E*

Property Address: 2463 26th Ave E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 532660 **Northing:** 5276684

Tax No./Parcel No. 6788200050

Plat/Block/Lot Pikes 2nd Add to Union City/16/5-6

Supplemental Map(s)

Acreage 0.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name: Hall, David Connolly IV **Owner Address:** 2463 26th Ave. E **City/State/Zip:** Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Other **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Extensive **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition	Gable

NARRATIVE SECTION

Date Of Construction: 1925

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

he northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1925 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody some characteristics of Tudor style architecture, it is a modest example and it has suffered loss of integrity from window replacements. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This one and a half story, single family, residence with elements of the Tudor style was constructed in 1925. The plan is mostly rectangular, with a small gable projection in the center of the north elevation, and a slight front gable projection on the façade. The main body of the house is under a steep side gable roof of composition shingle with boxed eaves and cornice returns in the gable ends. There is a prominent brick, exterior chimney on the façade that pierces the roof eave just south of the center of the house. The brick of the chimney face continues into an archway at the entry. The entryway is in the apex of the "L" formed by the front gable projection, and is marked by a raised brick porch and a small front gable. The entry is recessed, and the door is paneled and flanked by sidelights. The exterior of the house is clad in wood clapboard. The windows appear to be modern replacements in sliding, casement, and fixed sash.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Historic Property Inventory Report for at *2457 26th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W254 **OAHP No.:**

Historic Name:

Common Name: *2457 26th Ave E*

Property Address: 2457 26th Ave E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552660 **Northing:** 5276668

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
678820010	Pikes 2nd Add to Union City/16/11-12		0.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/26/2009

Owner's Name: Root, Bruce W + Maria PP
Owner Address: 2457 26th Ave. E
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status Survey/Inventory
Comments

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown
Changes to original cladding: Intact **Changes to other:** Moderate
Changes to windows: Intact **Other (specify):** Large front dormer a

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Unknown	Asphalt / Composition	Gable

NARRATIVE SECTION

Date Of Construction: 1932

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name "Montlake" frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder's houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as "Interlaken," was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name "Montlake" as they developed "Montlake Park, An Addition to the City of Seattle" in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike's First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name "Interlaken" for the neighborhood he helped develop, he later agreed to "Montlake" as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are "individually distinctive" (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This residence from 1932 retains good integrity and is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the early twentieth century houses that make up the district. However, available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. Although it does embody characteristics of 1930s Tudor style architecture, it appears to have suffered loss of integrity from the addition of the large front dormer. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

Description of Physical Appearance

This one and a half story, single family residence in the Tudor style was constructed in 1932. It has an irregular plan under a side gable roof clad in composition shingle. It has a front projecting gable and a gabled dormer on the front roof slope. There is another gabled projection on the front, on the north end, that forms a small tower, with the gable terminating in a three-sided conical end. The wall beneath it forms a three-sided bay, with a single-light plate glass window in the front, and multi-light leaded glass casements on the sides. There is an exterior chimney on the south elevation. The exterior of the house is clad in brick veneer, while the dormer is clad in wood clapboards and has a pair of double-hung windows. This dormer appears to be an addition. The entryway is located at the apex where the main projecting front gable meets the primary façade wall, under the cat slide extension of the front gable projection. Notable fenestration includes a large, arched, leaded multi-light window with a small colored glass center pane on the projecting gable façade. The house is located on a high elevation relative to the street and has a stone retaining wall across the front of the property. There is a garage at street level on the northeast corner of the site. The elevation and heavy landscaping obscure much of the property from public view.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *2457 26th Ave E, Seattle, WA 98112*

View of front elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2451 26th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W238 **OAHP No.:**

Historic Name:

Common Name: *2451 26th Ave E*

Property Address: 2451 26th Ave E, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Other
Sequence: 1 **Easting:** 552651 **Northing:** 5276658

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200100	Pikes 2nd Add to Union City/16/11-12		0.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/22/2009

Owner's Name:	Owner Address:	City/State/Zip:
Johnson, Wallace L & Annie M	2451 26th Av E	Seattle, WA 98112

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Tudor **Form/Type** Single Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact

Other (specify):

Cladding
Veneer - Brick
Veneer - Stucco

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition

Roof Type
Gable
Hip
Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1930

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): Yes - National

Property potentially contributes to a historic district (National and/or local): Yes

Statement of Significance

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood.
The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.
The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from, though basically concurrently with, the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordered on the west by Interlaken Park and on the east by Washington Park, the plat featured twenty irregularly shaped blocks located on either side of 24th Avenue East to the north of East Galer Street. Boyer imposed restrictive covenants requiring that homes constructed east of 24th Avenue had to cost not less than $3,000, and those west of 24th not less than $5,000, ensuring above average construction.
The area now north of SR 520 was originally known as Union City, so named by Harvey Pike in 1861. It was incorporated into the City of Seattle in 1891. With the Alaska-Yukon Pacific Exposition in 1909 at the University of Washington campus, the area received extensive exposure and benefited from increased public transit to the area. Two brothers, Calvin and William Hagan, with partner James Corner (Smith n.d.) originated the name “Montlake” as they developed “Montlake Park, An Addition to the City of Seattle” in July of 1909. This development occupied the area between the present day Montlake Cut and SR 520, and encompassed the eight blocks originally platted as H.L. Pike’s First Addition to Union City in 1870.
The main era of construction in what is now known as Montlake was from 1910 to the 1940s, and the side streets appear to have been paved in 1926 (Gould 2000). Three parks were incorporated into the neighborhood development, in addition to the Arboretum and Interlaken, and in time the neighborhood had schools, churches, a library, a museum, and two small business areas. While Boyer had preferred the name “Interlaken” for the neighborhood he helped develop, he later agreed to “Montlake” as the name for the entire neighborhood (Gould 2000), which is generally accepted today. In spite of the intrusion of SR 520 in the 1960s on the old Portage Canal site, and the failed R. H. Thomson Expressway (and associated demolitions), the Montlake neighborhood remains essentially intact.
The styles in this potential historic district are cohesive, mainly Craftsman, Tudor Revival, and Colonial Revival, but the houses are “individually distinctive” (Gould 2000). Several high-style, distinctive houses along Lake Washington Boulevard include turreted Tudor Revivals and stuccoed California Mediterraneans. Noteworthy non-residential structures in the area include the Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), MOHAI, NOAA NW Fisheries Science Center, the Seattle Yacht Club (1920 – NRHP, WHR and City of Seattle Landmark), and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Washington Park Arboretum that borders the neighborhood.

This Tudor style residence from 1930 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has very good integrity and is a representative example of the early twentieth century houses that make up the district. Available research did not reveal any associations with significant persons or events, and the house does not represent the work of a master, nor possess high artistic value. However, it does embody the distinctive characteristics of 1930s Tudor style architecture and is a very good example of the style. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This is a one-and-a-half story, single family residence in the Tudor style from 1930. It has an L-shaped plan. The roof, clad in composition shingle, is quite complex, with a hip over the main body of the house that terminates in a clipped gable on the south elevation, two front gables on the façade, and two hipped dormers, one on the front and one on the rear. There is an interior chimney on the front slope of the roof near the center of the façade, between the hipped dormer and the secondary gable. The first story is brick veneer, while the gable ends and dormers are faced in stucco with decorative half timbering. The front entryway is marked by a small projecting enclosed porch at the apex of the L-shaped plan. The entry is recessed, with stucco on the interior of the entryway, and decorative framing around the opening. The façade of the projecting front gable has small brackets at the eave line and a fixed, plate glass window flanked by 8-light casements with leaded muntins. Fenestration in the rest of the house consists of 8-light leaded casements in pairs and sets of three. The south elevation has a projecting bay under a hipped roof, clad in stucco with decorative half-timbering. The south side of the property has a partially below-grade, concrete garage that is accessible from E. Calhoun Street.

Major Bibliographic References

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

LOCATION SECTION

Field Site No.: SR520W299 **OAHP No.:**

Historic Name: *Washington Park* **Common Name:** *Washington Park Arboretum*

Property Address: 2300 Arboretum Dr E, Seattle, WA 98112 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	21	SE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com

Sequence:	Easting:	Northing:
4	552684	5276092
1	552938	5276793
3	552964	5275325
2	553086	5276153

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2125049044	Madison Park Add/Blk 1/Lots 1-7; Bard-Foster Wash		approx. 230

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: L Durio

Date Recorded: 6/6/2009

Owner's Name: City of Seattle Parks Department

Owner Address: 800 Maynard Ave. S, 3rd FL

City/State/Zip: Seattle, WA 98134

Classification: Site

Resource Status Survey/Inventory

Comments

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Arboretum Aqueduct **taken** 12/12/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: North elevation

DESCRIPTION SECTION

Historic Use: Recreation and Culture - Outdoor Recreation

Current Use: Recreation and Culture - Outdoor Recreation

Plan: Irregular

No. of Stories:

Structural System:

Changes to plan: Slight

Changes to interior:

Style

Form/Type Other

Changes to original cladding:

Changes to other:

Changes to windows:

Other (specify):

Cladding

Foundation

Roof Material

Roof Type

NARRATIVE SECTION

Date Of Construction: 1903

Architect: J. Frederick Dawson & John Olmsted of Olmsted Bros

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	
Community Planning/Development	
Entertainment/Recreation	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The Arboretum was first known as Washington Park and was one of the city's first parks, created from 1900 to 1904. Originally owned by the Puget Mill Company, it was logged and slated for development, along with the adjacent area that is now known as Broadmoor. But the financial panic of 1893 put the company's plans on hold. In order to get needed infrastructure improvements from the city, Puget Mill Company deeded 62 acres of land to the City that would become the park. By 1902, the new park property was identified as Washington Park after the nearby Lake Washington. More acreage was added over the next few years, and by 1916, the park had a total of 165.22 acres (BOLA and Kiest 2003). The City largely completed its acquisition of land for Washington Park with the 1917 purchase of Foster Island and the 1920-21 purchase of all but one lot of the Bard-Foster Washington Park Addition (City of Seattle).

In 1903, the Olmsted Brothers came to Seattle and prepared a plan for Seattle's park system, including Washington Park. But little development occurred in the vast park until the mid-1920s. In March 1924, Washington Park was officially set aside as a botanical garden and arboretum by the Board of Park Commissioners, in partnership with the University of Washington. In 1925, the “Old Government Canal” property was leased to the city by the federal government for 99 years, to be used for park purposes. It was considered an expansion of Washington Park and was the location of the first official plantings done in the park in 1935-36.

In 1936, the Seattle Garden Club donated $3,000 to hire J. Frederick Dawson and Frederick Law Olmsted, Jr. of the Olmsted Brothers landscape firm to design the first planting plan, with Mr. Dawson as the chief designer. The first formal plan was drawn up in March 1936, and it included an illustrated plan, a nine page letter, a collection of photographs, and plant lists. Dawson used an earlier design by the Parks Department’s staff landscape architect, Frederick Leissler, as the basis for the Olmsted plan and worked closely with Leissler, who had been hired by Dean Winkenwerder of the UW College of Forestry to oversee development of the Arboretum. As this was during the Great Depression, 500 men in the Public Works Administration/Works Progress Administration did much of the construction. Between 1936 and 1941 "WPA workers completed much of the basic infrastructure that is present today. Most of the work followed the Olmsted Brothers design although there were departures as locations of certain features were changed to better suit the site conditions. Completed features included a new road, the Upper Road (later renamed Arboretum Drive), which roughly followed the route of the early bicycle path through the park, dredged lagoons at Foster Island with plantings of bamboo and Japanese iris, and a system of walks. WPA workers also constructed greenhouses, propagation houses, lath houses, potting sheds and cold frames, creating an extensive service area, and installed fences along the Broadmoor property line.

More substantial and public structures came in the form of a stone gatehouse located near the south entrance at Madison Street, an overlook or gazebo on a hillside at the southern end of the Arboretum, and a stone kiosk at the Interlaken Boulevard intersection with Lake Washington Boulevard. Designed by architects Arthur Loveless & Lester P. Fey, these structures reflect the rustic style of park architecture that was prevalent during this era while the intricate stonework is representative of the craftsmanship that was a hallmark of WPA construction. It is likely that Loveless and Fey also designed the stone pylons at the gatehouse and kiosk as well as the entry pylons at the northern and southern entrances. Similar craftsmanship was employed in the construction of two stone bridges over Arboretum Creek, which meandered along the Arboretum’s western margin. The south bridge was constructed at the southern end of a pond developed immediately southwest of the intersection of the two boulevards in an area designated as the Maple Section. Although the Olmsted Brothers plan had identified several areas for ponding of the creek, this was the only one completed. The combination of the existing water feature and the surrounding maple trees later made it the ideal choice for the location of the Seattle Japanese Garden.

Several major landscape elements were also completed by WPA workers, often under the supervision of local landscape architects and designers. This included the Rhododendron Glen, which followed a planting plan prepared by Otto Holmdahl, using collections from the late Dr. Cecil Tenny and the estate of Charles O. Dexter. Holmdahl also completed the plan for the Maple Collection around the pond in the southwest corner of the Arboretum and supervised construction of the Rock Garden/Rockery in a location chosen by Frederick Leissler near the intersection of Lake Washington Boulevard and Arboretum Drive. WPA workers constructed the pools of the Woodland Garden but did not implement the planting plan designed by Swiss-German landscape architect E.A. Fabi, who died in 1939 just as work got underway. Although the Olmsted Brothers firm completed the General Plan with the idea that they would be hired for additional design work for specific elements, they only executed a detailed planting plan for Azalea Way. With donations from the Seattle Garden Club, WPA workers transformed the former speedway into a three-quarter mile long stroll through banks of flowering azaleas, Japanese cherries, and eastern dogwoods. The General Plan also provided a sequential arrangement of the plant collection based on a taxonomic classification system laid down by the botanists, Engler and Prantl, with the family Coniferae, the collection commonly known as the Pinetum, situated at the beginning of the sequence in the northwest portion of the Arboretum…. In addition, several major elements of the Olmsted Brothers plan were never executed, including the Lakeside Boulevard, the Rose Garden and the Administration Building/Herbarium/Library" (City of Seattle). Much of the Arboretum plant collection development occurred after World War II, when the late Brian O. Mulligan was director. His modifications to the original Olmsted design led to many plants being better sited, and gardens, such as the Winter and Woodland Gardens, with an emphasis on design.
The area south of SR 520 near Foster Island and along the shoreline, north of East Foster Island Road and the road to Broadmoor, was included in both the 1904 and 1936 Olmsted plans as an area of lagoons. The lowering of Lake Washington in 1916 changed the shoreline and created a marsh at the north end of the Arboretum around Foster Island. By 1936, this area was “extensive marshlands, interrupted by landfills, following two decades of exposure since the lowering of the lake. The plan proposed the introduction of waterways labeled 'lagoons' to be developed through dredging of the marshland. Dredge spoils would be used to raise the adjacent marshland and to cover the dumps. A future

Alpine collection could expand into the area surrounding Foster Island, from the primary Alpine garden proposed west of the nursery" (BOLA and Kiest 2003). To implement the lagoon plan, extensive dredging was done in 1938-39, dredging out 1-1/4 miles of lagoons. In 1939, extensive planting of 16 species of bamboo and 3,500 Japanese iris took place; however, few of these survived after World War II.
The undeveloped property north of SR 520 behind the houses facing East Hamlin Street is what remains of the "canal reserve land," the location of the original log canal between Lake Union and Lake Washington. This piece of land was not included in the Olmsted plans for the park, but as noted above, was one of the first areas formally planted. Frederick W. Leissler, Jr., who was appointed assistant director of the Arboretum in 1936, directed WPA crews in planting Yoshino cherry trees and incense cedars on the "canal land" during the winter of 1935-36. The Seattle Garden Club, who had funded the 1936 Olmsted plan, expressed concern over these plantings, fearing that they might be detrimental to the overall plan, but the trees remained until the construction of SR 520 in 1961. At that time, many of the cherry trees were relocated to the liberal arts quad of the University of Washington. These trees were removed in 1998 because of their advanced age (BOLA 2003). Two of the cherry trees that were not relocated remain today; however, most of the surrounding land and plantings have been removed, and the introduction of SR 520 severely compromised the integrity of this early landscape.

After the plan of 1936, the next Master Plan adopted for the park was in 1978. In May 2001, the Seattle City Council approved a new long-range master plan for the Arboretum, "Renewing the Washington Park Arboretum." The plan was developed by Seattle Parks and Recreation, the University of Washington and the Arboretum Foundation to ensure that the Arboretum will effectively fulfill three primary purposes—conservation, recreation and education. Key elements include renovation of 30 existing plant exhibits and creation of 21 new plant exhibits; reorientation of some pedestrian trails; construction of a pedestrian/bicycle trail along Lake Washington Blvd.; renovation and expansion of existing facilities in the vicinity of the Graham Visitors Center; construction of a new pavilion and entrance to the Japanese Garden; addition of two pedestrian overpasses, one across Lake Washington Blvd. and one across Foster Island Dr.; traffic flow improvements; and other minor modifications.

As a public park, teaching and research institution, and outdoor recreation area, the Arboretum has changed and evolved to meet changing demands, accommodate differing financial climates, and adapt to new challenges and desires from varied stakeholders. The extensive plantings and landscape improvements have matured. The plan has had to alter to fit SR 520 and Evergreen Point Bridge approach. But the Arboretum retains its basic design and feeling, and continues to fulfill its mission: "The Washington Park Arboretum is a living plant museum emphasizing trees and shrubs hardy in the maritime Pacific Northwest. Collections are selected and arranged to display their beauty and function in urban landscapes, to demonstrate their natural ecology and diversity, and to conserve important species and cultivated varieties for the future. The Arboretum serves the public, students at all levels, naturalists, gardeners, and nursery and landscape professionals with its collections, educational programs, interpretation, and recreational opportunities." This mission statement was adopted January 4, 1996, and remains true to the initial founding of the Arboretum in 1924. The Arboretum cannot be judged as a sum of its parts, many of which have adapted and changed over time, with renewed plantings, new signage and lighting, new paving, etc. As a historic designed landscape meant to educate and provide public beautification, it is an icon of the Seattle Parks system. Although the north area of the Arboretum was heavily impacted by the construction of SR 520 and has suffered a loss of integrity, the rest of the Arboretum taken as a whole remains intact, with good integrity in all seven aspects. The Washington Park Arboretum is eligible for the NRHP under Criterion A, for its association with events that have made a significant contribution to the broad patterns of our history, including the A-Y-P Exposition, the development of the University of Washington, the work of the WPA, and the development of the parks system in Seattle, and under Criterion C, as the work of a master for its design by the noted Olmsted Brothers, as well as the many talented designers and architects who contributed to its multiple designed features.

Description of Physical Appearance

The Washington Park Arboretum (Arboretum) is a public facility that was part of the Olmsted Plan for Seattle Parks, Boulevards, and Playgrounds. Stretching across approximately 230 acres, it is owned by the City of Seattle whose Parks and Recreation Department maintains park functions, and managed by the University of Washington, responsible for the plant collections and educational programs, in association with the University of Washington Botanic Gardens. The Arboretum Foundation provides funding and volunteer assistance for the maintenance, development and renovation of Arboretum gardens and collections. The Arboretum Botanical Garden Committee is the legally mandated advisory committee for the Arboretum, established by the Arboretum's enabling legislation in 1934.

The Arboretum contains one NRHP-listed resource, the Arboretum Aqueduct (Historic Bridges/Tunnels in Washington State), which is also a designated Seattle landmark and listed in the WHR.The Aqueduct contains a sewer line and a pedestrian bridge, and crosses Lake Washington Boulevard near East Lynn Street. The Arboretum also contains another designated Seattle Landmark, the Seattle Japanese Garden, which is a 3½ acre enclosed site located in the extreme southwest corner of the Arboretum.

The Arboretum "occupies a long, narrow valley extending south from Lake Washington's Union Bay to East Madison Street. Lake Washington Boulevard winds through the length of the Arboretum west of center and serves as the primary access to the park. South of Madison Street, the Boulevard continues southeast towards the shores of Lake Washington. Arboretum Drive East is a secondary road through the Arboretum that roughly parallels the park's eastern boundary. The Montlake neighborhood borders the Arboretum to the west while the private, gated residential community of Broadmoor lies to the east. Broadmoor's 18-hole golf course wraps around the single family residences clustered at the center of the development and provides a green buffer for the park. East Madison Street, the major arterial along the southern end of the Arboretum, connects downtown Seattle to the southwest with the Madison Park neighborhood to the northeast" (City of Seattle 2008).

The section of the Arboretum located under the Evergreen Point Bridge west approach, and the land surrounding the on- and off-ramps from SR 520 to Lake Washington Boulevard is owned by WSDOT and is used primarily for transportation facilities. An April 1966 agreement between the City of Seattle and WSDOT holds that while the state would allow the

city to use portions of the property for park-oriented use, the property would remain within WSDOT ownership. Therefore, while used for some park activities, that land is technically no longer part of the Arboretum.

Foster Island, located at the northern end of the Arboretum, is an environmentally sensitive area consisting of marshes, reeds, and cattails that provides valuable wildlife habitat and is recognized as a traditional cultural place. The island was bisected in 1963 when SR 520 was constructed. In 1968, the Waterfront Trail was constructed, which links Foster, Marsh, and Bamboo islands to a terminus just east of MOHAI. The Waterfront Trail passes under SR 520 in the middle of Foster Island. After construction of SR 520 through this area, landscape architect Hideo Sasaki was hired in 1964 to salvage what was left of the northern Arboretum area. Few elements of his plan were implemented, except for the Waterfront Trail. A historic review conducted by BOLA Architecture and Karen Kiest/Landscape Architects in 2003 stated: “An estimated 60 acres were lost in the lagoon area, which had been part of the Olmsted Brothers proposed plan for the Arboretum. Excavations, which extended along the east side of 26th Avenue, filled with water. The resulting topography and the presence of the off-ramps eliminated the possibility of further development at the north end of the Arboretum” (BOLA and Kiest 2003). The integrity of this area was severely compromised by the construction of SR 520 and the Evergreen Point Bridge.

McCurdy Park is located on the north side of SR 520 and encompasses approximately 1.5 acres of land. It was once part of the “canal reserve land,” which had been reserved for use as a potential location for the Montlake Cut. MOHAI was constructed on a portion of this property in 1950, and the land immediately surrounding it was named for Horace W. McCurdy in 1958 (Sherwood 1974). In 1963, the State Department of Highways condemned approximately 47 acres of Arboretum property for SR 520, including most of the canal reserve land, and the path for the new expressway effectively cut off what was left of McCurdy Park from the Arboretum. McCurdy Park and MOHAI are no longer considered part of the Arboretum.

"Among the Arboretum's 20,000 trees, shrubs and vines, more than 10,000 are catalogued in collections. 4,600 different species are cultivated varieties from around the world, and 750 of the taxa were collected in the wild. 139 plants in the Washington Park Arboretum (are) on the endangered species list. 95% of the Arboretum's collections are on display. Collections include rhododendron, azalea, mountain ash, pine, spruce, cedar, fir, crabapple, holly, magnolia, camellia, and Japanese maple” (University of Washington Botanic Gardens). "Noteworthy are North America's largest collection of Sorbus and Maple, the second largest collection of species Hollies and significant collections of oaks, conifers and camellias" (University of Washington Botanic Gardens).

The historic review conducted by BOLA Architecture and Karen Kiest/Landscape Architects in 2003 identified several key elements of the Arboretum:
Lake Washington Boulevard - Designed by John Charles Olmsted from 1903-1906 and constructed under J.W. Thompson, Parks Superintendent. The first designed and completed section of the Boulevard was 2,150 feet long, located north of Madison Avenue. The entire boulevard runs from Seward Park at the south, north along Lake Washington, through the Arboretum, to the northeastern edge of the Montlake neighborhood. The Boulevard has had changes in paving, curbing, and gutters since its construction, and the light standards have been replaced.

Gatehouse/Stone Cottage - Located at the southern gateposts to the Arboretum, the Stone Cottage was designed by Architects Loveless and Fey and constructed by the WPA 1937-38. It was originally intended to serve as a gatekeeper's residence. It also includes a pair of stone pylons, composed of double piers with low walls. The pylons flank Lake Washington Boulevard and serve as a gate element for the property. The west pylon has a WPA identification plaque. The building is currently used as a residence for Arboretum staff. The building retains good integrity.

Rockery - The Rockery is a WPA element dating from ca. 1938, located north of the intersection of Lake Washington Blvd. and Arboretum Drive. It was designed by Frederick Leissler and Otto Holmdahl. It was constructed of Basalt stone from Cle Elum. It is unclear how much of the Rockery's original design was implemented, as the 1938 Arboretum Foundation report recommended discontinuing construction of the Rockery due to lack of funds. The original rockwork is intact but overgrown with shrubs. Modern signage detracts from the original design.

Stone Bridges, Arboretum Creek and the Pond - The creek was an original, natural feature of the area that is now the Arboretum and drained all of Madison Valley. The creek flow was considerably reduced when the ravine at the north end of the Park was filled in and storm sewers were developed. Springs above the Japanese Garden were diverted to the storm sewer system in the 1990s. The creek presently receives intermittent flows only from the Woodland Garden and Rhododendron Glen. The creek was also straightened as part of 1904-05 and 1936-38 Boulevard and Arboretum related improvements. The Olmsted plan showed several pools along the creek but only one was constructed, in 1938 by the WPA. Both the North and South bridges were designed and built as part of the WPA work. The South Bridge and the Pond/pool were extensively reconfigured in 1959-60 as part of the Japanese Garden construction. The Creek has been completely altered from its original condition. The small pool was significantly changed as part of the Japanese garden development. The North and South bridges remain and have good integrity.

Japanese Garden - Constructed in 1959-60, the Seattle Japanese Garden was designed by Kiyoshi Inoshita, principal designer, with Juki Iida of the Iida Landscape Engineering Co. of Tokyo as the landscape architect who supervised construction of the garden and executed the plans prepared in Tokyo. Mr. Iida was the creator of more than a thousand Japanese gardens and had been honored by the Emperor of Japan for his gardens. Sad Ishimitsu of K. Ishmitsu & Sons constructed the teahouse under the supervision Tomosaburo Kato and a representative of the Tokyo Metropolitan Government. Prepared by Kiyoshi Inoshita and then modified by Ryuo Moriwaki, Nobumasa Kitamura, Iwao Ishikawa, Naotomo Ueno, Riki Ito and Iida himself, the plans presented a design that incorporated the existing pond and the stone bridge over the creek and retained existing

vegetation at the periphery. William S. Yorozu was the contractor, Richard Yamasaki did the stone work and Sad Ishimitsu handled the wood construction. "According to author Kendall H. Brown, the Seattle Japanese Garden 'represents the earliest postwar public construction of a Japanese-style garden on the Pacific Coast and, as such, had a great impact on other gardens, serving as the template in design and function for most of the large civic pond-and-teahouse gardens built over the next forty years'" (City of Seattle). After the original tea house was burned down, "Fred Sugita, a Japanese-born craftsman from Seattle, largely followed the original plans in completing the reconstruction of the teahouse with the assistance of Seichi Kawasaki, a carpenter-artisan from Hiroshima, Japan. The dedication on May 16, 1981 was truly a celebration of the restoration of the teahouse. That same year, the University of Washington transferred the management of the Japanese Garden to Seattle Parks and Recreation, which has undertaken several major projects in recent years. ADA revisions were planned and built in 1997, and shoreline restoration (of the pond) was completed in 2002. Major and regular pine pruning has been ongoing since 1998. Today, the Seattle Japanese Garden is ranked within the top ten of North America's more than 300 public Japanese gardens" (City of Seattle).

Arboretum Aqueduct - Also known as the North Trunk Sewer Viaduct or the Willcox Footbridge, the Arboretum Aqueduct, listed on the NRHP, was designed by Willcox and Sayward in 1910 for the City of Seattle, and constructed in 1912. It was commissioned to support and conceal the north sewer trunk line that was extended throught the park to serve the Puget Mill Company's property, now known as the Broadmoor development. The Aqueduct remains essentially unaltered and retains very good integrity.

Foster Island and the Lagoons - "The north section of the Arboretum has experienced significant changes. Foster Island was originally a small island. Shorelands were greatly extended when the 1915 Montlake Cut lowered the water level of Lake Washington nine feet. The Olmsted Brothers …proposed extensive lagoon gardens. Significant dredging to create the lagoons nearly exhausted the financial resources of the Arboretum Foundation in 1938. Construction of SR 520... significantly impacted earlier features. The Waterfront Trail...is the last major change to the area" (City of Seattle).

Barn/Maintenance Building - Designed by Fred Leissler around 1934 and constructed by the WPA 1935-36, the Maintenance Building was remodeled in the 1980s. Although the interior was remodeled and is now used by Parks crews as a lunchroom, service space and offices, the exterior retains good integrity. However, its setting has been significantly altered and it is now located within the Arboretum Maintenance Yard, north of the Graham Visitor Center, within an assembly of buildings, many of them newer construction.

Arboretum Drive - One of the bicycle routes identified by Assistant City Engineer George F. Cotterill in 1900 was one in the approximate location of present Arboretum Drive. An existing route is shown on the 1904 plan for the park. Grading for the Upper Road, later renamed Arboretum Drive, began in 1934 under the direction of Jacob Umlauff (Parks Department) working from a design by Frederick Dawson of the Olmsted Brothers. The drive remains much as originally developed by the WPA and designed by the Olmsted Brothers.

Azalea Way - This area was originally known as the Speedway, a former carriage way and racetrack. In 1936 the Olmsted Brothers designed major improvements for the area and called it Azalea Way. It has been renovated several times since then, including major tree replacement following the 1954-55 winter freeze, and numerous drainage efforts. However, all renovations have respected the original design and it retains a recognizable visual appearance.

Woodland Garden - This area was one of the primary elements of the Arboretum, identified on the Olmsted Brothers 1936 General Plan as an Alpine Garden. The West Seattle Garden Club hired the Swiss-German landscape architect E. A. Fabi to design a planting plan. However, Fabi died in 1939 just as WPA construction of the pools in the Woodland Garden was occurring. Many of the original plants here were lost in the winter freeze of 1955. The Woodland Garden retains its original character but with significant changes to the planting design. Some of its Alpine Garden plantings have been relocated to the Rockery.

Rhododendron Glen - The Rhododendron Glen was a prmary element of the Arboretum, identfied on the Olmsted Brothers 1936 Plan. It was largely detailed and implemented through the efforts of local garden clubs, with design and oversight by Herbert Ihrig and others. A majority of the original plants here were lost in the November 1955 freeze. The glen has evolved, but retains most of its original features. The area was modernized in 1984-85, and the plantings have changed over time, but it retains its original feeling and remains a Rhododendron Glen.

Lookout/Gazebo - A Lookout building was shown on the Olmsted's General Plan, and was designed by Loveless and Fey, Architects, in 1936. The building is constructed of Enumclaw basalt and fir timbers. It is hexagonal in shape with a peaked roof supported by peeled timbers and logs on low stone sidewalls. It is well maintained and in good condition. Some of the original stone walls have been changed, and the original wood shingle roof has been replaced with standing seam metal. Despite these changes, it retains good integrity.

Pinetum - This area was a primary element of the Arboretum. It was seleced by J. Frederick Dawson for the start of the botanical sequence. The first Arboretum plantings were laid out in this area in December of 1937. Pines, Cypresses, Chamaecyparis, Spruces and Firs were planted. There is no evidence a detailed planting plan was prepared, and the plantings were likely installed under the direction of Fred Leissler. In the late 1970s, the Arboretum's Conifer Meadow was developed over an area of highway fill along 26th Street. The Pinetum retains its original informal character. The collection has matured, with replanting as necessary. The primary Pinetum area retains the intent of the original design although the plantings have evolved considerably over time.

The Arboretum also contains many newer elements, including the Graham Visitor Center and Tsutakawa Gates, signage, light standards, pylons, parking lots, pedestrian paths and

bridges, etc. These elements are all less than 50 years old and are not included in this Historic Property Inventory Form.

Major Bibliographic References

BOLA Architecture and Planning with Karen Kiest/Landscape Architects. 2003. Washington Park Arboretum Historic Review, September 2003. Report on file, Seattle Parks and Recreation, Seattle, WA.

City of Seattle Landmarks Preservation Board. Report on Designation - Seattle Japanese Garden, 1075 Lake Washington Boulevard E. June 4, 2008.

Sherwood, Donald N. July 31, 1974. Museum of History and Industry - McCurdy Park. Sherwood History Files of Seattle Parks and Recreation. http://www.cityofseattle.net/parks/history/McCurdyPk.pdf

Soderberg, Lisa. National Register of Historic Places Inventory - Nomination Form. "Historic Bridges and Tunnels in Washington State." August 1980.

University of Washington Botanic Gardens – Washington Park Arboretum, “General Information.” http://depts.washington.edu/wpa/general.htm

Additional Photos for: *Washington Park* **at** *2300 Arboretum Dr E, Seattle, WA 98112*

View of Washington Park Arboretum Trail Map **taken**

Photography Neg. No (Roll No./Frame No.): N/A

Comments: Map credit: http://depts.washington.edu/wpa/ArboretumMap.pdf

View of Arboretum landscape **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Arboretum Landscape **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Arboretum Canal **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

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Additional Photos for: *Washington Park* **at** *Washington Park*

View of Arboretum Pedestrian Trail **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Arboretum Graham Visitor's Center sign **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Marsh Island Trail in Arboretum **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Foster Island landscape in Arboretum **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Printed on 7/7/2009 11:50:04 AM

Additional Photos for: *Washington Park* **at** *Washington Park*

View of Shoreline of Foster Island in Arboretum **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of SR 520 ramps in Arboretum **taken** 9/28/2003

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

LOCATION SECTION

Field Site No.: SR520W284 **OAHP No.:**

Historic Name: *Health Sciences Center*

Common Name: *University of Washington Medical Center & Warren G. Magnuson Health Sciences Center/UW School of Medicine*

Property Address: 1925-59 NE Pacific St, University of Washington, Seattle, WA 98101

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551926 **Northing:** 5277639

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/31/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of UW Medical Center Wing BB - Aagaard Tower - tallest structure in the complex (17 stories) **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: north elevation of hospital

DESCRIPTION SECTION

Historic Use: Health Care - Hospital

Current Use: Health Care - Hospital

Plan: Irregular **No. of Stories:** Varies

Structural System: Unknown

Changes to plan: Extensive
Changes to original cladding: Extensive
Changes to windows: Extensive
Changes to interior: Extensive
Changes to other: Extensive
Other (specify): Multiple additions

Style
Modern

Form/Type
Commercial - Central Block with Wings

Cladding
Concrete
Glass
Veneer - Brick
Metal

Foundation
Unknown

Roof Material
Unknown

Roof Type
Flat with Parapet

NARRATIVE SECTION

Study Unit
Education
Architecture/Landscape Architecture
Health/Medicine

Other

Date Of Construction: 1947-1973 (and later ad

Architect: Naramore, Bain, Brady, Johanson, McClellan & Jones

Builder: various

Engineer: various

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

While this complex was initially constructed in 1947 and expanded in 1959, expansions continued through the 1960s, with construction of the primary wings continuing until 1973. Substantial renovation and additions have been ongoing over the life of the complex and continue today. The architects of record for much of the original complex, Naramore, Bain, Brady, Johanson, McClelland and Jones, became NBBJ and are a prominent architectural firm in institutional design. Founded in 1943, NBBJ became a regional leader in architecture in the Pacific Northwest. Over the years, the firm has grown to become the third largest design practice in the United States and the fifth largest in the world. The original section of the building included sculptures by noted sculptor Dudley Pratt, some of which remain. Dudley Pratt (June 14, 1897 - November 18, 1975) was an American sculptor. He was born in Paris to Boston sculptors and moved to the United States as a child. He attended the School of the Museum of Fine Arts in Boston and moved to Seattle in 1925. He was very active in the Pacific Northwest and taught at the University of Washington. After his wife's death in 1952, Pratt relocated to Croton Falls, New York, where he met and married the painter Colleen (Finch) Halvorsen. In 1965, they moved to San Miguel de Allende in Mexico, where Pratt died in 1975. Pratt's major work includes sculpture at several buildings on the University of Washington campus including Hutchinson Hall, the Henry Art Gallery, Smith Hall, More Hall, Gerberding Hall, and the Medical Center. His sculptures are also found at the Hoquiam City Hall, the Bellingham City Hall, the Everett Public Library, the Holland Library at Washington State University, and the Virginia Mason Medical Center. His 14-foot tall Carrara marble "Gold Star Mother" was a central part of the World War II memorial on the 1949 Seattle Public Safety Building by NBBJ. Four of his works are in the collection of the Seattle Art Museum.

The UW Medical Center is associated with several significant benchmarks in medical history. It was the site of the world's first long-term kidney dialysis, and in 1968, the first kidney transplant in the Pacific Northwest was performed there. It had the first multidisciplinary pain center in the world, the nation's first Clinical Research Center, and had the first heart transplant and total knee transplant in the Northwest. Dr. Margaret Allen performed the Northwest's first heart transplant there in 1985. In 1990 the first adult liver transplant in the Pacific Northwest was performed at the UW Medical Center. It was the first hospital in the nation to be named a Magnet Hospital for nursing care, the highest honor awarded by the American Nurses Credentialing Center.

However, despite these significant associations, the complex has been so altered that its appearance and plan are now dominated by the newer construction. It no longer retains sufficient integrity to convey its significance as a historic building, and therefore is not eligible for the NRHP under any criteria.

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Description of Physical Appearance

This is a large complex of medical and educational wings that comprise a single large building. It is part of the University of Washington and is considered the world's largest single university building. It has a total floor area of 5,740,000 square feet. The building is made up of over 20 wings that were built over a span of more than 50 years, but the interior hallways are fully connected. Wings denoted by double letters (AA, BB, NN, SP, etc.) house the teaching hospital, the University of Washington Medical Center. Wings denoted with a single letter (A, B, T, etc.) house the Magnuson Health Sciences Center, which includes the University of Washington School of Medicine, the Schools of Public Health and Community Medicine, Dentistry, Nursing, Pharmacy, and Social Work. In addition, the Health Sciences Center is home to five major interdisciplinary research centers. The original building of the complex was the Health Sciences Building, constructed in 1947 on what had been the University Golf Links. It was designed by Naramore, Bain, Brady, Johanson, McClellan & Jones (later NBBJ) and had eight wings denoted A through G. The wings featured sculptures by Dudley Pratt, some of which remain. The largest single addition to the building was the University Hospital in 1959, giving the building its current plan with the Medical Center/Hospital located on the east end of the complex, while the Health Sciences Center is located on the west. The tallest wing in the complex is the 17-story Aagaard Tower (BB-Wing). The buildings are clad in a variety of brick veneer, stone facing, concrete, and glass, with no harmonious design, fenestration, or other common details between the sections built at different times. The wings are all modern in style and reflective of the time period in which they were constructed, but these modern designs appear to have little or no relation to each other. The building ranges in height from two stories to 17 stories and most sections have a flat roof behind a parapet. It received notable additions in 1960, 1967, 1969, 1971, 1972, 1974, 1978, 1980, 1982, 1983, 1984, 1987, 1990, 1993, 1997, and 2003. It continues to be expanded, with a new wing under construction on the south elevation.

Major Bibliographic References

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Wilma, David. 2001. "University of Washington opens its medical school on October 2, 1946." HistoryLink.org. http://historylink.org/index.cfm?DisplayPage=output.cfm&file_id=3332

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Additional Photos for: *Health Sciences Center* **at** *1925-59 NE Pacific St, University of Washington, Seattle, WA 98101*

View of UW Medical Center Wing A Commemorative Plaque **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: Text commemorates Naval Training station on this site in 1917-1918, dated 1967.

View of Aerial of complex, 2005 **taken** 1/1/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Property of MSCUA, University of Washington Libraries. Photo Coll 700

View of 1960 aerial **taken** 1/1/1960

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Property of MSCUA, University of Washington Libraries. Photo Coll 700

View of 1975 aerial **taken** 1/1/1975

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Additional Photos for: *Health Sciences Center* **at** *Health Sciences Center*

View of 1982 aerial **taken** 1/1/1982

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Wings D and F from Columbia Road **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of 1968 aerial **taken** 1/1/1968

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Emergency Entrance **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: Northeast elevation of hospital

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View of West elevation of Wing A, showing Dudley Pratt scu **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of front elevation of Wing AA **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: North elevation

View of Rear loading dock of Wing AA and east elevation of **taken** 5/27/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of South elevations of Wings B, D, F, and H **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: View west down Columbia Road

Historic Property Inventory Report for *Bloedel Hall* **at** *Stevens Way, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W298 **OAHP No.:**

Historic Name: *Bloedel Hall* **Common Name:** *Bloedel Hall*

Property Address: Stevens Way, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551997.16 **Northing:** 5277775.26

Tax No./Parcel No. 1625049001 **Plat/Block/Lot** N/A **Supplemental Map(s)** **Acreage** Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave., Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of North elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: northeast corner

DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: Other **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Modern - Northwest Regional **Form/Type** Other

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Vertical - Boards	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves
Glass - Curtain Wall			
Concrete - Poured			
Wood			

NARRATIVE SECTION

Date Of Construction: 1971

Architect: Grant, Copeland, Chervenak and Associates

Builder:

Engineer:

Study Unit	Other
Architecture/Landscape Architecture	
Education	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This Modern Northwest Regional style building from 1971 was designed by Grant, Copeland, Chervenak and Associates. It is very similar in design to the Winkenwerder building that the same architects designed next door, in the same College of Forestry complex. Like Windenwerder, "[I]t also demonstrates the potential that wood offers for structural and finish applications" (Johnston 2001), so appropriate for a Forestry education facility. It is eligible for the NRHP under Criterion C for its distinctive design in a unique Northwest Regional vocabulary.

The firm of Grant, Copeland, Chervenak & Assoc. was founded in 1955 by Austin Grant, Douglas Copeland and Robert Chervenak. Grant and Copeland both graduated from the University of Washington, in 1941 and 1938 respectively. The firm's earlier works include the Church of Christ the King (ca.1956), and Pilgrim Lutheran Church (ca. 1955), both in Bellevue. In the 1960s, they gained recognition for their modern designs. They won an AIA Seattle Chapter Honor Award for the Winkenwerder building in 1964, and won the same award for Our Savior's Lutheran Church in Everett in 1969.

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995

Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

Description of Physical Appearance

This is a two story building over a poured concrete basement. Built in 1971, it is the last of three buildings on the site around a courtyard, all serving the College of Forestry. Like the Winkenwerder building next door, it is designed in the Modern Northwest Regional style and is very similar in design, although less striking. The building is constructed mainly of wood and wood products, and was erected on the site of the old Forest Products Lab. It has a flat roof with projecting eaves, and is clad in glass curtain walls and vertical cedar siding between exposed wooden framing. The plan is composed of two parallel rectangles joined at the corner, with one placed further to the south than the other. The primary entry is located in the northern rectangle mass, on the west elevation. The entry has two pair of wood-framed glass doors between two projecting rectangular masses that are clad vertical cedar siding. This building features much of the same exposed wood structure as the adjacent Winkenwerder building, but features less glass on the first floor, with vertical cedar siding instead. It also lacks the dramatic entry and atrium that Winkenwerder has.

Major Bibliographic References

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University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Bloedel Hall* **at** *Stevens Way, University of Washington, Seattle, WA 98101*

View of North elevation, south section **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Front elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: west elevation, north section

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *Forest Products Science Building* **at** *Stevens Way, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W296 **OAHP No.:**

Historic Name: *Forest Products Science Building* **Common Name:** *Winkenwerder Forest Sciences Lab*

Property Address: Stevens Way, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552057.6 **Northing:** 5277796.08

Tax No./Parcel No. 1625049001 **Plat/Block/Lot** N/A **Supplemental Map(s)** **Acreage** Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave., Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of south elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: Rectangle **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Modern - Northwest Regional **Form/Type** Other

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Wood	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves
Glass - Curtain Wall			
Concrete - Poured			

NARRATIVE SECTION

Date Of Construction: 1963

Architect: Grant, Copeland and Chervenak

Builder: Baugh Construction

Engineer: Harvey R. Dodd and Associates

Study Unit	Other
Architecture/Landscape Architecture	
Education	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This building was called the Forest Products Science Building when it was built in 1962, and renamed the Winkenwerder Forest Sciences Lab in 1972. The architects were Grant, Copeland, Chervenak & Assoc. Noted northwest artist Dudley C. Carter carved the ornate door panels at the main entrance. The building is eligible for the NRHP under Criterion C for its distinctive Modern architectural design rendered in wood and glass, giving it a Northwest regional feel in a visually arresting way.

The firm of Grant, Copeland, Chervenak & Assoc. was founded in 1955 by Austin Grant, Douglas Copeland and Robert Chervenak. Grant and Copeland both graduated from the University of Washington, in 1941 and 1938 respectively. The firm's earlier works include the Church of Christ the King (ca.1956), and Pilgrim Lutheran Church (ca. 1955), both in Bellevue. In the 1960s, they gained recognition for their modern designs. They won an AIA Seattle Chapter Honor Award for the Winkenwerder building in 1964, and won the same award for Our Savior's Lutheran Church in Everett in 1969.

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

Description of Physical Appearance

This is a two story, rectangular building built in 1963 in a Northwest Regional Modern style. It is constructed of glue-laminated columns and beams and incorporates glass walls within this timber structure. It is one of three buildings around a courtyard, all serving the Forestry Department of the University of Washington. The building sits on a tall poured concrete foundation that holds the finished basement. The building was clearly designed with its purpose of a forestry science lab in mind. "In the design…a conscious effort was made to demonstrate the structural versatility and visual elegance of timber. A system of columns and beams creates the skeleton for glass-enclosed laboratories" (Johnston 2001). The façade is on the west elevation, and is heavily landscaped with trees. The entrance is reached by an elevated walkway, and features three ornately carved panels by Dudley Carter. The building has a flat roof with eaves supported on extended beams. The design incorporates an open atrium area under two large skylights where the north and south side entries are located.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

Johnston, Norman J., R. L. McCormick. 2001. University of Washington. Princeton Architectural Press.

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

View of south elevation detail **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Atrium from south elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Front elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: west elevation

View of primary entry doors **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: west elevation

Historic Property Inventory Report for *Rainier Vista/Arctic Circle/Geyser Basin/Drumheller Fountain/NP RR Bridge* **at** *University of Washington, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W299 **OAHP No.:** 17-02312

Historic Name: *Rainier Vista/Arctic Circle/Geyser Basin/Drumheller Fountain/NP RR Bridge*

Common Name: *Rainier Vista/Frosh Pond*

Property Address: University of Washington, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	16	SE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 2 **Easting:** 551886.16 **Northing:** 5278243.53

Sequence: 1 **Easting:** 552207.27 **Northing:** 5277560.61

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Site **Resource Status** Determined Not Eligible - SHPO **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Rainier Vista view southeast **taken** 6/4/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Landscape - Plaza

Current Use: Landscape - Plaza

Plan: Other **No. of Stories:**

Structural System:

Changes to plan: Slight	**Changes to interior:**	**Style**	**Form/Type**
Changes to original cladding:	**Changes to other:**		Other
Changes to windows:	**Other (specify):**		
Cladding	**Foundation**	**Roof Material**	**Roof Type**

NARRATIVE SECTION

Date Of Construction: 1906-09

Architect: Olmsted Bros./Butler Sturtevant/Lawrence Halprin

Builder: Unknown

Engineer: George F. Cotterill

Study Unit	**Other**
Entertainment/Recreation	
Community Planning/Development	
Transportation	
Education	
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

Rainier Vista was planned by John C. Olmsted in 1909 as part of his plan for the Alaska-Yukon-Pacific (A-Y-P) Exposition. For one hundred years, Rainier Vista has defined the University of Washington (UW) campus, providing an iconic view of Lake Washington with the Cascades and Mt. Rainier beyond. When UW relocated to its present campus in 1895, there was only one building there - the present Denny Hall. UW hired the Olmsted Brothers in August 1903 to create a plan for the new site, but this plan did not include Rainier Vista, or any planned vista. Luckily, the campus remained mostly undeveloped when the Olmsted Brothers were hired to plan the 1909 A-Y-P Exposition. "Rainier Vista was first conceived in the Olmsted Brothers' earliest plan for the A-Y-P in Novermber 1906" (Wickwire 2002). Although this first plan underwent many revisions, Rainier Vista always remained an integral part of the plans and a centerpiece of the design. "The exposition's engineer, George F. Cotterill, and his field crew used survey equipment to center the axis of Rainier Vista on the center of the mountain peak with lesser radials towards Lake Washington, the Cascades, and Portage Bay. Under the Olmsted plan, this view southeast down Rainier Vista would provide sweeping views of natural scenery while the view northwest up the sloping hillside would serve as the focal point of the fair. Major buildings would be located on either side of the Arctic Circle at the midpoint, and the U.S. Government Building would be situated at the terminal. All major pathways and roads would radiate from the Arctic Circle and provide connections to all parts of the fair grounds….[I]n front of the U.S. Government Building, a water cascade flowed through the Cascade Court, which stepped down the vista, and fed into the Geyser Basin at the center of the Arctic Circle. The circular pool forming the Geyser Basin featured a modest central jet. Beyond the Arctic Circle, Rainier Vista opened up with grassy lawns and sunken gardens extending between formal paths leading to the outer portions of the grounds. Rainier Circle occupied the midpoint along the vista and joined Pacific Avenue on the east and west and Rainier Avenue to the south" (Wickwire 2002). After the fair closed, the UW kept some buildings and demolished others, but retained much of the roads, paths and landscaping, including Rainier Vista and the Geyser Basin, now known as Frosh Pond. The elaborate water features from the fair were removed from Rainier Vista, but little else occurred. In the 1930s, Butler Sturtevant designed plans for the junction of Rainier Vista and Stevens Way, the Rainier Vista approach and surrounds of Frosh Pond, and the south end of Rainier Vista, but it is unknown if any of these plans were ever implemented. The Drumheller Fountain, designed by Lawrence Halprin, was installed in Frosh Pond in 1962, and included the installation of a new concrete bottom for the pool, replacing the original dirt bottom.

"While the directional axis defined by straight pathways, the circular pool, and the central lawn area of the original design have survived, treatments of the surfaces along the vista have changed over time. The A-Y-P features - a dramatic water cascade, multiple stairways, sunken gardens, period light standards and benches - have long since disappeared. Subsequent terracing, retaining walls, and stairways that characterized the Gould planning decades have likewise been removed. Paved pathways, uninterrupted by stairs or terraces, along with broad open lawns, are now the defining features between the fountain and Pacific Place" (Wickwire 2002). The vista area has experienced many changes over its lifetime. There was once a road from the Montlake Triangle up to Red Square, with parking all along it, and there used to be an elevated walkway connecting Johnson Hall and the old Physics Building (now Mary Gates). '"Rainier Vista started out as an international icon designed by the Olmsted Brothers for the Alaska Yukon Pacific Exposition in 1909,"

[University
Landscape Architect Kristine] Kenney said. "Today, nothing remains except the gesture toward the mountain and the pond. Over time, elements of the exposition were stripped away and the use of the open space was somewhat abused. There has never been a plan developed to restore the dignity of the original concept and bring the vista back up to an internationally significant level"' (Wick 2008). "While the axis of Rainier Vista remains a dominant planning element, it cannot be isolated from overall campus planning or from its architectural context….and, in terms of National Register eligibility, can only be considered as part of a larger whole" (Wickwire 2002).

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, including the Rainier Vista central axial landscape from the Olmsted Brothers Plan of 1909. Buildings from a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

The Rainier Vista, while an important part of the plan and history of the UW campus, has experienced many changes since its initial design and construction in 1909. These changes have resulted in a substantial loss of integrity of design, workmanship, materials, and feeling. The surrounding campus and landscape have also changed dramatically, resulting in some loss of integrity of the setting. The location and association only remain intact. Therefore, the Rainier Vista is not eligible for the NRHP due to a loss of integrity.

Description of Physical Appearance

Rainier Vista is an Olmsted-planned scenic vista visually anchored at the southeast by Mt. Rainier looming in the distance. The vista plan reaches from Red Square down a gradual slope to the underground Triangle Parking Garage at the southeast end. "Rainier Vista orients and anchors the entire lower campus to the southeast as it sweeps down towards Lake Washington from the cross-axial path called Grant Lane….From within Red Square Suzzallo Library on the east and Gerberding Hall on the west perfectly frame Mt. Rainier hovering on the horizon before the rest of Rainier Vista comes into view.…The view corridor contains elements within the landsape as well as the buildings, which frame and define its margins" (Wickwire 2002).

"A single wide aspalt path begins at the bottom of the stairs from Red Square and contiues between Mary Gates and Johnson Halls after crossing Grant Lane. Set back from the edges of the path, these two buildings, completed in 1928 and 1930 respectively, enclose the vista beyond Grant Lane…. At the southern ends of the buildings, the path crosses Thurston Lane before terminating at Frosh Pond, the circular pool at the heart of the Science Quadrangle. The path encircles the low concrete wall surrounding Frosh Pond and provides access via connecting paths to Bagley Hall on the west and Guggenhiem Hall on the east. Low hedges border the four rose gardens located around the pool between these crisscossing paths. At the center of Frosh Pond, Drumheller Fountain's central jet sends sprays of water 100 feet into the air within two rings of jets shooting water outward" (Wickwire). Just south of Frosh Pond, the view is flanked by the east end of the Chemistry building, and the west end of the Electrical Engineering building. Lewis Lane crosses east to west below Frosh Pond, and two parallel paths extend from Lewis Lane to Stevens Way. A wide grassy lawn separates the paths. "Evergreen trees line the outer margins of the paths along this full length, giving the lower vista a more natural enclosure in contrast to the manmade structures above….South of Stevens Way, a sunken paved roadway separates the two paths and proceeds under two concrete bridges before terminating within the underground Triangle Parking Garage at the far southern end of Rainier Vista. The Burke Gilman Trail, a former railroad right-of-way, crosses the first bridge and Pacific Place crosses the second. Two rows of cherry trees parallel the paths below Stevens Way"

(Wickwire 2002).

Major Bibliographic References

Griffin, Tom. "Centennial." Columns. http://www.washington.edu/alumni/columns/sept95/centennial.html

King County Assessor's Records

Kolb, Brooks. "Olmsted followers celebrate A-Y-P Centennial." Seattle Daily Journal. April 9, 2009. http://www.djc.com/news/en/12004808.html

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Wick, Nancy. "Rainier Vista: Changes are in the works." University Week. February 28, 2008. http://uwnews.org/uweek/uweekarticle.asp?articleID=40069

Wickwire, C. Historic Property Inventory Form. "Rainier Vista, Frosh Pond." Recorded Dec. 19, 2002.

Additional Photos for: *Rainier Vista/Arctic Circle/Geyser Basin/Drumheller Fountain/NP RR Bridge* **at** *University of Washington, Seattle, WA*

View of Rainier Vista at A-Y-P Exposition **taken**

Photography Neg. No (Roll No./Frame No.): N/A

Comments: Originally published as a postcard that was released concurrently with the A-Y-P Exposition in 1909. Photo credit: UW Libraries Special Collection http://www.lib.washington.edu/specialcoll/collections/ayp/image6.html

View of Aerial view 1922 **taken**

Photography Neg. No (Roll No./Frame No.): N/A

Comments: Photo credit CP Johnston Co., Seattle, WA http://www.vintageseattle.org/2008/02/16/past-post-aeroplane-view-of-uw-campus/

Historic Property Inventory Report for *Seattle, Lake Shore & Eastern Railroad right of way* **at** *Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W285 **OAHP No.:**

Historic Name: *Seattle, Lake Shore & Eastern Railroad right of way* **Common Name:** *Burke Gilman Trail*

Property Address: Seattle, WA **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Line **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552419.8 **Northing:** 5278880.48

Sequence: 2 **Easting:** 551940.45 **Northing:** 5277757.8

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
N/A	N/A		Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/31/2009

Owner's Name:	Owner Address:	City/State/Zip:
City of Seattle	600 4th Ave	Seattle, WA 98124

Classification: Site **Resource Status** Survey/Inventory **Comments**

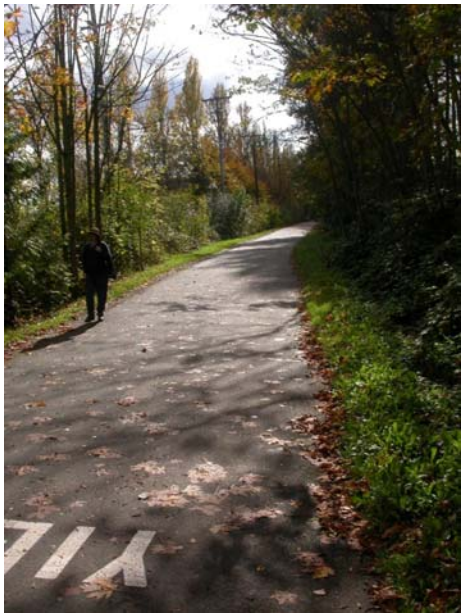
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of Burke Gilman Trail **taken** 10/27/2005

Photography Neg. No (Roll No./Frame No.): n/a

Comments:

DESCRIPTION SECTION

Historic Use: Transportation - Rail-Related

Current Use: Recreation and Culture - Outdoor Recreation

Plan: Irregular **No. of Stories:** n/a

Structural System: Other

Changes to plan: **Changes to interior:** **Style** **Form/Type**

Changes to original cladding: **Changes to other:** Utilitarian

Changes to windows: **Other (specify):**

Cladding **Foundation** **Roof Material** **Roof Type**

NARRATIVE SECTION

Date Of Construction: 1978

Architect: n/a

Builder: n/a

Engineer: n/a

Study Unit	Other
Entertainment/Recreation	
Transportation	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The Burke Gilman Trail was one of the earliest paved Rails-to-Trails projects. The path of the trail was the line of the Seattle, Lake Shore and Eastern Railroad. The Seattle, Lake Shore & Eastern Railroad was founded on April 15, 1885, by a group of men headed by Thomas Burke and Daniel Gilman. They wanted to establish a Seattle-based railroad that would connect with the Canadian Transcontinental line. Although it never got past Arlington, Washington, it became a major regional line serving Puget Sound logging areas. The line was aquired by Northern Pacific in 1913 and continued in fairly heavy use until 1963. The Great Northern, Northern Pacific, and Burlington lines were merged in 1970 to become Burlington Northern Railroad. In 1971 Burlington Northern applied to abandon the line. Citizens quickly recognized the non-motorized transportation and recreational potential in the railroad line and launched a movement to acquire the right-of-way for a public biking and walking trail. The City of Seattle, the University of Washington, and King County worked together to develop the route. The original 12.1 miles of the trail connecting Seattle's Gas Works Park and King County's Tracy Owen Station in Kenmore were dedicated on August 19, 1978, named the Burke-Gilman Trail after the founders of the railroad.

Although the trail follows the historic railroad right-of way, construction of the trail itself has obliterated all physical vestiges associated with the railroad line. In this section of the Burke-Gilman Trail, there are no visible remains of the rail line or rail bed, or any remnants to indicate its historic rail line origins. The right of way and the trail (which was constructed wholly after 1977) lack the integrity to convey their historic significance. Therefore, the Burke Gilman Trail is not eligible for listing in the NRHP.

Description of Physical Appearance

The Burke-Gilman Trail is a 17.7-mile bike path and recreational rail trail in King County, Washington. Converted from a former railroad, it is a paved trail. The L-shaped section in the project area runs through the University of Washington campus, south along Montlake Boulevard NE from Pend O'Reille Road, then around the curve at NE Pacific Place to NE Pacific Street. There is only one street crossing/road access point in this section, at the center of the NE Pacific Place curve.

Major Bibliographic References

Burke-Gilman Cyber Tour. 2004. HistoryLink.org. http://www.historylink.org/essays/output.cfm?file_id=7049

Seattle Department of Transportation. Burke Gilman Trail. http://www.seattle.gov/transportation/burkegilmantrailmaps.htm

Sherwood, Donald N. "Burke-Gilman Trail," 1976. Seattle Parks and Recreation, Park History, Sherwood History Files. http://www.ci.seattle.wa.us/parks/BurkeGilman/bgtrail.htm Accessed February 2006.

Additional Photos for: *Seattle, Lake Shore & Eastern Railroad right of way* **at** *Seattle, WA*

View of Burke Gilman Trail **taken** 10/27/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Map of UW Burke Gilman trail **taken**

Photography Neg. No (Roll No./Frame No.): N/A

Comments: City of Seattle Dept of Transportation map

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Printed on 7/7/2009 9:07:54 AM

Historic Property Inventory Report for *Husky Stadium* **at** *3800 Montlake Blvd NE, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W289 **OAHP No.:**

Historic Name: *Husky Stadium* **Common Name:** *Husky Stadium*

Property Address: 3800 Montlake Blvd NE, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** TopoZone.com
Sequence: 10 **Easting:** 552398 **Northing:** 5277673

Tax No./Parcel No. 1625049001 **Plat/Block/Lot** N/A **Supplemental Map(s)** **Acreage** unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave., Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

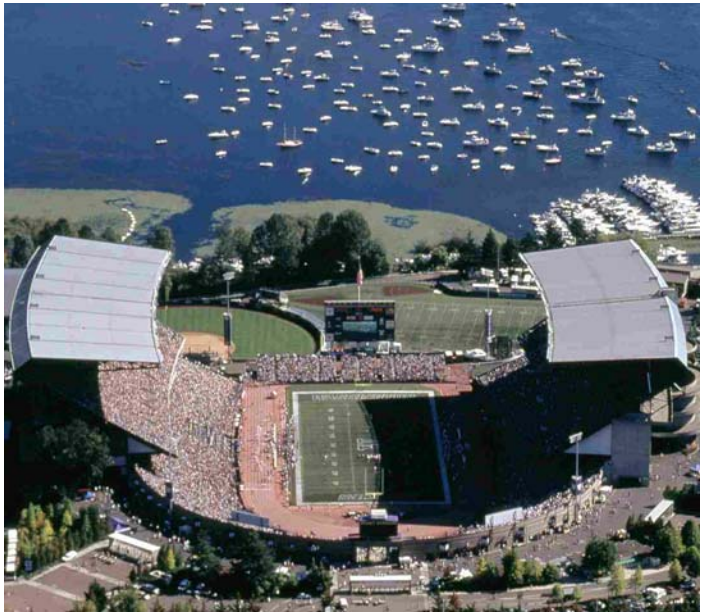
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of Husky Stadium **taken**

Photography Neg. No (Roll No./Frame No.): n/a

Comments: Photo credit UW SID, 2005

DESCRIPTION SECTION

Historic Use: Recreation and Culture - Sports Facility

Current Use: Recreation and Culture - Sports Facility

Plan: Other **No. of Stories:** n/a

Structural System: Concrete - Poured

Changes to plan: Extensive **Changes to interior:** Extensive **Style** Other - Utilitarian **Form/Type** Utilitarian

Changes to original cladding: Slight **Changes to other:**

Changes to windows: **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured	Concrete - Poured	Metal	Other

NARRATIVE SECTION

Date Of Construction: 1920, with alterations

Architect: Bebb & Gould

Builder: Puget Sound Bridge and Dredging Company

Engineer: Unknown

Study Unit	Other
Entertainment/Recreation	
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

Husky Stadium was built in 1920 and designed by the prominent architectural firm of Bebb and Gould. However, it has had multiple additions and renovations since its construction, resulting in a substantial loss of integrity. It can no longer convey its significance as a historic building. Therefore it is not eligible for the NRHP under any criteria.

Description of Physical Appearance

Husky Stadium is a regulation-size outdoor, college football stadium composed of horseshoe-shaped grandstands with two cantilevered grandstand extensions to either side, accessed by external concrete stairways. Built in 1920, it has had multiple additions and renovations over the years. Little visual evidence remains of the original structure.

Husky Stadium was designed by Bebb & Gould and constructed in 1920. A student fund drive, in which students and businessmen sold plaques at $50 and $100 levels, provided the capital necessary to get the project off the ground. The original construction was reinforced concrete laid directly on the ground that had been formed into shape by sluicing. It was a horseshoe shaped stadium, without upper decks. The initial cost was $600,000, and the stadium's initial capacity was 30,000. The dedication game to open the stadium was held November 27, 1920, and Dartmouth defeated Washington, 28-7.

The first increase in seating took place in 1937. On January 23, 1937, the Board of Regents of the University of Washington requested money to build 20 sections of wooden stands, each approximately 34 feet long with 14 rows of seats. This added 10,000 seats, bringing total capacity to 40,000. In 1950, an upper deck with a cantilevered steel roof was added to the stadium on the south side, bringing the seating capacity to 55,000. As part of this project, a two-level press box was constructed 165 feet above the field. The south side elevator was also part of the 1950 construction project. The south stands were completed in 1956. In 1968, 3,000 seats were added to the north rim of the stadium and portable bleachers were added in the north end zone. Astroturf replaced the old grass field at that time. In 1987, another upper deck with a cantilever steel roof was added to the north end of the stadium, bringing the seating capacity to 72,500. At that time, the Don James Center (a glass enclosed reception area) was constructed. Due to a construction error, the first partially completed section of the 1987 upper deck on the north collapsed on February 25, 1987. Several critical cables which kept the structure from twisting were removed in error. However the new upper deck was rebuilt in time for the opening game of the 1987-88 season. The stands were successfully rebuilt and the first game of the year was played on September 5, 1987. The west stands were torn down and rebuilt in 1989, providing better seating, more concession stands and restrooms. In 1990 aluminum seats replaced the wooden bleachers in the upper deck to the north, and in 1992, the same was done to the upper deck to the south. The Astroturf field was replaced in 1972, 1977, 1987, and 1995. Field Turf was added before the start of 2005.

Currently, Husky Stadium has a seating capacity of 72,500 and is the nation's 15th largest on-campus facility. It is the largest stadium, college or professional, in the Pacific Northwest.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

Husky Stadium. http://www.gohuskies.com/facilities/wash-husky-stadium.html

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Husky Stadium* **at** *3800 Montlake Blvd NE, University of Washington, Seattle, WA 98101*

Property of MSCUA, University of Washington Libraries. Photo Coll 700

View of Grandstand **taken** 1/1/1951

Photography Neg. No (Roll No./Frame No.): n/a

Comments: University of Washington Campus Photos, http://content.lib.washington.edu/uwcampusweb/index.html. Last accessed Febuary 23, 2006.

Property of MSCUA, University of Washington Libraries. Photo Coll 700

View of Husky Stadium **taken** 1/1/1925

Photography Neg. No (Roll No./Frame No.): n/a

Comments: University of Washington Campus Photos, http://content.lib.washington.edu/uwcampusweb/index.html. Last accessed Febuary 23, 2006.

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *Pavilion Pool* **at** *Montlake Blvd NE, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W290 **OAHP No.:**

Historic Name: *Pavilion Pool* **Common Name:** *Husky Pool*

Property Address: Montlake Blvd NE, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552482 **Northing:** 5277847

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave., Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: south elevation

DESCRIPTION SECTION

Historic Use: Recreation and Culture - Sports Facility

Current Use: Recreation and Culture - Sports Facility

Plan: Rectangle **No. of Stories:** 1

Structural System: Concrete - Reinforced Concrete

Changes to plan: Moderate **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Style Art Deco - PWA Moderne

Form/Type Other

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Metal - Standing Seam Asphalt / Composition - Built Up	Gable - Front Gable Flat with Parapet

NARRATIVE SECTION

Date Of Construction: 1939

Architect: Bebb & Gould

Builder: Western Construction Co

Engineer: Unknown

Study Unit	Other
Entertainment/Recreation	
Architecture/Landscape Architecture	
Education	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

The Pool Pavilion was built in 1937, adjacent to the Edmundson Pavilion, and has subsequently been incorporated into the Pavilion sports complex. The Pool Pavilion is relatively unremarkable as an architectural design. It retains fairly good integrity, with the exception of rear additions. While the building was designed by Bebb & Gould, a prominent firm, it is not among their more distinguished architectural works, of which many remain, including those on the UW campus. This structure, built with a combination of WPA funds and Rose Bowl proceeds, does not exhibit the high quality of design usually associated with the works of this firm, perhaps due to financial constraints. Available research did not reveal any associations with significant persons or events, and it does not possess high artistic value. This building is not eligible for listing in the NRHP under any criteria.

Description of Physical Appearance

The Pavilion Pool, built in 1937 is attached to the east side of the Edmundson Pavilion. Just like Edmundson Pavilion, the Pavilion Pool was also designed by Bebb and Gould. It shares a similar brick veneer cladding with the main Pavilion, but has a more restrained style. It has largely blank walls, more rectilinear features, and a shallow-pitched front gable roof with a simple parapet. It has limited cast stone trim. The building has a small, central front entry portico with a flat roof and four pair of doors, separated by pilasters with brick detailing. Above the doors are four flag poles set in ornately patterned brick. The front gable end has four long, narrow louvered vents. The building is connected in the rear to several large additions to the complex. The pool has undergone modernizing, including a computerized, electronic timing system that ensures accurate, instantaneous race results.

Major Bibliographic References

Husky Pool. http://www.gohuskies.com/facilities/husky-pool.html

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/9547/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Historic Property Inventory Report for *Clarence S. "Hec" Edmundson Pavilion* **at** *3870 Montlake Blvd NE, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W289 **OAHP No.:**

Historic Name: *Clarence S. "Hec" Edmundson Pavilion* **Common Name:** *Bank of America Arena at Hec Edmundson Pavilion*

Property Address: 3870 Montlake Blvd NE, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552380 **Northing:** 5277867

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front elevation with entry **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: southwest elevation

DESCRIPTION SECTION

Historic Use: Recreation and Culture - Sports Facility

Current Use: Recreation and Culture - Sports Facility

Plan: Irregular **No. of Stories:** 1 to 5

Structural System: Concrete - Reinforced Concrete

Changes to plan: Extensive **Changes to interior:** Extensive

Changes to original cladding: Slight **Changes to other:**

Changes to windows: Moderate **Other (specify):**

Style Exotic - Late Romanesque Revival

Form/Type Other

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Metal - Standing Seam Asphalt / Compostion - Rolled	Varied Roof Lines

NARRATIVE SECTION

Date Of Construction: 1928

Architect: Bebb & Gould

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	
Entertainment/Recreation	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University", was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, and eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880's and early 1890's, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown". The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan and the 1997 East Campus Sector Plan.

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on-campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces occurred, based on a 1909 Olmsted Brothers Plan for the Exposition. Most notable is Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain35, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

The current building on campus reflects, to some degree all of these plans, but no clear remnant exists of any particular plan or style of architecture, with the exception of the Ranier Vista central axial landscape, which dates from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with no clear intact groupings by date or style. It does not appear that any groupings or areas that might qualify as historic districts exist within the area surveyed for this project.

Edmundson Pavilion was originally built in 1928, designed by noted architectural firm Bebb & Gould. It has been home to University of Washington's varied sports programs, including basketball and volleball. It has been subject to a number of renovations and additions, most recently and significantly the one in 1999-2000 that completely gutted and rebuilt the original arena, removing the original interior. Because of these extensive alterations and additions, the building has lost substantial integrity, and is not eligible for listing in the NRHP under any criteria.

Description of Physical Appearance

This indoor sports arena is built on an irregular plan, with masses at heights varying from two to over five stories, with varied rooflines. The style is an eclectic Collegiate Revival, with elements of Romanesque architecture. The majority of the building is faced in a dark buff brick veneer, and fenestration consists of a variety of windows, the most striking of which are Roman arched, multi-light, metal-framed windows that echo the arches on the central entry mass. The entry is distinguished by flanking arcades and guarded by poured concrete renderings of Huskies. Detailing also includes cast concrete eagles, huskies, and cartouches, and band of checkerboard patterning achieved through contrasting colors of brick and cast stone. Built in 1928, the facility had additions in 1970, 1978 and 1989, and received a new floor in 1990. The arena underwent a $40 million, 19-month renovation between March of 1999 and November of 2000 to reconfigure its interior, including the removal of the original support columns and replacement with super-trusses. The seating capacity was increased from 7,900 to approximately 10,000. The east end of the facility was converted to a practice court for basketball. A Founders Club and a new Hall of Fame room were added to the west end.

Major Bibliographic References

Bank of America Arena at Hec Edmundson Pavilion. http://www.gohuskies.com/facilities/hec-edmundson.html

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Clarence S. "Hec" Edmundson Pavilion* **at** *3870 Montlake Blvd NE, University of Washington, Seattle, WA 98101*

Property of MSCUA, University of Washington Libraries. Photo Coll 700

View of 1928 photo of Edmundson Pavilion, front elevation **taken**

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Cornice Detail **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of northwest corner **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of View east across Montlake Blvd **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

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Additional Photos for: *Clarence S. "Hec" Edmundson Pavilion* **at** *Clarence S. "Hec" Edmundson Pavilion*

View of southwest corner **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Property of MSCUA, University of Washington Libraries. Photo Coll 700

View of 1949 aerial **taken**

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Façade Detail **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Printed on 7/7/2009 11:43:06 AM

Historic Property Inventory Report for *Hewitt Wilson Ceramics Laboratory* **at** *Mason Rd, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W288 **OAHP No.:**

Historic Name: *Hewitt Wilson Ceramics Laboratory* **Common Name:** *Wilson Ceramics Lab*

Property Address: Mason Rd, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552188 **Northing:** 5277790
Sequence: 1 **Easting:** 552188 **Northing:** 5277790

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Main elevation, view west **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: Rectangle **No. of Stories:** 2

Structural System: Concrete - Reinforced Concrete

Changes to plan: Moderate **Changes to interior:** Unknown **Style** Modern **Form/Type** Other

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Moderate

Other (specify):

Cladding
Glass - Glass Block
Veneer - Ceramic Tile
Concrete - Poured
Veneer - Brick

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Built Up

Roof Type
Flat with Eaves

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture
Education

Other

Date Of Construction: 1946

Architect: Paul Thiry

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

Paul Thiry (1904-1993) is known locally for introducing European Modern architecture to the Northwest region. He was also the principal architect for the Seattle World's Fair in

1962. He is also known internationally for his modern designs, and for his role in the planning and preservation of the United States Capitol as a member of the National Capital Planning Commission and the President's Council on Pennsylvania Avenue from 1963 to 1975. He was born in Alaska and received his architecture degree from the University of Washington in 1928. He opened his own practice in 1929. He traveled abroad in 1934 and returned to the States influenced by the European Modernists he had met, including Le Corbusier. After World War II his practice grew and he became active in city planning. In 1957 he was appointed principal architect for the Seattle World's Fair, and designed the U.S. Embassy in Chile in 1958. He was involved in the planning and design of the Libby Dam in Montana from 1962 to 1984. Thiry received numerous awards and was broadly published, and became an AIA Fellow in 1951. He was recognized for his work in community design with a national AIA citation in 1965. His well-known works in Seattle include Key Arena, MOHAI, and St. Demetrios Greek Orthodox Church.

The Ceramics Laboratory building from 1946 is a modest example of Paul Thiry's work. It was built for engineering students pursuing mining studies. The facility, originally called the Kiln Building, housed three kilns built by the U.S. Bureau of Mines. Students used the kilns to perform standard tests of high refractories prepared from northwest mining materials. It was named to honor Dr. Hewitt T. Wilson in 1955. The building has had an addition, and the glass block walls have had windows, vents, and a/c units added into them. Thiry, the building's designer, is credited with introducing European Modern architecture to the Northwest region. He was the principal architect for the Seattle World's Fair in 1962. He is also known internationally for his modern designs, and for his role in the planning and preservation of the United States Capitol as a member of the National Capital Planning Commission and the President's Council on Pennsylvania Avenue from 1963 to 1975. Born in Alaska, he received his architecture degree from the University of Washington in 1928 and opened his own practice in 1929. He traveled abroad in 1934 and returned home influenced by the European Modernists he had met, including Le Corbusier. After World War II his practice grew and he became active in city planning. In 1958 he designed the U.S. Embassy in Chile. He was involved in the planning and design of the Libby Dam in Montana from 1962 to 1984. Thiry received numerous awards and was broadly published, and became an AIA Fellow in 1951. He was recognized for his work in community design and planning with a national. The building is eligible for the NRHP under Criterion C for its Modern architectural design, representing the work of a master architect

Description of Physical Appearance

The Ceramics Laboratory building is two stories with a rectangular footprint, constructed in 1946. It was designed by Paul Thiry and reflects a Modern style. It has a flat roof with wide, concrete projecting eaves. The building is clad largely in red brick veneer in American bond. The main entry is on the north elevation, where the bays are defined by cast concrete framing with projecting vertical pilasters. The first floor is composed mainly of large 9-light windows in metal frames, while the second floor has glass block walls. Occasionally these glass block walls are pierced with square, louvered metal vents, and in some places narrow bands of sliding sash have been added, as well as window unit air conditioners. The entry way is near the west end of the north elevation and has had a diagonal, brick wing wall added on its east side. This wing wall holds an embedded commemorative plaque honoring Dr. Hewitt T. Wilson, and dated October 27, 1955. A flat, cantileverd concrete roof angles out to cover the entryway, which has a decorative ceramic and terra cotta panel on the left. The door is metal with a narrow window. On the right is a vertical row of three fixed sash. An addition was constructed in 1963, likely on the west end of the building.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/5204/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

University of Washington, 2009. "Wilson Ceramics Lab." July 10, 2009. http://www.engr.washington.edu/about/bldgs/wcl.html. Accessed September 2009.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Hewitt Wilson Ceramics Laboratory* **at** *Mason Rd, University of Washington, Seattle, WA 98101*

View of Main entry plaque **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Rear elevation **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Main Entrance **taken** 12/28/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Printed on 9/23/2009 11:22:12 AM

Historic Property Inventory Report for *Roberts Hall Addition and Computer Center* **at** *Mason Rd, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W295 **OAHP No.:**

Historic Name: *Roberts Hall Addition and Computer Center* **Common Name:** *Wilcox Hall*

Property Address: Mason Rd, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552222.37 **Northing:** 5277842.77

Sequence: 1 **Easting:** 552222.37 **Northing:** 5277842.77

Tax No./Parcel No. 1625049001 **Plat/Block/Lot** N/A **Supplemental Map(s)** **Acreage** Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave. Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: L-Shape **No. of Stories:** 2

Structural System: Unknown

View of north elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Intact **Changes to interior:** Unknown **Style** Modern **Form/Type** Other

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet
Veneer - Brick			
Metal			

NARRATIVE SECTION

Date Of Construction: 1963

Architect: McClure and Adkison of Spokane

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	
Education	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

Built as an addition to Roberts Hall in 1963, this building was called Roberts Hall Addition and Computer Center. In 1981, the Board of Regents approved it as its own building and named it Wilcox Hall. The architects were McClure and Adkison of Spokane. Until 1976 Wilcox Hall housed the Computer Center, but it currently provides space for many different engineering departments.

It is associated with Paul Allen and Bill Gates of Microsoft, who worked on projects in this building including the first version of the scheduling software that they created for Lakeside School and the program that they used to print out Traf-O-Data traffic volume analyses.

Royal McClure and Thomas Adkison both received their architecture degrees from the University of Washington. In 1948, they formed their partnership, McClure and Adkison. They worked mainly in the Spokane area, where they became well-known. They were the recipients of at least two Spokane AIA awards for their modern style buildings. Their practice included houses, schools, churches, libraries, and commercial buildings, and even a factory. In 1962, the firm was featured in the “Twenty Northwest Architects” exhibit at the University of Oregon. McClure left the firm and moved to Seattle in 1966 to open his own independent practice. His most notable project was the Gil & Erselle Eade House (1969) in Hunts Point. He also designed the Mercer Hall dormitory (1970) at the University of Washington. McClure retired in 1977 and Adkison died in 1986.

This building from 1963 retains good integrity. Wilcox Hall will be 50 years old in 2013, and at that time will be eligible for the NRHP under Criterion C for its Modern architectural design, representing the work of noted architects

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University’s first campus, when it was called the “Territorial University,” was roughly six blocks north of what was then “downtown.” That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University’s location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City’s encroaching “downtown.” The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University’s new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that

have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

Description of Physical Appearance

This is an L-shaped, two story building over a full basement, constructed in 1963 in a Modern style. It has a flat roof behind concrete parapet that steps out along the top. On the east side of the north and south elevatons and on the east elevation, the ground level slopes away steeply, revealing the basement level clad in brick veneer. The main body of the building is broken up into vertical bays by exposed concrete framing. Within these bays, it is clad in brick veneer set between vertical metal posts, with the brick running in two vertical rows per section. Each bay has four single-light awning windows in a row on both the first and second floors. The primary entrance is located off-center in the eastern third of the north elevation. It is stepped back and is accessed by an elevated concrete walkway with metal railing. The entry has a glass, double-leaf door under a flat, projecting, concrete roof. This recessed entry section is clad in concrete panels between inset, vertical metal pieces. There is a ground-level double-leaf entry directly below this, and another entry opposite it on the main floor south elevation.

Major Bibliographic References

DOCOMOMO WEWA. McClure, Royal A. http://www.docomomo-wewa.org/architects_detail.php?id=115

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

Geek's Guide to Seattle. "Wilcox Hall, University of Washington." http://www.seattletechtour.com/wilcox-hall-university-of-washington/

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Roberts Hall Addition and Computer Center* **at** *Mason Rd, University of Washington, Seattle, WA 98101*

View of southeast corner **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of southeast corner detail **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *More Hall* **at** *Jefferson Rd, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W287 **OAHP No.:**

Historic Name: *More Hall* **Common Name:** *More Hall*

Property Address: Jefferson Rd, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552214 **Northing:** 5277897

Sequence: 1 **Easting:** 552214 **Northing:** 5277897

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of More Hall Physical Plant addition and original 1946 Structural Testing Lab section **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: Northeast corner

DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: Irregular **No. of Stories:** 4

Structural System: Unknown

Changes to plan: Moderate
Changes to original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other:
Other (specify):

Style
Modern

Form/Type
Other

Cladding
Veneer - Brick
Concrete

Foundation
Concrete - Poured

Roof Material
Unknown

Roof Type
Flat with Parapet

NARRATIVE SECTION

Study Unit **Other**

Education
Architecture/Landscape Architecture

Date Of Construction: 1946-48

Architect: Bebb & Jones; Leonard Bindon

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.
It houses Civil Engineering at the University of Washington. The main building was constructed in 1946 for the Civil Engineering Department, and "[i]t expressed the modern architectural philosophy of function over form and incorporated lighting from large windows to convey the feeling of spaciousness" (University of Washington 2009a). The east end

of the building was added in 1948 as the Structural Testing Lab, designed by John Paul Jones. “The lab was located adjacent to the Northern Pacific Railroad so a spur track could carry materials directly into the room. One of the first items delivered by rail was a 2.5 million pound compression testing machine. Its testing capacities outperformed any other…in the Pacific Northwest and was used by Washington manufacturers of aircraft, steel, lumber and light metals in the post WWII years to test their products. In addition, the machine could replicate earthquake-like shock waves that enabled students to study how to incorporate seismic factors into their civil engineering design” (University of Washington 2009a). More Hall was remodeled by Kolb and Stansfield in 1972-75, and the structural and geotechnical research laboratories were remodeled in 1993-96. Bebb & Jones was the partnership of Charles Bebb of Bebb & Gould and John Paul Jones, a junior partner with Bebb & Gould, after the death of Carl Gould in 1939, but only lasted from 1939 to 1942, when Bebb died. Charles Bebb was a leading Seattle architect and was also important in the development of the architectural terra cotta industry in Washington State. He was elected a Fellow of the AIA in 1919. After World War II, John Paul Jones became the Consulting Architect for the University of Washington. After Bebb’s death, Jones and Leonard Bindon formed Jones and Bindon, Architects from 1947-1956. More Hall is eligible for the NRHP under Criterion C for its Modern architectural design, representing the work of noted architects

Description of Physical Appearance

This building houses Civil Engineering at the University of Washington. It has an irregular footprint and a flat roof with a simple parapet. The east end of the building was built in 1946 as the Structural Testing Lab. The rest of the building was added in 1948. The building ranges in height from one to four stories. The one story section at the northeast corner which houses the physical plant has a flat roof with a shallow eave. The building is clad in variegated brick veneer with cast stone trim. It has a clean-lined, modern aesthetic and an understated modern style. The original section of the building appears to be three stories with two, one story wings. The east wing shares the design of the three story section and appears to be original, while the northeast corner wing appears to be an addition, with a different roofline and lacking the design details of the other two sections. The original sections feature vertical banks of glass block windows, three panels wide, with wide concrete trim. The 1946 building meets the much larger 1948 building at a four story stair tower. The 1948 building has 1/1 aluminum framed windows arranged vertically in stacks of three. The stair tower steps out slightly, and features cast stone panels between its single column of windows. On the rest of the building, the windows are set in vertical rows of four with wide cast stone frames. Near the west end of the north elevation is the main entry, which steps back slightly and forms an entry tower. The entry is a double-leaf, aluminum and glass door with a cast stone surround, ornamented by aluminum artwork by sculptor Dudley Pratt. Above the door rise three rows of glass block windows, framed in cast stone, terminating in a stepped parapet. The wing to the west of the entry steps back and is only three stories. It has only single columns of windows under a continuous cast stone header. The west elevation faces Stevens Way and the same decorative cast stone panels that are seen on the stair tower adjoining the 1946 building are seen here under the second and third floor windows.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor’s Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/8757/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

University of Washington, More Hall. http://www.engr.washington.edu/about/bldgs/mor.html

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *More Hall* **at** *Jefferson Rd, University of Washington, Seattle, WA 98101*

View of Original 1946 section and east end of 1948 section **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: North Elevation

View of North elevation entry **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for *Pavilion Overpass* **at** *Montlake Blvd NE, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W288 **OAHP No.:**

Historic Name: *Pavilion Overpass* **Common Name:** *Pedestrian Bridge*

Property Address: Montlake Blvd NE, Seattle, WA 98112 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 1 **Easting:** 552342 **Northing:** 5777937

Sequence: 1 **Easting:** 552342 **Northing:** 5777937

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
N/A	N/A		unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
City of Seattle/University of Washington	600 4th Ave.	Seattle, WA 98124

Classification: Structure **Resource Status** Survey/Inventory **Comments**

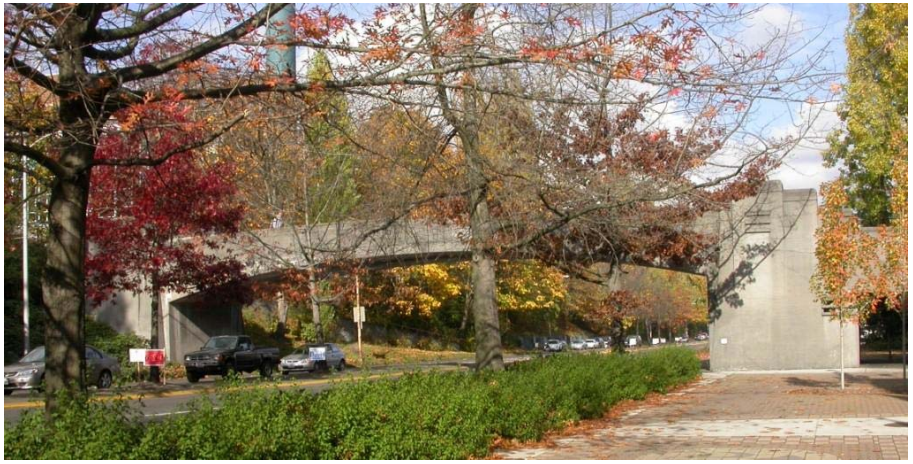
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



DESCRIPTION SECTION

Historic Use: Transportation - Pedestrian-Related

Current Use: Transportation - Pedestrian-Related

Plan: Rectangle **No. of Stories:**

Structural System: Concrete - Reinforced Concrete

View of South elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Intact
Changes to original cladding: Intact
Changes to windows:
Changes to interior:
Changes to other:
Other (specify):

Style
Art Deco - PWA Moderne

Form/Type
Utilitarian

Cladding
Concrete - Poured

Foundation
Concrete - Poured

Roof Material

Roof Type

NARRATIVE SECTION

Date Of Construction: 1938

Architect: Unknown

Builder: City of Seattle

Engineer: Unknown

Study Unit	Other
Community Planning/Development	
Entertainment/Recreation	
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

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This pedestrian bridge was built in 1938 by the City of Seattle at the request of the University of Washington, for use by its students. It is designed with restrained Art Moderne lines

and detailing. Available research did not reveal any associations with significant persons or events, and it does not represent the work of a master, nor possess high artistic value. This property is eligible for the NRHP under Criterion C for its distinctive architectural characteristics, representative of its Art Moderne style. While it dates from approximately the same period period as parts of the athletic complex it accesses and there might have been an eligible NRHP district there, years of alterations and renovations to the surrounding buildings have impacted their integrity and the result is no eligible district remains.

Description of Physical Appearance

The pedestrian bridge is a single span of formed concrete resting on substantial piers topped with massive pylons, with pedestrian accessways at the east and west ends. It is arched on the underside, and the walkway has solid concrete walls in lieu of railings. Details on the bridge are restrained Art Moderne. While the west end of the bridge that rests on the central campus terminates with a fairly abrupt, modest stair for pedestrian access, the east end, closest to the Edmundson Pavilion, is marked by a graduated, tiered approach, with massive styling that echoes the repressed Moderne details of the bridge itself and necessitates a pedestrian underpass for foot traffic next to the street. Decorative details consist primarily of simple raised, douple and triple bands at the balustrade level and at the entrance to the pedestrian underpass.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Pavilion Overpass* **at** *Montlake Blvd NE, Seattle, WA 98112*

View of South Elevation, View East **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of South elevation, east end **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of West End **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of View West **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Printed on 9/23/2009 11:24:13 AM

Additional Photos for: *Pavilion Overpass* **at** *Pavilion Overpass*

View of North Elevation, View South **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *Graves Hall* **at** *3910 Montlake Blvd NE, University of Washington Campus, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W300 **OAHP No.:**

Historic Name: *Graves Hall* **Common Name:** *Graves Hall*

Property Address: 3910 Montlake Blvd NE, University of Washington Campus, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552394.59 **Northing:** 5277977.34

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: L Durio **Date Recorded:** 9/14/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave., Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: Rectangle **No. of Stories:** 2

Structural System: Steel

View of front (west) elevation from Montlake Boulevard **taken** 9/12/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Intact **Changes to interior:** Unknown **Style** Modern **Form/Type** Other

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Metal - Standing Seam	Gable - Side Gable
Veneer - Stucco			
Glass - Curtain Wall			
Other			

NARRATIVE SECTION

Date Of Construction: 1963

Architect: Robert Billsborough Price

Builder:

Engineer:

Study Unit	Other
Architecture/Landscape Architecture	
Education	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

Graves Hall, designed by Robert Billsborough Price (1915 - 1981), was built in 1963. It houses the central administrative offices for University of Washington Intercollegiate Athletics (ICA) as well as coaches and staff offices, training and meeting rooms, the sports ticket office and the Husky marching band offices. Robert Billsborough Price was a native of Tacoma and most of his practice was there. He received his architecture degree from the University of Washington and his Master's degree from MIT. He opened his practice in Tacoma in 1949, and by 1956, the firm was featured in Progressive Architecture, notable at the time as the youngest firm to have been featured in the magazine. Price specialized in educational projects and designed a number of schools in the Puget Sound area from the late 1950s through the 1970s, including Graves Hall at UW. In his career, he received 59 national, regional and local awards for design excellence and in 1966, he became the first architect in Tacoma to be inducted in the AIA College of Fellows. Other projects in Seattle include the Seattle World's Fair Hall of Industry (1961), and the University of Washington Golf Driving Range Building. Graves Hall's Modern style is representative of Price's educational design projects and retains excellent integrity. Graves Hall will be 50 years old in 2013, and at that time will be eligible for the NRHP under Criterion C for its Modern architectural design, representing the work of a noted architect.

Description of Physical Appearance

Graves Hall, built in 1963, is a two-story building with a rectangular footprint that houses educational offices. It faces Montlake Boulevard and is fronted by a paved parking lot. On all four elevations, the second floor cantilevers out beyond the first floor. The east elevation faces concrete bleachers that frame a large recessed tennis court area. The building has a shallow side-gabled roof of standing seam metal with deep, boxed eaves, supported on pronounced metal beams that terminate in shaped ends, recalling the wooden rafter tails of the Arts and Crafts style. A rooftop monitor runs horizontally along the roof ridge and also has a side-gabled roof with the same extended rafter tails as the main roof. This monitor is enclosed with louvered metal vents. The first floor of the building is clad in brown brick veneer interspersed with glass curtain walls in metal frames. The windows in the curtain wall are separated into vertical panes with transoms above and either glass or solid composite panels below. There are secondary entries on each side and the rear, but the primary entry is located in the center of the west elevation, marked by a sidewalk and a low monument sign. This entry area features the only glazing on the first floor of the front elevation. The second floor cantilever sits on wide beams running east/west that end at metal posts that span from the ground to the exposed roof rafters. The second floor is clad in stucco, with mulitple metal framed, single-light, sliding sash windows with composite panels below. On the front and rear elevations, the windows are divided into eight bays by the vertical metal posts. The windows have transoms above that reach up to the roofline. The north and south side elevations of the second floor have ten pair of these same style windows, clustered in the center of the elevation. But here the transoms reach up to the roofline at an angle, following the peak of the gable, and forming a glazed gable end under the eave. The building appears to have received few, if any, alterations since its construction.

Major Bibliographic References

Documentation and Conservation of the Modern Movement, Western Washington. 2009. “Price, Robert B.” http://www.docomomo-wewa.org/architects_detail.php?id=73.

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor’s Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

View of Front façade, north end **taken** 9/12/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: view to northeast

View of Front façade, south end **taken** 9/12/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: view to east

View of southwest corner of building **taken** 9/12/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: view to northeast

View of rear (east) elevation **taken** 9/12/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Additional Photos for: *Graves Hall* **at** *Graves Hall*

View of Rear (east) elevation **taken** 9/12/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *Power Plant* **at** *Jefferson Rd, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W293 **OAHP No.:**

Historic Name: *Power Plant* **Common Name:** *Power Plant*

Property Address: Jefferson Rd, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552277 **Northing:** 5278034

Tax No./Parcel No. 1625049001 **Plat/Block/Lot** N/A **Supplemental Map(s)** **Acreage** Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave. Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of East Elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Industry/Processing/Extraction - Energy Facility

Current Use: Industry/Processing/Extraction - Energy Facility

Plan: Irregular **No. of Stories:** varied

Structural System: Mixed

Changes to plan: Extensive **Changes to interior:** Unknown **Style** Other - Industrial **Form/Type** Industrial

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet
Veneer - Brick			
Metal			

NARRATIVE SECTION

Date Of Construction: 1909

Architect: Howard & Galloway; John Graham Sr. (1929 Ops Bldg)

Builder: Wiliam Peterson (1935 add.)

Engineer: Unknown

Study Unit	Other
Science & Engineering	
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

The Power Plant was originally built in 1909 for the A-Y-P Exposition. The smokestack was added in 1923. The Plant Operations Building was built in 1929. Subsequently, the Power Plant has received numerous alterations and additions, eventually reaching all the way to the Plant Operations Building and incorporating it. The smokestack was replaced in 1988. Although some sections of the massive building appear intact, the overall structure has suffered a substantial loss of integrity from the many alterations and additions. The original 1909 building is no longer recognizable and could not be identified from visual survey. Therefore, the Power Plant is not eligible for listing in the NRHP under any criteria.

Description of Physical Appearance

The Power Plant was originally constructed in 1909 as part of the Alaska-Yukon-Pacific Exhibition, anticipating that it would be the permanent power plant for the University. Over the years, it has had many alterations and additions to enable it to continue to fulfill this mission. The Power Plant provides high pressure steam, low pressure steam, condensate return, compressed air, and central cooling water. Additionally, emergency power is distributed from a turbine-electric generator and three diesel generators in the plant. The services are distributed from the plant by four main utility tunnels.

Mostly utilitarian in design, the Power Plant now has an irregular footprint and is joined at the north end to the Plant Operations Building, once a separate structure. It is mainly clad in brick veneer, with some poured concrete sections and some areas clad in metal. Due to the different eras of construction, the brick veneer varies in color and style. The building has a flat roof behind a simple parapet and encompasses approximately 200,000 square feet. It ranges in height from one to four or more stories. Some sections have few openings and no ornamentation, while others have vertical bands of large, multi-light, metal-framed windows with hopper sash and cast stone sills. Some areas have cast stone coping along the parapets. There is a large cast iron smoke stack on the east elevation, built in 1923. On the west elevation of the section near the smokestack are two sets of ornamental terra cotta tiles below the parapet, and another set on a large rectangular tower projection. The Plant Operations building section has more stylistic elements than the rest of the building, including detailed brickwork around the window openings, tapestry-patterned brick veneer in the cornice, and a large, flat awning over the entry hung on diagonal rods, with bulls-eye ornaments along the edge.

The Power Plant had additions in 1923, 1935, 1939, 1950, 1960, 1962, 1965, 1969 and 1978. The 1923 smokestack was replaced in 1988. Originally built to burn coal, the boilers have been converted to burn gas and oil. The first underground steam tunnel was built in 1920, but part of it has been destroyed. Various designers have worked on the building. Howard and Galloway were the original architects, but George H. Krueger was the architect for the 1935 addition, and William Peterson was the general contractor in 1935. The Plant Operations Building, which is now the far north section of the Power Plant, was designed by architect John Graham Sr. in 1929. Physical Plant staff designed the 1954 addition and the 1968 interior remodeling. An addition made in 1957 was torn down in 1978 to accommodate an addition to the Power Plant. This appears to be when the Plant Operations building was physically connected to the Power Plant building.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Power Plant* **at** *Jefferson Rd, University of Washington, Seattle, WA 98101*

View of East Elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Base of ventilation tower **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of East Elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of West elevation from Jefferson Road **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

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Additional Photos for: *Power Plant* **at** *Power Plant*

View of West elevation - Plant Operations building **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: northwest corner - north end of Power Plant

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *A-Y-P Exhibition Dairy Barn* **at** *Jefferson Rd, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W294 **OAHP No.:**

Historic Name: *A-Y-P Exhibition Dairy Barn* **Common Name:** *Plant Operation Annexes 2 - 4*

Property Address: Jefferson Rd, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence:	Easting:	Northing:
2	552281.74	5278150.32
1	552315.8	5278116.36
4	552326.63	5278164.33
3	552301.26	5278186.2

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

DESCRIPTION SECTION

Historic Use: Agriculture/Subsistence - Agricultural Outbuilding

Current Use: Other

Plan: L-Shape **No. of Stories:** 2

Structural System: Balloon Frame

View of south elevation former dairy barn **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Extensive

Changes to original cladding: Extensive

Changes to windows: Moderate

Changes to interior: Unknown

Changes to other:

Other (specify):

Style
Arts & Crafts - Craftsman
Vernacular

Form/Type
Utilitarian

Cladding
Wood - T 1-11
Wood - Plywood
Wood
Wood - Drop Siding

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Shingle
Metal - Corrugated

Roof Type
Shed
Gable

NARRATIVE SECTION

Date Of Construction: 1947; 1956; 1909

Architect: Saunders & Lawton

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	
Community Planning/Development	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces

remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

Plant Operation Annexes 2 and 3 are unremarkable storage buildings that have been heavily altered. They no longer retain integrity, and do not meet any of the criteria necessary to be eligible for listing in the NRHP.

Plant Operation Annex 4 was associated with the A-Y-P Exhibition and designed by Charles Saunders and George Lawton. Saunders and Lawton formed a partnership in 1898 and designed a broad range of buildings in a variety of styles. Saunders had won the competition for the first building at the new University of Washington campus, a building now known as Denny Hall. Saunders was also active civically, and was a founding member of the Washington State Chapter of the AIA in 1894, serving as its first secretary. The firm also designed the Womens' Building for the A-Y-P Exhibition (now Cunningham Hall), and the Dairy Building (now destroyed) that went with the Dairy Barn. They also designed the Observatory at the UW. The Plant Operation Annex 4 and former Dairy Barn has been heavily altered and had several additions. The original building is no longer recognizable. Because of this substantial loss of integrity, the building is not eligible for the NRHP.

Description of Physical Appearance

Plant Operations Annex 4 was built as a dairy barn for the Alaska-Pacific-Yukon Exhibition in 1909. The architects were Saunders & Lawton. For many years it was locally known as the “Barn.” Part of the building was used as living quarters for the farmer until 1920. It was then used as the Carpenter Shop until 1923, and then as the Mason and Utilities Shop until 1963, when it became a lunchroom and locker room. The building was added onto in 1936, and again in 1948. It is two stories and has an L-shaped footprint. The exterior is clad in a combination of drop siding and T1-11. It has a side gable roof with an off-center gabled dormer on the front section, and an intersecting side gable roof over the rear section. The roof is clad in composition shingle and has knee brackets. The windows are a variety of styles, some wood, some vinyl, and include one 4/2 Craftsman style window on the front elevation, and several 6/1 windows on the east side elevation. At least two garage doors on the south elevation have been filled in with T1-11 and replacement 4/4 windows. The remaining garage door is modern paneled, roll-up replacement door. The main entry door is a metal replacement door, with a historic 2-light transom window above. On the east side elevation, several garage doors have been filled in - only one remains hung on an overhead track. The rear section is only one story.

Plant Operations Annex 2 and 3 are accessory buildings to Plant Operations 4, and are located east of the it in a fenced work yard.

Plant Operations Annex 2, built in 1947, is a storage shed with a rectangular footprint. It has a shed roof with a shallow eave, and the exterior is clad in T1-11 siding. The only fenestration is a set of double-leaf doors on the west elevation. There are two extended beam ends above the entry doors.

Plant Operations Annex 3 was built in 1956 and is an open-front storage shed. It has a rectangular footprint and a shed roof. The roof eave extends out on the west elevation. The north and south elevations have horizontal board siding, while the east elevation is covered in plywood. The timber roof structure is supported on I-beams resting on metal poles. The front elevation is secured by chain link fencing and gates.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor’s Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *A-Y-P Exhibition Dairy Barn* **at** *Jefferson Rd, University of Washington, Seattle, WA 98101*

View of west elevation, annex 2 **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of West elevation, south end of annex 3 **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of West elevation, Annex 3 **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of East elevation Annex 4 - former dairy barn **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

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Historic Property Inventory Report for *The Faculty Center* **at** *Stevens Way, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W286 **OAHP No.:**

Historic Name: *The Faculty Center* **Common Name:** *The University of Washington Club*

Property Address: Stevens Way, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552568 **Northing:** 5278438

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington Club	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of rear (east) elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: southeast corner

DESCRIPTION SECTION

Historic Use: Social - Clubhouse

Current Use: Social - Clubhouse

Plan: Irregular **No. of Stories:** 2

Structural System: Steel

Changes to plan: Slight **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:** Unknown

Style Modern - International Style

Form/Type Other

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Glass	Other	Unknown	Flat with Eaves
Veneer - Stucco	Concrete - Poured		Flat with Parapet

NARRATIVE SECTION

Date Of Construction: 1960

Architect: Victor Steinbreuck and Paul Hayden Kirk

Builder: Wick Construction Company

Engineer: Sigmund Ivarsson, struc.; James P. Notkin & Assoc.

Study Unit	Other
Education	
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington Club building was designed by Victor Steinbreuck, in association with Paul Hayden Kirk Associates, and built in 1958-60. University of Washington architecture faculty collaborated with them on the design, including Daniel Streissguth. Thomas E. Sparling and Associates were the electrical engineers and Eckbo, Dean and Williams were the landscape architects.

Victor Steinbreuck was a significant person in Seattle's design history. He graduated with a degree in architecture from the University of Washington in 1935, and worked at a number of Seattle architectural firms before setting up private practice in 1938. After serving in World War II, Steinbreuck jointed the architecture faculty at UW, and served as acting chair of the Department of Architecture from 1962 until 1964. Steinbreuck designed both residential and institutional architecture to local acclaim, winning at least three Seattle AIA awards between 1950 and 1960. He is perhaps best known, however, as a tireless advocate for the preservation of Pioneer Square and the Pike Place Market, and published a number of books that popularized his urban ideals. He also designed, in cooperation with landscape architect Richard Haag, a number of local parks, including Louisa Boren Park, Marshall Park, and what is now Victor Steinbreuck Park. He is also known as one of the designers of the Space Needle.

Paul Hayden Kirk (1914-1995) was born in Salt Lake City, Utah and came to Seattle in 1922. He received his degree in architecture from the University of Washington in 1937. He opened his own practice in 1939. During World War II, he practiced with others, designing a variety of churches, homes, and commercial buildings. He again had his own practice from 1950-1957. After 1957, the firm was known as Paul Hayden Kird & Associates, and later Kirk, Wallace, McKinley & Associates. Kirk was influenced by the International style of Mies van der Rohe, but used local materials, giving his designs a unique regional variation. His work was widely published, including approximately 60 articles in national publications between 1945 and 1970, making him possibly the most widely published of Seattle's architects. He was elected a fellow of the AIA in 1959, and received a national AIA Merit Award in 1965 for his Japanese Presbyterian Church in Seattle. His works include the University Unitarian Church and the Magnolia Branch Library in Seattle, and the Edmond S. Meany Hall for the Performing Arts and the Charles S. Odegaard Undergraduate Library at the University of Washington.

The University of Washington Club, incorporated in 1909, was originally part of the Alaska Yukon Pacific Exposition. During the Exposition this site was the Hoo Hoo Club, a part of the Forestry exhibit, designed by Ellsworth Storey. At the conclusion of the exposition the building was left for a Faculty Club. In 1958 the building was torn down and the current building was constructed. Apparently some architectural material from the Hoo Hoo Club was incorporated into the interior design of the present building. The University of Washington Club was published in Progressive Architecture in 1961 and in Architectural Forum in 1962.

The University of Washington Club building, an important example of regional modernism which won the Seattle AIA Award in 1960, is eligible for the National Register of Historic Places under Criterion C as an important representative example of Modernism and the design of significant local architects. While some renovation work has occurred over the years, including the enclosure of part of the south balcony area and 2005 renovations to the bar area, the building retains very good integrity and easily communicates its original design and style.

Description of Physical Appearance

The University of Washington Club is sited on a steep hill oriented to maximize the spectacular views of Lake Washington and the Cascade Mountain Range to the east. Built in 1960 in the International style, it has an irregular footprint. It is primarily composed of two masses. The first mass is the front, street-side elevation, built around a central courtyard. This is a two story mass with a mostly solid façade but a central entry that allows a view all the way through the building to the open vista at the east end.The courtyard is to the north of the entry axis. This mass is clad in smooth stucco with openings only at the entry door and windows into the courtyard. The roof is flat over the entry and exterior circulation spaces, and behind a parapet on the main building. The second, primary mass is a single story supported on steel stilts out over the hillside slope. This holds the dining room, formed as a glass-enclosed rectangule, encapsulated on top and bottom by overhanging flattened rectangular forms in metal and concrete - a flat roof with deep eaves on top and a concrete wall along the bottom. On the south elevation of this section, a modern steel pergola shields what was originally an open, covered area with a concrete wall railing, most of which has since been enclosed with glass. The overhanging eaves and low concrete wall shield a shallow balcony that wraps around the south and east elevations. The mass of the building is framed by projecting, steel, oversized brackets extending from the roof to the bottom of the concrete plinth on which the main glass mass visually rests. The concrete underside of the building and steel support beams and stilts are clearly visible. A rectangular roof-top monitor with stucco cladding and a flat roof rests on top of this section, bringing additional light inside.

Major Bibliographic References

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Historic Property Inventory Report for at *Montlake Blvd NE, University of Washington campus, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W301A **OAHP No.:**

Historic Name:

Common Name: *Montlake Boulevard Pedestrian Overpass South*

Property Address: Montlake Blvd NE, University of Washington campus, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552407.98202 **Northing:** 5278320.42696

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
N/A	N/A		N/A

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/24/2009

Owner's Name:	Owner Address:	City/State/Zip:
City of Seattle/University of Washington	600 4th Ave.	Seattle, WA 98124

Classification: Structure **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Bridge (looking northwest) **taken** 8/13/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Transportation - Pedestrian-Related

Current Use: Transportation - Pedestrian-Related

Plan: Other **No. of Stories:** n/a

Structural System: Concrete - Reinforced Concrete

Changes to plan: Intact **Changes to interior:**

Changes to original cladding: Intact **Changes to other:** Moderate

Style Modern

Form/Type Utilitarian

Changes to windows: **Other (specify):** bottom of steps and

Cladding	Foundation	Roof Material	Roof Type
Concrete	Concrete - Poured		

NARRATIVE SECTION

Date Of Construction: 1958

Architect:

Builder:

Engineer: John “Jack” Christiansen

Study Unit	Other
Transportation	
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This pedestrian overpass, an early example of post tension pre-stress concrete, was constructed in 1958 and designed by John "Jack" Christiansen. He is credited with being one of the top six thin-shell concrete designers in the world. He was elected to the National Academy of Engineers and is a Fellow in the American Concrete Institute and American Society of Civil Engineers. He received his undergraduate degree in Architectural Engineering from the University of Illinois, and his Master's in Civil Engineering from Northwestern University. Christiansen joined the engineering firm of Skilling & Helle in 1962. Eventually he became president of the firm, then called Skilling, Helle, Christiansen & Robertson, and retired in 1983. His notable concrete design projects include the Green Lake Pool (1954), which was the largest intermediate thin-shell cylindrical barrel in the world at the time of construction; the Seattle School District Warehouse (1955); the Yakima Valley Jr. High School Gymnasium (1956), which had the first thin-shell pre-stressed edge beams in the United States; the King County Airport Hangar at Boeing Field (1958); the award-winning Rivergate Exhibit Facility in New Orleans (1968), now demolished; the Federal Building for Expo ’74 in Spokane; the Kingdome (1976), which at 661 feet was the largest clear span, concrete dome in the world; the SunDome Arena in Yakima (1988); and the Bainbridge Island High School Grandstand (1990). Christiansen is an engineer of world renown and contributed to many important buildings and structures in the Pacific Northwest. This bridge and its twin next door served as models for other pedestrian bridges throughout the state. They are eligible for the NRHP under Criterion C for their distinctive design and important engineering qualities.

Description of Physical Appearance

This is a pedestrian overpass that crosses Montake Boulevard NE, running east/west. It is constructed of reinforced concrete and was built in 1958. It spans from the Burke-Gilman trail and Wahkiakum Lane on the primary section of the University of Washington campus to the E-1 University of Washington parking lot on the east side of Montlake Boulevard. It has metal railing with simple vertical balusters and a rounded handrail. The span across the roadway is supported on two concrete piers. At the eastern end, the bridge splits in a "v" into two equal sets of stairs that wind down to the parking lot. Each set of stairs curves to the north or south, then reaches a landing, where it sits on a concrete pier. After the landing, each stair terminates in a straight run down to the ground. The stairs themselves are thin, cast concrete sitting on a concrete center support beam. The final two steps are now wooden replacements, with railings of wooden 2X4s, causing the end of the stairs to appear bulky and unfinished. This is reportedly due to ground subsidence, requiring additional steps at the bottom. There is another pedestrian overpass identical to this one located to the north.

Major Bibliographic References

DOCOMOMO, Western Washington. "Christiansen, John." 2009. http://www.docomomo-wewa.org/architects_detail.php?id=53

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *Montlake Blvd NE, University of Washington campus, Seattle, WA 98112*

View of Looking west across Montlake Boulevard from parking lot **taken** 8/13/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of detail of foot of stairs showing replacement section **taken** 8/13/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *Montlake Blvd NE, University of Washington campus, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W302A **OAHP No.:**

Historic Name:

Common Name: *Montlake Boulevard Pedestrian Overpass North*

Property Address: Montlake Blvd NE, University of Washington campus, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552448.47837 **Northing:** 5278530.75965

Tax No./Parcel No. N/A

Plat/Block/Lot N/A

Supplemental Map(s)

Acreage N/A

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/24/2009

Owner's Name: City of Seattle/University of Washington **Owner Address:** 600 4th Avenue **City/State/Zip:** Seattle, WA 98124

Classification: Structure **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Bridge, looking northwest **taken** 8/13/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Transportation - Pedestrian-Related

Current Use: Transportation - Pedestrian-Related

Plan: Other **No. of Stories:** N/A

Structural System: Concrete - Reinforced Concrete

Changes to plan: Intact **Changes to interior:**

Changes to original cladding: Intact **Changes to other:** Moderate

Style Modern

Form/Type Utilitarian

Changes to windows: **Other (specify):** Bottom steps and rai

Cladding **Foundation** Concrete - Poured **Roof Material** **Roof Type**

NARRATIVE SECTION

Date Of Construction: 1958

Architect:

Builder:

Engineer: John "Jack" Christiansen

Study Unit **Other**

Transportation

Architecture/Landscape Architecture

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This pedestrian overpass, an early example of post tension pre-stress concrete, was constructed in 1958 and designed by John "Jack" Christiansen. He is credited with being one of the top six thin-shell concrete designers in the world. He was elected to the National Academy of Engineers and is a Fellow in the American Concrete Institute and American Society of Civil Engineers. He received his undergraduate degree in Architectural Engineering from the University of Illinois, and his Master's in Civil Engineering from Northwestern University. Christiansen joined the engineering firm of Skilling & Helle in 1962. Eventually he became president of the firm, then called Skilling, Helle, Christiansen & Robertson, and retired in 1983. His notable concrete design projects include the Green Lake Pool (1954), which was the largest intermediate thin-shell cylindrical barrel in the world at the time of construction; the Seattle School District Warehouse (1955); the Yakima Valley Jr. High School Gymnasium (1956), which had the first thin-shell pre-stressed edge beams in the United States; the King County Airport Hangar at Boeing Field (1958); the award-winning Rivergate Exhibit Facility in New Orleans (1968), now demolished; the Federal Building for Expo ’74 in Spokane; the Kingdome (1976), which at 661 feet was the largest clear span, concrete dome in the world; the SunDome Arena in Yakima (1988); and the Bainbridge Island High School Grandstand (1990). Christiansen is an engineer of world renown and contributed to many important buildings and structures in the Pacific Northwest. This bridge and its twin next door served as models for other pedestrian bridges throughout the state. They are eligible for the NRHP under Criterion C for their distinctive design and important engineering qualities.

Description of Physical Appearance

This is a pedestrian overpass that crosses Montake Boulevard NE, running east/west. It is constructed of reinforced concrete and was built in 1958. It spans from the Burke-Gilman trail at Whatcom Lane on the primary section of the University of Washington campus to the E-1 University of Washington parking lot on the east side of Montlake Boulevard. It has metal railing with simple vertical balusters and a rounded handrail. The span across the roadway is supported on two concrete piers. At the eastern end, the bridge splits in a "v" into two equal sets of stairs that wind down to the parking lot. Each set of stairs curves to the north or south, then reaches a landing, where it sits on a concrete pier. After the landing, each stair terminates in a straight run down to the ground. The stairs themselves are thin, cast concrete sitting on a concrete center support beam. The bottom steps are now wooden replacements, with railings of wooden 2X4s, causing the end of the stairs to appear bulky and unfinished. This is reportedly due to ground subsidence, requiring additional steps at the bottom. There is an identical overpass located to the south.

Major Bibliographic References

DOCOMOMO, Western Washington. "Christiansen, John." 2009. http://www.docomomo-wewa.org/architects_detail.php?id=53

Gould, James W. “Montlake History.” http://montlake.net/mcc/mcc_history_Jim_Gould.htm. January 21, 2000.

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, A Historical Guide to the Architects. University of Washington Press, Seattle and London. 1998.

Smith, E. “Montlake: One of Seattle’s Treasures.” http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

Stein, Alan J. "Museum of History and Industry - A Snapshot History." www.historylink.org/output.CFM?file_ID=3682. January 30, 2002.

The City of Seattle Landmarks Preservation Board - Report of Designation "Montlake Community Center." January 31, 2005.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture of Washington State: An Environmental Perspective. University of Washington Press, Seattle and London. 1980.

Additional Photos for: **at** *Montlake Blvd NE, University of Washington campus, Seattle, WA 98112*

View of Stairways from bridge, looking west from parking lot **taken** 8/13/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of south stair **taken** 8/13/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of north stair **taken** 8/13/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Printed on 11/19/2009 10:17:01 AM

Historic Property Inventory Report for *McMahon Hall* **at** *354450 Whitman Ct, University of Washington, Seattle, WA 98195*

LOCATION SECTION

Field Site No.: SR520W294 **OAHP No.:**

Historic Name: *McMahon Hall* **Common Name:** *McMahon Hall*

Property Address: 354450 Whitman Ct, University of Washington, Seattle, WA 98195 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552281.69 **Northing:** 5278544.79

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		Unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/1/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave., Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of East elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: southeast corner

DESCRIPTION SECTION

Historic Use: Domestic - Institutional Housing

Current Use: Domestic - Institutional Housing

Plan: Irregular **No. of Stories:** 11

Structural System: Unknown

Changes to plan: Intact **Changes to interior:** Unknown **Style** Modern - Brutalism **Form/Type** Multi-Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves

NARRATIVE SECTION

Date Of Construction: 1965

Architect: Kirk, Wallace, McKinley & Associates

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Community Planning/Development	
Architecture/Landscape Architecture	
Education	

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

McMahon Hall was designed by the architectural firm of Kirk, Wallace, McKinley & Associates in 1965. It received an AIA Seattle Honor Award in 1966. It is remarkable for its modern Brutalist design that is softened by the rough concrete forms and puzzle piece-like plan, sited on a steep hill that affords breathtaking views of Lake Washington and the Cascades. It will be 50 years old in 2015, and at that time will be eligible for the NRHP under Criterion C, for its distinctive architectural design and as the work of a recognized master, Paul Hayden Kirk.

Paul Hayden Kirk (1914-1995) was born in Salt Lake City, Utah and came to Seattle in 1922. He received his degree in architecture from the University of Washington in 1937. He opened his own practice in 1939. During World War II, he practiced with others, designing a variety of churches, homes, and commercial buildings. He again had his own practice from 1950-1957. After 1957, the firm was known as Paul Hayden Kird & Associates, and later Kirk, Wallace, McKinley & Associates. Kirk was influenced by the International style of Mies van der Rohe, but used local materials, giving his designs a unique regional variation. His work was widely published, including approximately 60 articles in national publications between 1945 and 1970, making him possibly the most widely published of Seattle's architects. He was elected a fellow of the AIA in 1959, and received a national AIA Merit Award in 1965 for his Japanese Presbyterian Church in Seattle. His works include the University Unitarian Church and the Magnolia Branch Library in Seattle, and the Edmond S. Meany Hall for the Performing Arts and the Charles S. Odegaard Undergraduate Library at the University of Washington.

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones

& Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

Description of Physical Appearance

This is a residence hall (dormitory) built in 1965. It has 11 stories and a irregular footprint. Accommodations are cluster style: a typical layout has four double rooms clustered around a shared lounge and bathroom. All clusters also have balconies, many that take advantage of the building's siting that affords easterly views of Lake Washington and the Cascade Mountains. There is a large outdoor, rooftop patio on the east elevation. McMahon is the largest residence hall on the UW campus with a capacity of 1,043. There is a dining facility on the lower level.

The building reflects the Brutalist style of architecture, and is constructed of rough poured concrete, left unadorned as the exterior cladding. It has a flat roof with deep overhanging eaves and features cantilevered balconies with concrete walls topped by metal pipe rails. It has an unusual plan with projecting and recessed sections and irregular massing, giving the building a sense of movement. The interesting geometrical forms of the poured concrete sections combines with the exposed concrete framing infilled with rough, striated concrete planes to form a visually intriguing structure. The lower level dining hall has large expanses of glass between projecting concrete beams, with pierced concrete sunscreens across the top. The rooftop patio sits above this area of the building, and parking is below.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

University of Washington Housing and Food Services. McMahon Hall. http://hfs.washington.edu/student_housing/residence_halls.aspx?id=305

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *McMahon Hall* **at** *354450 Whitman Ct, University of Washington, Seattle, WA 98195*

View of East elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of detail of south elevation **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of East elevation detail **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *Cyclotron Shop* **at** *Pend Oreille Rd, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W292 **OAHP No.:**

Historic Name: *Cyclotron Shop* **Common Name:** *CENPA Instrument Shop*

Property Address: Pend Oreille Rd, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552343 **Northing:** 5278644
Sequence: 1 **Easting:** 552343 **Northing:** 5278644

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave., Room 418	Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of East elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments: northeast corner

DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: L-Shape **No. of Stories:** 2

Structural System: Unknown

Changes to plan: Slight **Changes to interior:** Unknown **Style** Modern **Form/Type** Utilitarian

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact

Other (specify):

Cladding
Glass - Curtain Wall
Veneer - Stucco

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Built Up

Roof Type
Flat with Parapet

NARRATIVE SECTION

Study Unit
Education
Science & Engineering
Architecture/Landscape Architecture

Other

Date Of Construction: 1948

Architect: John Graham, Jr.

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

This building from 1948 retains good integrity, with one small addition to the south elevation. The CENPA Instrument Shop was built as the Cyclotron Shop to support the construction of the cyclotron building next door. The cyclotron was dismantled in the 1980s. It is now known as the Center for Experimental Nuclear Physics and Astrophysics (CENPA) Instrument Shop. It was designed by noted architect John Graham, Jr. Founded in 1998, CENPA is one of the University of Washington nuclear physics labs funded by

the U.S. Department of Energy (DOE), pursuing research in nuclear physics, astrophysics, and related fields. It has been designated a Center for Excellence by the DOE, and has been the recipient of numerous awards and recognitions. The program includes neutrino research, participation in the KATRIN tritium beta decay experiment, and work in development of experiments to search for neutrinoless double beta decay. CENPA also performs user-mode research at large accelerator and reactor facilities around the world (University of Washington 2009b). An instrument shop has always been an integral part of the physics lab operation. The CENPA Instrument Shop is eligible for the NRHP under Criterion A, for its association with the development of nuclear physics, and under Criterion C, for its distinctive architectural design and as the work of a recognized master, John Graham Jr.

Description of Physical Appearance

This building from 1948 has an L-shaped footprint composed of a primary two story rectangle with a one story section on the south elevation that extends out to the east beyond the main building. The building was constructed as a shop to support the cyclotron building next door, and is now known as the Center for Experimental Nuclear Physics and Astrophysics (CENPA) Instrument Shop. The north, west, and south walls are blank stuccoed walls, while the east elevation is a glass curtain wall with a stucco bulkhead. This wall features vertical rows of fixed panes with selected awning sash, an entry door with a single pane of glass on the first floor near the north end, and a section of 4 by 10 panes that are opaque, starting north of the entry door and continuing to the north end of the elevation. The building has a molded cornice along the top of the parapet. On the north and south elevations, there are small louvered vents in this cornice. The one story section is stuccoed with a flat roof and a simple parapet, with an entry on the south elevation.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

University of Washington. 2009b. "The Center for Experimental Nuclear Physics and Astrophysics (CENPA)." March 30, 2009. http://www.npl.washington.edu/overview.html.

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Historic Property Inventory Report for *Nuclear Physics Laboratory/Cyclotron* **at** *Pend O'Reille Rd, University of Washington, Seattle, WA 98101*

LOCATION SECTION

Field Site No.: SR520W291 **OAHP No.:**

Historic Name: *Nuclear Physics Laboratory/Cyclotron* **Common Name:** *North Physics laboratory*

Property Address: Pend O'Reille Rd, University of Washington, Seattle, WA 98101 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King		16	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552354 **Northing:** 5278738
Sequence: 1 **Easting:** 552354 **Northing:** 5278738

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1625049001	N/A		unknown

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name: University of Washington **Owner Address:** 1326 5th Ave. Room 418 **City/State/Zip:** Seattle, WA 98101

Classification: Building **Resource Status** Survey/Inventory **Comments**

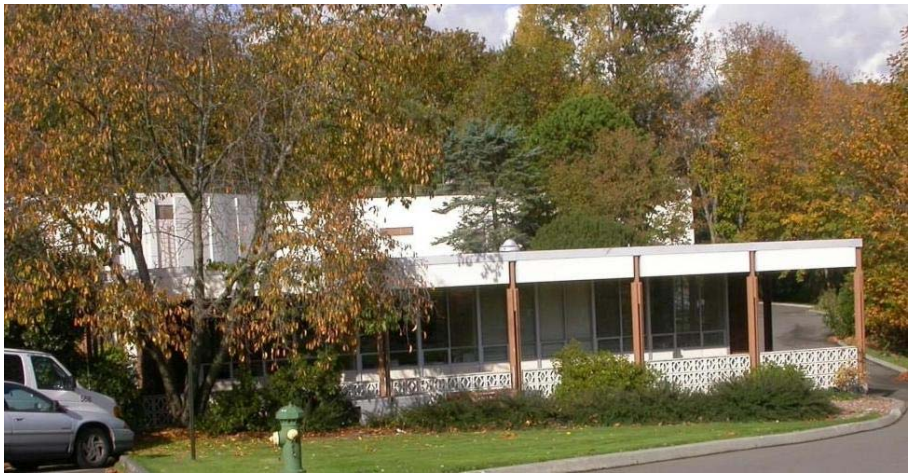
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: Irregular **No. of Stories:** 1, 2

Structural System: Unknown

View of East Elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Changes to plan: Intact **Changes to interior:** Unknown **Style** Modern **Form/Type** Other

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact

Other (specify):

Cladding
Glass
Veneer - Stucco
Veneer - Brick

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Built Up

Roof Type
Flat with Eaves
Flat with Parapet

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture
Education
Science & Engineering

Other

Date Of Construction: 1949

Architect: John Graham, Jr.

Builder: unknown

Engineer: unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The University of Washington was established in 1861 by an act of the Territorial Legislature. The University's first campus, when it was called the "Territorial University," was roughly six blocks north of what was then "downtown." That site is now located near the center of downtown Seattle. Classes at the Territorial University began November 4, 1861, eight years before the City of Seattle was incorporated.

As a result of a combination of factors, by the late 1880s and early 1890s, it was concluded that the University's location and facilities were no longer adequate and a much larger campus was needed -- one removed from the early City's encroaching "downtown." The present site of the campus was selected (roughly four miles north of the initial campus) and in 1893 the State Legislature authorized purchase of what was to become the present site. A section of land was allocated and the first building on the University's new campus began. Five buildings on campus date from this period of development (1895-1902).

Perhaps the largest event that shaped the character of the south portion of the Central Campus – and the siting of buildings and open spaces in that area – was the 1909 Alaska–Yukon–Pacific Exposition, which occurred on campus from June 1, 1909 to October 16, 1909. The site of the Exposition was chosen in 1906 and the layout of building sites, vistas and open spaces was based on a 1909 Olmsted Brothers Plan for the Exposition. The most notable remainder of this plan is the Rainier Vista. Like most international expositions, the 1909 A-Y-P Exposition included several permanent structures, designed to become a part of the University campus, along with temporary buildings. Structures that have remained include the present Frosh Pond/Drumheller Fountain, Architecture Hall, Cunningham Hall, the Engineering Annex, and the Statue of George Washington (unveiled on Flag Day June 14, 1909).

A large number of campus master plans have influenced the siting of buildings on campus and the landscaped open spaces between buildings. Early influences came from the 1891 Boone Plan, a 1900 Oval Plan, and the 1904 Olmsted Plan. Later influences came from such campus plans as the 1915 Regents Plan, 1920 Bebb & Gould Plan, 1935 Jones & Bindon Plan, a 1940 Plan, 1948 Plan, 1962 Thiry Plan, 1963 Walker & McGough Plan, 1983 Land Use Plan, the 1991 – 2001 General Physical Development Plan, the 1995 Southwest Campus Plan, the 1997 North Campus Sector Plan, and the 1997 East Campus Sector Plan.

The current campus reflects all of these plans to some degree, but no clear layout exists from any particular plan, and there is no unified style of architecture. Some planning pieces remain from nearly all of the plans, with the most striking being the Rainier Vista central axial landscape from the Olmstead Brothers Plan of 1909. Buildings of a number of different periods are scattered over the campus grounds in varying degrees of integrity, with few clearly delineated intact groupings by date or style. It does not appear that any groupings or areas that might be eligible as historic districts exist within the area surveyed for this project.

The North Physics Laboratory, originally known as Nuclear Physics Laboratory/Cyclotron, houses the Center for Experimental Nuclear Physics and Astrophysics (CENPA). It was built in 1949 and designed by noted architect John Graham Jr. It originally held the cyclotron, dismantled in the 1980s. "The Cyclotron was a cylindrical vacuum chamber wherein

particles were accelerated using a high power high frequency oscillator to alternate voltages between two half-cylinder electrodes called 'Dees,'…Particles injected into the cyclotron were accelerated each time they crossed the intervening layer between the Dees. The particles took on more and more energy as they accelerated, and eventually were directed out of the chamber toward a target. At a fundamental level, particle accelerators smash atoms into one another, producing nuclear reactions" (Smoliak 2007). Additions were made to the building in 1951 and 1958, and one of these additions was to house the Van de Graff particle accelerator, which remains in use. Architect John Graham Jr. (1908-1991) was a Seattle native and son of architect John Graham, Sr. He studied at the University of Washington and graduated from Yale University. In 1937, he joined his father's firm and opened a New York City branch office. In 1946 he returned to Seattle and took over the Graham architecture firm. Shortly thereafter, he designed the Northgate Shopping Center, the first large-scale regional shopping center of its kind in the country. It opened in 1950 and established Graham as a leader in the field. He went on to build an international reputation and design projects all over the world. His best known project is probably the Space Needle for the Seattle World's Fair in 1960-62, designed with Victor Steinbrueck (Ochsner 1994). The North Physics Laboratory (CENPA) is eligible for the NRHP under Criterion A, for its association with the development of nuclear physics, and under Criterion C, for its distinctive architectural design and as the work of a recognized master, John Graham Jr.

Description of Physical Appearance

This building was designed by John Graham and initially built in 1949. It had additions in 1951 and 1958. It is composed of three primary masses, a one story mass, a two story mass, and a semi-circular mass that connects them. The one and two story sections are strongly horizontal in design. The one story section is located to the northeast of the site and projects towards the east slightly further than the two story section. It has a flat roof with projecting eaves and a wide cornice. The southeast elevation of this section has a full-width post-and-beam breezeway with a half-height decorative, geometric, masonry wall stretching its length, supported by stylized metal supports. This breezeway shades a wall of glass composed of several fixed plate glass windows with single-light awning windows below. Below these windows are wood or metal panels. On the northeast elevation, the wall cladding is brick veneer and there are several, evenly spaced bay windows composed of four fixed plate glass windows with awning windows below, set above metal or wood panels. The stylized metal supports continue along this elevation, but without the walkway. The two story section is masonry, clad in smooth stucco. It also has a flat roof, this one with a simple parapet with stepped molding. This section has bands of windows set into metal frames in a horizontal grid pattern defining each floor, in a combination of fixed and casement sash. The northwest section of the building forms a semi-circle and is partially below-grade. It has a flat roof behind a parapet and is clad in smooth stucco. The only openings appear to be louvered vents. The semi-circular section projects up higher than the surrounding sections and is ornamented with wide vertical pilasters.

Major Bibliographic References

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

King County Assessor's Records

Michaelson, Alan. Pacific Coast Architecture Database. https://digital.lib.washington.edu/architect/structures/3652/

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture. University of Washington Press, 1998.

University of Washington Campus & Vicinity Map. July 2005.

University of Washington Master Plan - Seattle Campus. Appendix G: List of Campus Buildings. http://www.washington.edu/community/cmp_site/cmpfinal/G.pdf

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

Additional Photos for: *Nuclear Physics Laboratory/Cyclotron* **at** *Pend O'Reille Rd, University of Washington, Seattle, WA 98101*

View of Rear section, east elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of North Elevation **taken** 10/26/2005

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for *Edgewater Park Apartments* **at** *2411 42nd Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W121 **OAHP No.:**

Historic Name: *Edgewater Park Apartments* **Common Name:** *Edgewater Condominiums*

Property Address: 2411 42nd Ave E, Seattle, WA 98112 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	22	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 554241.56 **Northing:** 5276637.87

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2265800000	EDGEWATER/all units		12.21

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/1/2009

Owner's Name: Multi (316 units) **Owner Address:** Not Available **City/State/Zip:**

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of typical building in complex **taken** 7/1/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Multiple Family House

Current Use: Domestic - Multiple Family House

Plan: Irregular **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:** Unknown

Style	Form/Type
Colonial - Colonial Revival	Multi-Family - Four Unit Block
Vernacular	Multi-Family

Changes to windows: Slight

Other (specify):

Cladding
Wood - Clapboard
Brick
Vertical - Board-and-Batten

Foundation
Concrete - Poured

Roof Material
Wood - Shingle

Roof Type
Gable

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1938-40

Architect: John Graham Jr.

Builder: Madison Park Corporation

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This apartment/condominium complex from 1938-40 retains good integrity despite minor alterations, such as some window replacements. It is eligible for the NRHP under Criterion C for its distinctive characteristics as an early apartment complex, designed by John Graham, Jr.

The Edgewater Apartments (originally Edgewater Park) is the earliest known local example of a privately-owned apartment complex. Apartment complexes "consisted of a grouping of multi-unit, multi-story buildings arranged in a landscaped setting. They extended the bungalow court's concept of a setting apart from the street, but they were larger in scale, with higher densities and larger buildings... " (Sheridan 2008). The Edgewater was built by local businessmen, organized as the Madison Park Corporation.

The Edgewater was designed by noted Seattle architect John Graham, Jr. (1908-1991). A Seattle native and son of architect John Graham, Sr., he studied at the University of Washington and graduated from Yale University. In 1937, he joined his father's firm and opened a New York City branch office. He used his New York experience, where the garden apartment form had become very popular, to design the Edgewater. During WWII, the New York office was closed and he focused on war housing on the East Coast, including the Suburban Heights development in Washington, D.C. (Ochsner 1994). In 1946 John Graham, Jr. returned to Seattle and took over the Graham architecture firm. Shortly thereafter, he designed the Northgate Shopping Center, the first large-scale regional shopping center of its kind in the country. It opened in 1950 and established Graham as a leader in the field. He went on to build an international reputation and design projects all over the world. His best known project is probably the Space Needle for the Seattle World's Fair in 1960-62, designed with Victor Steinbrueck. Graham had previously designed a high-rise office building with a revolving restaurant in Honolulu, for which he held a U.S. patent granted March 17, 1964, and he and Steinbrueck used this idea to launch the design of the Space Needle (Ochsner 1994).

The Edgewater apartment complex is located on the shore of Lake Washington, at the northern edge of the Madison Park neighborhood. The area known as Madison Park was founded by Judge John McGilvra in the 1860s, and he platted much of it for development in the 1880s. It is generally bound on the north and east by Lake Washington; on the south by E. Prospect Street; and on the west by 38th and 37th Avenues E., beyond which are Washington Park and the private Broadmoor community and golf course. Madison Park contains a mixture of early 20th century buildings and newer buildings, with several mid-century buildings mixed in. It is mainly residential, but also contains a thriving commercial area, as well as the actual Madison Park itself. While Madison Park contains many historic buildings, including two listed in the NRHP (Pioneer Association Hall, 1910, and Samuel Hill House, 1908), and possesses an important place in the history of the development of the Seattle area, the section of the Madison Park neighborhood surrounding the Edgewater apartments contains a high percentage of newer construction. Although some historic buildings remain, there is not a cohesive collection of structures that is able to convey the unique history of the area. Therefore, this complex of buildings is not a contributing element to any historic district.

Description of Physical Appearance

This apartment complex has 20 buildings containing 316 units altogether, spread over more than 12 acres of lakefront property. Built 1938-40, the buildings are arranged around large courtyards. Each building is slightly different in decorative details, but overall they are identical in style. Some buildings are larger than others and contain more units, but even the larger buildings are broken up in massing to appear as townhouses. The buildings are two stories, have irregular footprints, and generally have a gable-and-wing roof form. The roofs are clad in wood shingle. All units are clad in brick, and most are white-washed. Some gables have clapboards on the ends, and some buildings have a projecting second story of vertical board and batten. Entrances generally have Colonial Revival-style door surrounds, with pilasters and pediments. Windows are generally 6/1, and there have been some window replacements with modern sash. Many buildings have a round window or vent in the gable end. The complex was renovated in 1987 and is now condominiums.

Major Bibliographic References

King County Assessor's Records

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, a Historical Guide to the Architects. Seattle: University of Washington Press, 1994.

Sheridan, Mimi. "National Register of Historic Places Multiple Property Nomination Form - Seattle Apartment Buildings, 1900-1957." November 2008.

Sherwood, Don. "History of Madison Park." September 1974.

Additional Photos for: *Edgewater Park Apartments* **at** *2411 42nd Ave E, Seattle, WA 98112*

View of Exit of complex **taken** 7/1/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments: east side of the street

View of Streetscape of complex **taken** 7/1/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Exit of complex **taken** 7/1/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments: west side of the street

View of view north to Lake Washington from inside the complex **taken** 7/1/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

Additional Photos for: *Edgewater Park Apartments* **at** *Edgewater Park Apartments*

View of view north of Evergreen Point Bridge from inside co **taken** 4/1/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *3267 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W38 **OAHP No.:**

Historic Name:

Common Name: *3267 Evergreen Point Road, Medina*

Property Address: 3267 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	NW		SEATTLE NORTH

Coordinate Reference

Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source

Sequence: 0 **Easting:** 556998.56 **Northing:** 5276802.5

Sequence: 0 **Easting:** 556998.56 **Northing:** 5276802.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049065	N/A		1.27

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 9/14/2009

Owner's Name:	Owner Address:	City/State/Zip:
Fikso Kretschmer Smith Dixon Trust	Thomas Dixon, Trustee - 2025 1st Ave., Ste. 1130	Seattle, WA 98121

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Front Elevation **taken** 6/30/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Secondary Structure

Plan: Rectangle **No. of Stories:** 1

Structural System: Platform Frame

Changes to plan: Intact
Changes to original cladding: Intact
Changes to windows: Slight
Changes to interior: Unknown
Changes to other:
Other (specify):

Style
Ranch

Form/Type
Single Family

Cladding
Stone - Ashlar/Cut
Veneer - Stucco
Wood - Clapboard

Foundation
Concrete - Poured

Roof Material
Wood - Shingle

Roof Type
Gable - Side Gable

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1952

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: Yes

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

The Dixon House was built in 1952 and is a Ranch-style residence with very good integrity. It is eligible for the NRHP under Criterion C for its distinctive characteristics of the Ranch style.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is on the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a one-story single family ranch house with a basically rectangular footprint. It has a side gable roof of wood shingles with deep boxed eaves. There is also a projecting front gable wing, and another front-facing gable over the attached two-car garage. The gable ends feature wide wood clapboards, and the rest of the house is clad in a combination of ashlar stone and stucco. There is a large stone chimney at the ridgeline near the south end of the roof. The entry is slightly recessed and features a pair of ten-panel wood doors, each with a single window. It has a pair of four-light sidelights and is flanked by a pair of wide, reeded pilasters. To the north of the entry is a horizontal row of three square windows with a pronounced stone sill. To the south of the entry is the projecting wing, which is clad in stucco and features a pair of single light, casement windows that appear to be modern replacements. To the south of this wing is a slightly recessed section with a single entry door and a pair of 8-light metal casement windows.

Major Bibliographic References

King County Assessor's Records

HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *3267 Evergreen Point Rd, Medina, WA 98039*

View of Front elevation detail **taken** 6/30/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of Entry detail **taken** 6/30/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of garage entry detail **taken** 6/30/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Printed on 9/23/2009 11:19:17 AM

Historic Property Inventory Report for at *3261 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W37 **OAHP No.:**

Historic Name:

Common Name: *3261 Evergreen Point Road, Medina*

Property Address: 3261 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 556998.56 **Northing:** 5276802.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049211	N/A		.53

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/3/2009

Owner's Name:	Owner Address:	City/State/Zip:
Johnson, Steven C.	11235 SE 6th St., Ste 230	Bellevue, WA 98004

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Entry **taken** 6/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Extensive **Other (specify):**

Style Vernacular

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Wood - Shingle	Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1941

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This house, built in 1941, is not architecturally significant. It is not the work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. It has been altered by a two-story addition and by the replacement of all windows, including the alteration of the size of the openings. These changes have impacted the integrity of design and feeling of the house. It retains integrity of location, setting, materials, workmanship, and association. It does not meet any of the criteria necessary to qualify for the NRHP.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is on the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This was originally a one-story single family house with a rectangular footprint, built in 1941. It has since had a two-story addition added to the east elevation, giving the house an L-shaped footprint today. The house is clad in wood weatherboards with a gable roof of wood shingle. The original section of the house has a side gabled roof, while the entry and two-story additons have front gable roofs. The roof has several skylights, and the eaves are nearly flush with the walls. The only eave overhang is at the entry, located at the apex of the "L", where the entry door is, and this overhang is supported on a single square wood post. A set of concrete steps leads down to the doorway. All of the windows in the house appear to have been replaced with modern vinyl windows, altering the size and shape of the original openings. The house retains a red brick exterior chimney on the south elevation.

This house is set back a long distance from the road and is not visible from the public right of way.

Major Bibliographic References

King County Assessor's Records

HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *3261 Evergreen Point Rd, Medina, WA 98039*

View of east elevation **taken** 6/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of south elevation **taken** 6/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *3201 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W36 **OAHP No.:**

Historic Name:

Common Name: *3201 Evergreen Point Road, Medina*

Property Address: 3201 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 556997.9375 **Northing:** 5276402.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049217	N/A		.75

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 1/6/2009

Owner's Name:	Owner Address:	City/State/Zip:
Brown, B. Greg & Del Bene, Sherri L.	3201 Evergreen Point Road	Medina, WA 98039

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of front (south) elevation **taken** 1/22/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown **Style** Modern **Form/Type** Single Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Wood	Concrete - Poured	Asphalt / Composition - Built Up Asphalt / Composition - Shingle	Flat with Eaves Shed

NARRATIVE SECTION

Date Of Construction: 1960

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This house from 1960, while architecturally interesting, is not the work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. It has been altered by a large addition that doubled the footprint of the house, and an entry that was added to the front elevation, changing its appearance considerably. It does not meet any of the criteria necessary to qualify for the NRHP and has suffered a loss of integrity of design and feeling.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is on the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

The original section of this two-story single family residence was built in 1960. Later a large addition was added to the east elevation, including a two-car garage, that doubled the footprint of the house. An entry addition was also appears to have been added to the south elevation, marring the architectural design of the elevation. The south elevation functions as the front of the house, with the entry door and the garage doors on this side. The central entry has a shed roof of composition shingle. Two sides of the entry have openings, while the west side is closed, and the front wall has a wooden picket rail across the opening. The door is four panels with a fanlight and does not appear to be original. To the east of the entry are two paneled roll-up garage doors, also with fanlights and not original. The garage addition is a full two stories, and projects above the original section of the house. On the east and west elevations, there are four pair of sliding sash windows in this upper section. There is also a small red brick, interior chimney in the northwest corner of this section. The house is clad in smooth boards laid in a diagonal pattern, and has a flat roof with a projecting eaves. The garage addition has exposed rafter tails on the east and west elevations. The original design of the front elevation is evident in the two sets of windows that remain, one running vertically from the ground to the roofline, the other running horizontally from the vertical window to the corner of the house. These appear to be fixed, wood-framed windows, composed of symmetrical horizontal panes. The vertical window is two panes wide by seven panes high, and the horizontal window is three panes high by six panes long. The east elevation faces Lake Washington and has a deck on the ground floor and a cantilevered balcony on the second floor. The roof on this elevation projects out significantly and is supported on six exposed rafters. The ground floor has four large, fixed, plate glass windows, witih a pair of glass doors in the center. The second floor also has four large, fixed, plate glass windows, but here the pair of glass doors are not centered, but instead are found in the second to last bay from northern end. There is also glazing above the doors and windows, between each rafter. The balcony has wood picket railing and is accessed by wooden stairs. The balcony extends out wider in front of the northern two bays, and thus here is supported on two wooden posts. The house has a large, rectangular, red brick, interior chimney, located in the southeast section of the roof over the original section of the house. The north elevation of the house is treated as the rear of the house and has a variety of window and door openings. There is a small guest house at the water's edge, northeast of the main house, that was constructed in 1982.

Major Bibliographic References	King County Assessor's Records HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *3201 Evergreen Point Rd, Medina, WA 98039*

View of southwest corner **taken** 1/22/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of garage addition **taken** 1/22/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of east elevation (northeast corner) **taken** 1/22/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *3205 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W78 **OAHP No.:**

Historic Name:

Common Name: *3205 Evergreen Point Road, Medina*

Property Address: 3205 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 557117.02 **Northing:** 5276384.76

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049210	N/A		.47

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/20/2009

Owner's Name:	Owner Address:	City/State/Zip:
Martin, David E.	3205 Evergreen Point Road	Medina, WA 98039

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of street elevation from Evergreen Point Road **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: east elevation

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: T-Shape **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown **Style** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Other Single Family - Cross Gable

Changes to windows: Moderate **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Wood - Shingle	Gable - Cross Gable

NARRATIVE SECTION

Date Of Construction: 1920

Architect: unknown

Builder: unknown

Engineer: unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This residence is not architecturally significant. It does not display distinctive characteristics, is not the work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. It has been altered by the replacement of all windows, including the alteration of the size and shape of the openings. An attached garage was added to the north elevation. These changes have impacted the design integrity of the house. It does not meet any of the criteria necessary to qualify for the NRHP.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is near the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. It is likely that when this house was built, it had an unobstructed view to Lake Washington. However, in the intervening years, two newer houses have been built between it and the lake. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a two story house with a T-shaped footprint and a cross gabled roof. The house is set back considerably from the road. The roof is clad in wood shingle and has a shallow overhang at the eaves. The house is also clad in wood shingle. All of the windows have been replaced with modern, single light, vinyl windows, either fixed or casement. Many of the openings appear to have been altered in size and shape as well. A wood shingled fence surrounds the house and obscures the first floor and the entry. A single story, two car garage has been added to the north elevation. The garage has a paneled roll-up garage door on the east elevation, as well as a paneled and glazed pedestrian door on the north elevation. The house appears to retain little architectural ornamentation or stylistic elements.

Major Bibliographic References

King County Assessor's Records

HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *3205 Evergreen Point Rd, Medina, WA 98039*

View of garage and street elevation **taken** 4/16/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

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Historic Property Inventory Report for at *2849 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W39 **OAHP No.:**

Historic Name:

Common Name: *2849 Evergreen Point Road, Medina*

Property Address: 2849 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 556997.93 **Northing:** 5276402.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049258	N/A		.46

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 1/6/2009

Owner's Name:	Owner Address:	City/State/Zip:
Holsapple, Keith A.	PO Box 305	Medina, WA 98039

Classification: Building **Resource Status** Survey/Inventory **Comments**

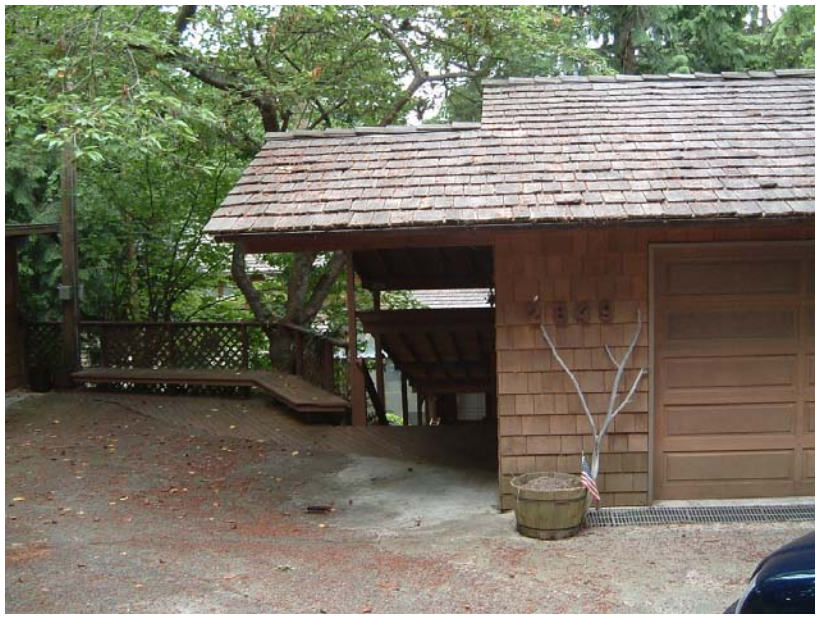
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of Entry and garage **taken** 6/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments: This is what is visible from the driveway. The house is down the hill and very difficult to see.

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown

Changes to original cladding: Extensive **Changes to other:**

Style Modern - Northwest Regional

Form/Type Single Family

Changes to windows: Extensive **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Wood - Shingle	Gable Shed

NARRATIVE SECTION

Date Of Construction: 1935

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This house, built in 1935, is architecturally distinct and an interesting example of Northwest Regionalism from the 1970s. However, the 1972 renovation that is visible today completely obscured the historic 1935 house and it no longer retains integrity of design, materials, feeling, or workmanship. It retains integrity only of location, setting, and association. Available research did not reveal any associations with significant persons or events. It does not meet any of the criteria necessary to qualify for the NRHP.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is on the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a two-story, single family house built in 1935. However it was significantly remodeled in 1972 into a modern Northwest Regional style, and nothing remains visible of the 1935 house. The house is accessed via a covered walkway and stairs from a garage and deck area down to the main house. The house is clad in wood shingles, as is the roof, which is a combination of side gable and shed rooflines. The house features an irregularly shaped footprint, asymetrical massing, and extensive use of glass. All windows are modern glazing styles, including atrium-style windows that glaze part of the roof. The separate garage is also clad in wood shingle and has a side gable roof of wood shingles, with a paneled garage door. The house is located a long distance from the road and is not visible from the public right of way. It is also visually secluded due to its heavily wooded site, and its location downhill of a steep slope, near the water's edge.

Major Bibliographic References

King County Assessor's Records

HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *2849 Evergreen Point Rd, Medina, WA 98039*

View of east elevation near entry **taken** 6/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments: House is located down a slope and is very difficult to see.

View of east elevation at north end of house **taken** 6/10/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments: House is difficult to access due to its site below a slope and its private location.

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2841 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W41 **OAHP No.:**

Historic Name:

Common Name: *2841 Evergreen Point Road, Medina*

Property Address: 2841 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 556997.93 **Northing:** 5276402.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049241	N/A		1.03

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 1/7/2009

Owner's Name:	Owner Address:	City/State/Zip:
Tsemekhman, Vadim & Valentina	5037 22nd Ave. NE	Seattle, WA 98105

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of Entry **taken** 6/29/2008

Photography Neg. No (Roll No./Frame No.): N/A

Comments: House is obscured by heavy vegetation and its location at the foot of the slope. It is not visible from the public right of way.

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: L-Shape **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown **Style** Modern **Form/Type** Single Family

Changes to original cladding: Extensive **Changes to other:**

Changes to windows: Extensive **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Vertical - Boards	Unknown	Asphalt / Composition - Built Up	Shed
Wood - Clapboard		Wood - Shingle	Gable

NARRATIVE SECTION

Date Of Construction: 1914

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This house, built in 1914, is not architecturally significant. It is not the work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. In 1965 this house was significantly altered into a Modern style house. All doors, windows, and siding were replaced, including the alteration of the size, shape and location of the openings. A large addition was also added to the north elevation. These changes have impacted the integrity of design, materials, feeling, and workmanship of the house, and nothing remains visible of the original 1914 house. It retains only integrity of location, association, and setting. It does not meet any of the criteria necessary to qualify for the NRHP.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is on the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This house was built in 1914, and appears to have originally been a one story, single family residence with a rectangular footprint. It was substantially renovated in 1965 into a two-story Modern style house, and a large addition was added to the north elevation, giving the current building an L-shape. All siding, windows and doors were replaced, including alterations to the size, shape and location of openings. Nothing remains visible from the original 1914 building. Currently, the house is clad in vertical boards or siding on the first floor, and wood clapboards on the second floor. The main part of the building has a combination of shed and side gable roofs of wood shingle with deep eaves. The large addition on the north side has a shed roof with a shallow slope covered with composition roll down roofing. Both roofs contain multiple skylights. The house is situated at the foot of a hill, near the Lake Washington shoreline. It is accessed by a set of wood steps that go down from a deck and parking area. The house is set back a long distance from the road and is not visible from the public right of way.

Major Bibliographic References

King County Assessor's Records

HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Historic Property Inventory Report for at *2837 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W40 **OAHP No.:**

Historic Name:

Common Name: *2837 Evergreen Point Road, Medina*

Property Address: 2837 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 556997.9375 **Northing:** 5276402.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049208	N/A		.52

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 1/7/2009

Owner's Name:	Owner Address:	City/State/Zip:
Fletcher, Scott W.	2837 Evergreen Point Road	Medina, WA 98039

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 2

Structural System: Platform Frame

View of garage and entry **taken** 1/22/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: north elevation of garage, and east elevation of house

Changes to plan: Moderate **Changes to interior:** Unknown **Style** Modern **Form/Type** Single Family

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Slight **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Vertical - Board-and-Batten	Concrete - Poured	Asphalt / Composition - Built Up	Gable
Stone			Gable - Side Gable
Veneer - Stucco			

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1956

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This house from 1956 is not architecturally significant. It is not the work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. It has had substantial additions which have impacted the integrity of design and feeling of the house. The setting has also been altered. It retains integrity of location, association, workmanship and materials. It does not meet any of the criteria necessary to qualify for the NRHP.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is near the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a two-story single family residence constructed in 1956.. It has an irregular footprint, mainly due to additions that have been added to the original building. A two-car garage, which appears to be an addition, is on the east side of the building, connected to the main building by a hyphen which contains the entry to the house. The garage has a side gable roof with a very low pitch and projecting eaves which are wrapped in a pronounced molded fascia. The garage is clad in stone and has two paneled roll-up garage doors with four lights in each. An arched opening leads to the entry door, which has a large window and sidelights. A skylight is set in the roof above the entryway. The hyphen section that connects the garage to the main house is clad in a combination of stone and smooth stucco. The main house is composed of two sections - the original house is the southern section, while the northern section appears to be an addition. The house is clad in vertical board and batten siding, and has a gable roof with a very low pitch, and projecting eaves which are wrapped in a pronounced molded fascia, just like the garage. The roofs appear to be covered in built-up composition. The original house has exposed rafter tails. On the west elevation, the full two-story height of the house is visible. The original house (southern section) steps out to the west beyond the addition, and has a deep gallery that runs the length of this section, supported on wooden posts with concrete footers. The gallery is surrounded by a wood railing and is accessed by a pair of double leaf glass doors, which appear to be replacements. There are also six large, plate glass windows on this elevation. The ground floor beneath the gallery has a pair of double leaf glass doors, with two vinyl sliding sash windows (replacements) to the south. A masonry retaining wall flanks the walkway to these doors. To the north of the doors are three plate glass windows, similar to the ones above. The ground floor of the west elevation of the northern section contains three plate glass windows flanked by sliding sash. The one to the north is somewhat larger. There is also a very small sliding sash window next to this larger window. The second floor has the same windows at the far north and far south ends, with only a sliding sash window between them. The house has a large stone chimney in the original section, located just west of, and perpendicular to, the ridgeline.

It is likely that the house originally had an obstructed view of Lake Washington, as there was only one small house between this site and the lake when the house was constructed, and that house sits below the slope of the land going down to the shore so it would not have obstructed the view. However in 1977 a large house was built just west of this one, at least partially, if not totally, blocking the view that would have been seen thru the large plate glass windows on the west elevation originally.

Major Bibliographic References

King County Assessor's Records

HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *2837 Evergreen Point Rd, Medina, WA 98039*

View of west elevation **taken** 1/22/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of north section of house, west elevation **taken** 1/22/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

Historic Property Inventory Report for at *2651 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W43 **OAHP No.:**

Historic Name:

Common Name: *2651 Evergreen Point Road, Medina*

Property Address: 2651 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 556997.9375 **Northing:** 5276402.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049166	N/A		1.04

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/4/2009

Owner's Name:	Owner Address:	City/State/Zip:
Lazarus, Franz E.	PO Box 471	Medina, WA 98039

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of entry of house **taken** 3/3/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: northeast elevation

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Irregular **No. of Stories:** 1

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown **Style** **Form/Type**

Changes to original cladding: Extensive **Changes to other:** Other Single Family

Changes to windows: Extensive **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Metal - Standing Seam	Hip

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1958

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This house, constructed in 1958, is not architecturally significant. It does not embody distinctive characteristics, is not the work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. Since its construction in 1958, the house has undergone a number of alterations, including but not limited to the replacement of all windows and doors, the addition of stucco cladding, an addition to the front elevation, a garage attached by a hyphen to the front (east) of the house, and the addition of large expanses of glass to the rear (west) elevation. These changes have impacted the integrity of design, materials, workmanship, and feeling of the house. The house retains integrity of location, setting and association. It does not meet any of the criteria necessary to qualify for the NRHP.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is on the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a one story residence constructed in 1958. While it appears to have originally had a square footprint, it has had multiple additions resulting in the current irregular footprint. The exterior is now clad in deeply scored stucco on the lower half, and smooth stucco on the upper half, but this is not the original cladding. The house has multiple hipped roofs of standing seam metal. There is an addition on the front (east) elevation, which is connected via an open hyphen structure to a garage that has been added to the east. There is also a separate garage located further to the east, closer to Evergreen Point Road. Both garages are clad in the same stucco pattern as the house and have hipped roofs of standing seam metal, and match the house stylistically. Both have two pair of paneled roll-up garage doors. The attached garage also has a center, hipped dormer with a single light window. The entry door to the house is located on the east elevation, in what appears to be the original front façade. It is not the original door, and is composed of a pair of multi-light doors. It is shielded under a hipped roof supported on a wooden post with a stone clad base. All windows have been replaced, and most are single light casement below transoms, in single, paired, or multiple sets. The rear (west) elevation that faces Lake Washington is two stories, and has a large deck across the full width. The deck has a metal railing with glass panels and an exterior stair. This elevation contains mostly glass in a combination of double-leaf glass doors, transoms, casement windows, and large fixed plate glass windows. None of these are original.

The house is set back a considerable distance from the road behind an iron fence and is not visible or accessible by the public. Only the rear wall of the separate garage is visible from the street.

Major Bibliographic References	King County Assessor's Records HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *2651 Evergreen Point Rd, Medina, WA 98039*

View of attached garage **taken** 3/3/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: east elevation

View of rear of house facing Lake Washington **taken** 3/3/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: west elevation

View of separate garage **taken** 3/3/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: west elevation

View of front of property from Evergreen Point Road **taken** 3/3/2009

Photography Neg. No (Roll No./Frame No.): N/A

Comments: Looking west towards Lake Washington from Evergreen Point Road

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Historic Property Inventory Report for at *2617 Evergreen Point Rd, Medina, WA 98039*

LOCATION SECTION

Field Site No.: SR520W33 **OAHP No.:**

Historic Name:

Common Name: *2617 Evergreen Point Road, Medina*

Property Address: 2617 Evergreen Point Rd, Medina, WA 98039

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	24	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 556998.12 **Northing:** 5276002

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2425049172	N/A		.89

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/3/2009

Owner's Name:	Owner Address:	City/State/Zip:
Newell, Dan & Kristen J.	2617 Evergreen Point Road	Medina, WA 98039

Classification: Building **Resource Status** Survey/Inventory **Comments**

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

View of North elevation **taken** 7/30/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **No. of Stories:** 1

Structural System: Platform Frame

Changes to plan: Intact **Changes to interior:** Unknown

Changes to original cladding: Intact **Changes to other:**

Changes to windows: Extensive **Other (specify):**

Style Vernacular

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Shingle Wood - Clapboard	Unknown	Metal - Standing Seam	Gable - Front Gable

NARRATIVE SECTION

Date Of Construction: 1947

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Architecture/Landscape Architecture	

Property appears to meet criteria for the National Register of Historic Places: No

Property is located in a potential historic district (National and/or local): No

Property potentially contributes to a historic district (National and/or local):

Statement of Significance

This house, constructed in 1947, is not architecturally significant. It is not the work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. In 2004 it was altered by the replacement of all doors and windows, including the alteration of the size of the openings. A large deck was also added. These changes have impacted the integrity of design and feeling of the house. It retains integrity of location, setting, association, materials and workmanship. It does not meet any of the criteria necessary to qualify for the NRHP.

Medina has an interesting history associated with the scenic shoreline, the timber industry, and berry-growing. It was originally a summer retreat area for Seattle citizens who could afford the luxury of a country place across the lake. This house is on the Lake Washington shoreline and is one of the few older houses remaining in this area, which is dominated by new construction. Those extant houses in the vicinity that date from before 1968 are generally not architecturally distinguished and have also been altered, with a few exceptions. This house and its neighboring structures do not form a cohesive collection of historic buildings that are able to convey the historic development of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a one story, single family house with a basically rectangular footprint. It is sited near the shore of Lake Washington, and its western elevation faces the water. It was built in 1947, but substantially renovated in 2004. The house has a double-pitched front gable roof of standing seam metal. The gable ends are clad in wood clapboards, while the body of the building is clad in wood shingles. Gable ends each have a single 4-light window. The house sits up several feet, but the foundation is not visible due to a wide wooden deck on the north elevation and a deep front porch with a stacked stone chainwall on the west elevation. All doors and windows have been replaced with larger, modern versions. The west elevation is now dominated by large plate glass windows and glass double-leaf doors. There is a small gable-roofed addition on the east elevation. The house has an interior chimney of stacked stone on the rear (east) slope of the roof.

Major Bibliographic References

King County Assessor's Records

HistoryLink - http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=1059

Additional Photos for: **at** *2617 Evergreen Point Rd, Medina, WA 98039*

View of West elevation **taken** 7/30/2004

Photography Neg. No (Roll No./Frame No.): N/A

Comments: This elevation faces Lake Washington

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments:

View of **taken**

Photography Neg. No (Roll No./Frame No.):

Comments: