Attachment 4

Historic Property Inventory Forms for Surveyed Properties

Attachment 4A

Historic Property Inventory Forms for Properties Surveyed for the SDEIS

Property ID Nos. 1 through 238

Historic Property Inventory Report for **at** *1966 Harvard Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W114 **OAHP No.:**

Historic Name:

Common Name: *1966 Harvard Ave E*

Property Address: 1966 Harvard Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550918.77 **Northing:** 5276267.14

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6742700320	Pettit's H C Addition, Block 5, Lot 5		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:
MEDINA, ANGELA	1966 HARVARD AVE E	Seattle, WA 98102

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** 6/28/2008

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

Structural System: Unknown

Changes to plan: Extensive **Changes to interior:** Unknown

Changes to original cladding: Moderate **Changes to other:** Unknown

Style
Modern
Other

Form/Type
Multi-Family - Triplex

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

Cladding	Foundation	Roof Material	Roof Type
Glass - Curtain Wall Wood	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves

NARRATIVE SECTION

Date Of Construction: 1917

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 triplex from 1917 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. It was extensively remodeled in 1967, and then added onto in 1984, and there are no visible remains of the original building from the public right of way. It has suffered loss of integrity of design, feeling, materials, and workmanship. Its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility and retains little integrity. Therefore, it is not individually eligible for the NRHP.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This residence was originally a side-gabled Craftsman home that was extensively remodeled in 1967 into a “modern” façade of large windows designed to maximize views of the Sound and to accentuate an architectural statement of Post WW II Modernism. A side-view photo dated 1967 shows how the modern façade was remodeled onto the original Craftsman house.
This residence, built in 1917, was originally a side-gabled Craftsman style home. It was extensively remodeled in 1967 with a contemporary façade of large windows designed to maximize views of the Sound. A side-view photo dated 1967, viewed at the assessor’s office, shows how the modern façade was remodeled on the original Craftsman style house. The building is now a two story tri-plex with a flat roof and a two car garage below the living space on the ground level. The street view of the house is dominated by two stories of plate glass windows that span most of the façade. To the left of the large windows is a set of stairs leading up to the main entry. The stairs pass under a second floor balcony that covers the remaining part of the façade. The exterior that is not glass is sheathed in horizontal wood siding.

Major Bibliographic References

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.

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

1980.

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *1966 Harvard Ave E, Seattle, WA 98102*



View of front elevation **taken** 12/4/2002

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** *1970 Harvard Ave E,*

LOCATION SECTION

Field Site No.: SR520W70 **OAHP No.:**

Historic Name:

Common Name: *1970 Harvard Ave E*

Property Address: 1970 Harvard Ave E,

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550919.81 **Northing:** 5276281.6

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6742700315	Pettit's H C Add/5/4		.09

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:
1970 Harvard Avenue East LLC	1970 Harvard Avenue E #2	Seattle, WA 98102

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** 6/28/2008

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

Structural System: Platform Frame

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

Changes to original cladding: Intact **Changes to other:** Modern Multi-Family

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1969

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 triplex from 1969 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. It is a representative example of Modern style architecture and retains good physical integrity. Its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The triplex is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a two story triplex with a rectangular footprint, built in 1969. It has a shallow front gable roof with projecting eaves on the sides and a very deep overhang on the front façade with exposed beams. The exterior of the building is clad in stucco. The first and second floor front elevations are nearly identical, consisting of large, paired, fixed plate glass windows at each end, with a single fixed plate glass window of the same size and a pair of sliding glass doors in the center. Windows appear to be original, in aluminum frames, while the doors are vinyl replacements. A full width balcony stretches across both levels with a railing composed of glass panels in a metal frame. On the second floor, the center openings are topped by a pair of large transom windows in the peak of the gable end. Square posts support the balconies from below, one at each corner. At street level is a large garage with three paneled, roll-up garage doors. The garage has a flat roof with a projecting eave on the front. Two pairs of sliding glass doors that do not appear to be original access the garage roof top from the center of the front façade of the building.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History."

http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *1978 Harvard Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W115 **OAHP No.:**

Historic Name:

Common Name: *1978 Harvard Ave E*

Property Address: 1978 Harvard Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550919.35 **Northing:** 5276307.19

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6742700305	Pettit's H C Addition, Block 5, Lot 2		0.09

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:
RADDUE, SETH C	1978 HARVARD AVE E	Seattle, WA 98102

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** 6/28/2008

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

Structural System: Unknown

Changes to plan: Slight **Changes to interior:** Unknown **Style** Modern **Form/Type** Multi-Family - Duplex

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

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

Cladding	Foundation	Roof Material	Roof Type
Vertical - Boards	Concrete - Poured	Asphalt / Composition	Gable

NARRATIVE SECTION

Date Of Construction: 1901

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 from 1901 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. An extensive remodeling in the late 20th century resulted in a modern appearance, leaving no visual evidence of the original building appearance. The building has suffered loss of integrity of design, feeling, materials, and workmanship. Its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility and retains little integrity. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This residence was originally built in 1901, remodeled in 1935 and remodeled again some time in the late 20th century. No visual evidence remains of the original structure. The original exterior material has been replaced with T1-11 vertical board. The building is two full stories with a 2-car garage below at the street level. The front gable roof is clad in composition shingles and has deep eaves. The second floor is dominated by two large, fixed, horizontal, plate glass windows, flanked by smaller, vertical windows. The bottom of the second floor wall bells out to form flared eaves over the first floor. The second floor projects out considerably over the first floor, creating a porch and entry. The projecting second floor is supported by square wood posts. The entry is a double-leaf glazed door, and there is a three-light plate glass window to the east of it that includes an operable awning sash. A solid wall of T1-11 forms the porch railing. A large deck sits over the ground floor garage with a wooden pergola and a paneled wood wall forming the railing. The garage has two paneled roll-up doors.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *1980 Harvard Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W116 **OAHP No.:**

Historic Name:

Common Name: *Chung House*

Property Address: 1980 Harvard Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550919.45 **Northing:** 5276318.26

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6742700300	Pettit's H C Addition, Block 5, Lot 1		0.09

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:
GOLD STANDARD PROPERTIES	226 32nd Ave	Seattle, WA 98122

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** 6/28/2008

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

Structural System: Balloon Frame

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

Changes to original cladding: Intact **Changes to other:** Slight Other Single Family - Gable Front and Wing

Tudor - Tudor Revival

Changes to windows: Intact **Other (specify):** Added a deck to the

Cladding	Foundation	Roof Material	Roof Type
Brick	Concrete - Poured	Asphalt / Composition	Gable - Cross 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): No

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

Statement of Significance

This residence from 1932 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. It is a representative example of Tudor Revival style architecture, and retains good physical integrity. Its setting has been impacted by the construction of I-5 immediately to the west. It is eligible for the NRHP under Criterion C for its distinctive characteristics, representative of its architectural style.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a well preserved and architecturally intact single family residence in the Tudor Revival style, built in 1932. The one-story house has an L-shaped footprint with a side gable roof over the main house and a front gable with a clipped or jerkinhead end over the front “L” section. The roof is steeply pitched, clad in composition shingle and lined with a wooden fascia board. There is a small, square dormer clad in wide wood siding with a steep pyramidal roof and a six-light window on the front western slope of the main roof. The exterior of the house is brick veneer, with patterned brick and exposed timber frames highlighting the shed-roofed entry portico. The front façade gable end has a 12-light window with a course of jack end bricks as the lintel and a brick sill. Below this is a large, fixed, single pane window flanked by ten-light side lights. On the front façade section to the east of the entry is a pair of 12-light windows. The house retains an exterior brick chimney on the south elevation. A one-car, concrete block garage with a castellated parapet sits at street level below the residence. A wooden deck with wood picket railing has been added to the front elevation adjacent to the entry portico.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *806 E Boston St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W112 **OAHP No.:**

Historic Name:

Common Name: *806 E Boston St*

Property Address: 806 E Boston St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550928.63 **Northing:** 5276350.84

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6742700160	Pettit's H C Addition, Block 2, Lot 8-9		0.19

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:
LENGYEL, ZOLTAN	806 E BOSTON ST	Seattle, WA 98102

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 southwest corner from E. Boston St. **taken** 4/1/2009

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:** Unknown

Style	Form/Type
Colonial - Colonial Revival	Other
Colonial - Dutch Colonial	Single Family - Side Gable

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

Cladding	Foundation	Roof Material	Roof Type
Wood	Concrete - Poured	Asphalt / Composition	Gambrel

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: 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 from 1925 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. It is a representative example of Dutch Colonial Revival style architecture. It has suffered some loss of integrity of design and materials from the replacement of windows, and its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, which is bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is an example of the popular Dutch Colonial Revival style of residential architecture from 1925. It is two stories under a gambrel roof of composition shingle and has a rectangular footprint. The exterior is sheathed in horizontal wood siding, with wider boards on the first floor, and narrower boards on the dormer and second story. The front facade faces west to Harvard Avenue East, but access to the property and its address are on East Boston Street. The original, west elevation entrance has a front gable with an arched spandrel over the door, supported on curved brackets. A three bay, shed dormer covers most of the west elevation roof. This dormer has three sets of paired multi-light windows. A matching dormer is found on the east elevation. An apron of roof divides the first and second floors, separating the body of the house from the gambrel. Some of the original wood-frame, double hung, 4/1 windows remain, but most have been replaced with 1/1. A white picket fence surrounds the property.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *806 E Lynn St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W113 **OAHP No.:**

Historic Name:

Common Name: *806 E Lynn St*

Property Address: 806 E Lynn St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	SE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550929.41 **Northing:** 5276476.33

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6699500057	Peavey's 1st Addition, Block 1, Lot 13		0.06

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:
WOOD, BEN JR	806 E LYNN ST	Seattle, WA 98102

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

Structural System: Balloon Frame

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

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

Style	Form/Type
Colonial - Colonial Revival	Other
Colonial - Dutch Colonial	Single Family - Side Gable

Changes to windows: Moderate **Other (specify):** Deck added to west

Cladding	Foundation	Roof Material	Roof Type
Veneer - Vinyl Siding	Concrete - Poured	Asphalt / Composition	Gambrel

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1924

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 residence from 1924 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. While it is a representative example of Dutch Colonial Revival style architecture, it has suffered loss of integrity of design, materials, and workmanship from replacement of siding, doors, and windows, and the addition of a large, second story deck. Its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a Dutch Colonial Revival style residence from 1924. It is two stories with a typical gambrel roof of asphalt shingle and a rectangular footprint. There is a shed dormer on both the façade and rear elevations, each with three sets of paired windows. The main entry is in the center of the façade and is flanked by two large windows. The entry has a rounded arch hood set in the roof apron supported on very large, ornate brackets. The entry is accessed by a brick stoop. The two first floor façade windows were covered with shades at the time of the survey. The building is clad in replacement vinyl siding, and all doors and windows have been replaced. A second story deck has been added to the west side elevation, supported on wood posts. A single car garage is below grade on the west side of the front elevation.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *2324 Harvard Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W71 **OAHP No.:**

Historic Name:

Common Name: *2324 Harvard Ave E*

Property Address: 2324 Harvard Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550928.93 **Northing:** 5276502.92

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6699500060	Peavey's 1st Add/1/14-15		.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:
Taylor, Robert & Jerry Smith	2324 Harvard Ave E	Seattle, WA 98102

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** 6/28/2008

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

Comments: northwest corner

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: Moderate **Changes to interior:** Unknown

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

Style Modern - Contemporary

Form/Type Single Family

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1959

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 residence from 1959 is located in the North Capitol Hill neighborhood, adjacent to I-5. It was extensively remodeled in 1985, giving it a modern Contemporary style appearance. 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. Its integrity of design, materials, workmanship, and feeling has been impacted by the 1985 rebuild. Its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility and retains little integrity. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a single family residence constructed in 1959. It had an extensive remodeling in 1985 that appears to have been substantially a rebuild, giving the house a modern Contemporary style. No visual evidence remains of the 1959 appearance. The house is two stories over a basement, and has an irregular footprint. It has a flat roof with a parapet, and the exterior of the building is smooth stucco. The front façade contains several large plate glass windows of tinted glass, along with large sliding glass doors. Both the first and second floors have balconies with brick trim and iron railings. The center section of the front façade steps out and is curved on the south corner. The entry is in this section, but is not visible inside the entryway. There is a stucco chimney on the south elevation. There is a garage with a paneled roll-up door in the basement of the house, as well as a second attached garage on the north elevation. A separate building located to the southwest of the main house holds an office. This building has a front gable roof, is clad in T1-11 and appears to date from the 1980s or later.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History."

http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Trulia Real Estate Search. "2324 Harvard Avenue E, Seattle WA 98102." http://www.trulia.com/property/1042733956-2324-Harvard-Ave-E-Seattle-WA-98102

Additional Photos for: **at** *2324 Harvard Ave E, Seattle, WA 98102*



View of front elevation **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:

View of **taken**

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

Comments:

Historic Property Inventory Report for **at** *2343 Broadway Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W110 **OAHP No.:**

Historic Name:

Common Name: *2343 Broadway Ave E*

Property Address: 2343 Broadway Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550953.82 **Northing:** 5276600.39

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6699500020	Peavey's 1st Addition, Block 1, Lot 4		0.17

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:
WESSENBERG, JOEL D	2343 Broadway Ave E	Seattle, WA 98102

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 (west) elevation from Harvard Avenue E **taken** 6/28/2008

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:** 2

Structural System: Balloon Frame

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

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

Style
Arts & Crafts - Craftsman

Form/Type
Single Family
Other

Changes to windows: Extensive **Other (specify):** multiple rear additio

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

NARRATIVE SECTION

Date Of Construction: 1906

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 from 1906 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. While it is a representative example of Arts and Crafts style architecture, it has suffered loss of integrity of design and feeling from window and door replacements, and multiple rear additions. Its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This two story residential building was built in 1906, and first remodeled in 1923. It originally had a rectangular footprint and displayed elements of the Arts and Crafts/Prairie style. However, this residence underwent a massive alteration to the rear elevation in 2002 and the rear elevation now retains few visible elements of the original house. The front (east) elevation remains relatively intact, though obscured by fencing and vegetation. The front, original section of the house has a hipped roof of composition shingle and deep open eaves with exposed rafter tails. There is a hipped dormer in the center of the front façade. The south portion of the front elevation projects forward. The exterior of the original house is clad in wood shingle, with a wide flat band of wood separating the first story from the second. A hipped roof entry porch is located on the north side of the front elevation, supported on two boxed columns with an arched front spandrel. The front door and all windows have been replaced.
The rear (west) elevation is accessed from Harvard Avenue East and has two separate buildings. A rectangular, hipped roof, three-story section is attached to the rear of the original house. A separate L-shaped building contains a two-story section attached to a one-story garage, each with separate hipped roofs. Both of these rear structures, built in 2002, are clad with wood shingles and have garages on the ground floor, totaling three garages, all with matching Craftsman-style roll-up doors detailed to look like carriage doors, with panels and multi-light windows. Windows on the west elevations are a bank of three large plate glass casements. A deck with metal railings fills the rear of the third floor addition, and here the rear wall has three floor-to-ceiling windows and a glass door. Most of the rear elevation of the original house is obscured by the new construction and large trees, but it appears that all windows have been replaced and at least one deck or balcony with metal railings has been added to the second floor.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *2343 Broadway Ave E, Seattle, WA 98102*



View of Front (east) elevation from Broadway Avenue E **taken** 6/28/2008

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

Comments:



View of Front elevation **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:

Historic Property Inventory Report for **at** *2347 Broadway Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W111 **OAHP No.:**

Historic Name:

Common Name: *2347 Broadway Ave E*

Property Address: 2347 Broadway Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550952.02 **Northing:** 5276615.34

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6699500015	Peavey's 1st Addition, Block 1, Lot 3		0.15

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:
BASCOM, C W+J L	2347 Broadway Ave E	Seattle, WA 98102

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** 6/28/2008

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:** 3

Structural System: Balloon Frame

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

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

Style	Form/Type
Arts & Crafts - Craftsman	Other
Modern - Contemporary	Single Family

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1905

Architect: Harold Malstrom

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 residence from 1905 is located in the North Capitol Hill neighborhood, adjacent to I-5. It was designed by architect Harold Malstrom, but no information was located on him. 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. While it is a representative example of Arts and Crafts style architecture, it has suffered loss of integrity of design and feeling from window replacements and multiple additions. Its setting has been impacted by the construction of I-5 immediately to the west. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This three-story, single family residence from 1905 was designed by architect Harold Malstrom. The front façade retains some of the Craftsman elements from the original design, but the rear elevation has been heavily altered. The front façade is obscured by fencing and landscaping, but the second and third floors are still visible from the public right of way. The original house had a rectangular footprint and was only two stories. It had a hipped roof with deep eaves and a hipped dormer on the front, part of which remains incorporated into the current roof. The first floor is clad in narrow wood siding, while the second (and now third) story has wider wood siding. A wide, flat band separates the first floor cladding from the second. On the front elevation, the southern corner projects out under a separate hip, and has a large single light window with a multi-light transom. The front entry is set on the north side of the front façade under a hipped roof with deep overhangs and exposed rafter tails, supported on two boxed columns. Above the entry is another original large single light window with a multi-light transom. The dormer window has been replaced with a single light window. A third story has been added and a new hipped roof has been added on top of the original, extending the ceiling height. Much of the original roof remains as a skirt around the building. A brick chimney extends through the center ridge of the new roofline. All windows on the third floor, side elevations, and rear elevation are new. The rear elevation has an “L” addition that extends west on the first floor, with a storage area on the ground floor that has a decorative metal door,and a roof deck on the second floor with metal railings. Both the first and second floors have multiple large, fixed plate glass windows. The third floor is a large gabled dormer with slanted sides, completely glazed. There is a separate ground floor, two-car garage at the rear, clad in narrow wood siding with a hipped roof and a paneled roll-up door.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *2347 Broadway Ave E, Seattle, WA 98102*



View of rear elevation from Harvard Avenue East **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:

View of **taken**

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

Comments:

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Historic Property Inventory Report for *Denny-Fuhrman School* **at** *2515 Boylston Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W2 **OAHP No.:**

Historic Name: *Denny-Fuhrman School* **Common Name:** *Seward School*

Property Address: 2515 Boylston Ave E, Seattle, WA 98102 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Unknown

Sequence: 3	**Easting:** 550759.61	**Northing:**	5276792.39
Sequence: 2	**Easting:** 550762.15	**Northing:**	5276758.97
Sequence: 1	**Easting:** 550796.29	**Northing:**	5276791.7

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959700005	Denny Fuhrman Addition/Block 1/Lots All		1.82

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Seattle Public Schools	PO Box 34165 M/S 23-365	Seattle, WA 98124

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 to 1893 building **taken** 6/28/2008

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

Comments: south elevation (E. Louisa St. side)

DESCRIPTION SECTION

Historic Use: Education - School

Current Use: Education - School

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

Structural System: Balloon Frame

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

Style
Arts & Crafts - Prairie Style

Form/Type
Other

Cladding
Wood - Clapboard
Vertical - Boards

Foundation
Brick

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

Roof Type
Flat with Eaves
Hip

NARRATIVE SECTION

Study Unit
Education
Architecture/Landscape Architecture
Community Planning/Development

Other

Date Of Construction: 1893; 1899

Architect: Chamberlin and Siebrand; James Stephen

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

This is the oldest of three historic school buildings on this property. Known as the Denny-Fuhrman School, it was originally built in 1893 facing east onto Boylston Avenue, located on the same square but northeast from its current location. In 1899 it had an addition that doubled its size and resulted in the current footprint, roofline, and arched entries. It was relocated to its present site in 1917. The building was renovated in 1997-1998 and reopened in September 1999, along with the rest of the complex. This building is listed in the Washington Heritage Register and is a designated Seattle Landmark. The Seattle Landmark Nomination Form (1980) notes that it is one of only two 19th century frame schoolhouses remaining in Seattle, and states that it is of "unique significance in representing the history of early public education in Seattle." The nomination form for the WHR (1973) says that it is "the oldest frame school building in a generally unaltered state in the city of Seattle," and that it is the only one-room school house remaining in the city. Originally the school served all eight grades in one room, but by 1897, enrollment had risen to 70 and three classrooms were established (Corley 1973). By 1904, the enrollment was 206, and the school board built the school building that is now to the north of this one, facing Franklin Avenue East. The buildings were then renamed "Seward School" for Secretary of State William Henry Seward (1801-1872), who had negotiated the purchase of Alaska (Long 2001). The Alaska-Yukon-Pacific Exposition held on the University of Washington campus in 1909 brought new ease of transportation and great exposure to the Eastlake neighborhood. Eastlake Avenue was graded and the streetcar lines were extended north. By 1914, more than 400 pupils attended Seward Elementary School, reflecting the growth and development of the Eastlake area. In 1932, enrollment was about 580, and Seward became a demonstration school, meaning teachers from all over the school district attended half-day sessions there to observe the latest teaching methods and materials. In 1950, Seward School's boundaries were expanded when the nearby Cascade School was destroyed in an earthquake. This growth continued until the construction of I-5 in the 1960s, which bisected the neighborhood and contributed to declining enrollment.

Although the building has been relocated, it was within the same block and within 25 years of its construction. Its renovation in 1997-98 re-established the basement that was lost in the move and appears to have been respectful of the historic design and materials of the building. The building retains good integrity, despite some impact to its integrity of location, and impact to its setting from the construction of I-5 and SR520 in the 1960s. As stated in the Seattle Landmark Nomination Form, "The greatest significance of the Seward School site … lies in the fact that the three buildings have been grouped on the same site to form a small campus which illustrates the development of public school architecture from the end of the 19th century through the first two decades of the 20th." This building, along with the other two historic school buildings on the property, is eligible for the NRHP under Criterion A for its association with education in Seattle and the development of the Eastlake community, and under Criterion C for its distinctive characteristics of a type and period of architecture as an excellent example of a late 19th century public school building.

Description of Physical Appearance

The building is one story over a full, finished basement and has a rectangular footprint. The roof consists of three hipped sections - two parallel hips running north/south on the east and west portions of the building, and one hip joining them, running east/west along the north side of the building - and a center flat roof that extends to the edge on the south side. The hipped sections are clad in composition shingle, while the flat section appears to be built up asphalt. The roof has 3-foot deep eaves with exposed rafter tails all the way around, giving uniformity to the roofline. The exterior of the building is clad in wood clapboards, with vertical wood siding covering the basement level. Both the east and west elevations feature two banks of six 6/6 double hung windows. On the east side, a low projection of concrete below the window sills is roofed with a row of opaque glass panes that appear to allow light into the basement level. This probably dates from the 1997-98 renovation. On the west side, the ground elevation drops away in a steep slope. When the school was moved in 1917, the original basement was not recreated, and the building was placed on brick piers. As part of the 1997-98 renovation, the building was converted back to a K-8 elementary school, and the basement level, which is a full story and highly visible on the west side, was made into usable space. It is likely that at that time the current ground floor openings on the west elevation were introduced, including center double-leaf doors with six lights each, flanked by single leaf, solid doors with one small square window. The doors are all shielded by metal awnings. On the side of each single door are four 4/4 windows. The yard area adjacent to this elevation is fenced with a chain link fence and filled with playground equipment. On the north and south elevations, a large arched opening in the center of the elevation indicates where the original building was joined to the 1899 addition. The entry to the building is recessed inside this archway, and features double-leaf doors of six lights with panels below, flanked by five-light sidelights with a panel at the bottom. The wall inside this recessed entry has a vertical beaded board wainscot. The walls to the side of the door are slanted to meet the outside wall, and each have a 9/9 window. Modern concrete steps and metal picket handrails access the door from E. Louisa Street. The building is joined to the 1905 school building to the north by a one story, shed-roofed connecting structure. This structure sits over a full basement, is clad in narrow wood clapboards, and reflects the design of the connected 1905 building.

Major Bibliographic References

King County Assessor's Records

The City of Seattle Landmarks Preservation Board - Landmark NominationForm "Seward Public School Campus." November 7, 1980.

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.

Corley, Margaret A. National Register of Historic Places Inventory - Nomination Form, "Seward School Lunchroom and Gymnasium." October 1973.

Long, Priscilla. "Seattle's Seward Elementary School (now TOPS at Seward) opens as Denny-Fuhrman School in 1893." HistoryLink.org Essay 3244. April 27, 2001. http://www.historylink.org/index.cfm?DisplayPage=output.cfm&file_id=3244

Additional Photos for: *Denny-Fuhrman School* **at** *2515 Boylston Ave E, Seattle, WA 98102*



View of Western elevation (Franklin Ave E side) of 1893 building **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:

View of **taken**

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

Comments:

Historic Property Inventory Report for **at** *2603 Boylston Ave E, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W23 **OAHP No.:**

Historic Name:

Common Name: *Crawford Apartments*

Property Address: 2603 Boylston Ave E, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550793.19 **Northing:** 5276886.47

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959700230	Denny Fuhrman Add/6/9		.13

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:
Crawford Apartments c/o Summerfield Commercial	P.O. Box 50045	Bellevue, WA 98015

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** 6/28/2008

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

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Multiple Family House

Plan: Rectangle **No. of Stories:** 3

Structural System: Balloon Frame

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

Changes to original cladding: Extensive **Changes to other:** Modern Multi-Family

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco Wood - T 1-11	Unknown	Asphalt / Composition - Built Up	Flat with Eaves

NARRATIVE SECTION

Date Of Construction: 1917

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 from 1917 was extensively remodeled in 1965, and little remains visually of the original building. As a result of this remodeling, the property no longer has integrity of design, materials, workmanship, or feeling. In addition, the construction of I-5 and SR 520 in the 1960s impacted its integrity of setting. It retains only integrity of location and association. It does not retain sufficient integrity to convey its history, and therefore is not eligible for the NRHP.

Description of Physical Appearance

This is a three story residential building with a rectangular footprint. Built in 1917, it was remodeled in 1965 and no visible appearance remains of the original building. It now houses seven apartments. The flat roof has a slight eave on the front and rear elevations, but is flush along the sides, and is likely not original. The building appears to have originally been two stories, but had a third story added, along with the flat roof, in 1965. The exterior is mostly clad in stucco panels, except for an inset balcony on the third floor that has wood T1-11 vertical siding. The entry door is slightly recessed and has a wood paneled door flanked by single-light sidelights. It is accessed via brick steps with metal pipe railings. All windows appear to be modern vinyl replacements, and are a combination of two-light sliding sash, and plate glass flanked by single sliding sash. Above the door a vertical screen extends out from the building, reaching to the roofline. It is composed of narrow vertical wooden slats. The same theme is repeated in the railing of the one recessed front balcony in the southern corner. An exterior brick chimney remains on the south elevation.

Major Bibliographic References

King County Assessor's Records

Historic Property Inventory Report for **at** *2607 Boylston Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W22 **OAHP No.:**

Historic Name:

Common Name: *2607 Boylston Avenue*

Property Address: 2607 Boylston Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550794.35 **Northing:** 5276900.76

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959700235	Denny Fuhrman Add/6/10		.13

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:
James, Jules	2616 Franklin Ave E	Seattle, WA 98102

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** 6/28/2008

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

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Other **Form/Type** Multi-Family - Triplex

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

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

Cladding	Foundation	Roof Material	Roof Type
Shingle	Unknown	Asphalt / Composition - Shingle	Mansard

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1914

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 residence from 1914 was extensively remodeled, probably in the 1960s or 1970s, and little remains visually of the original building. As a result of this remodeling, the property no longer has integrity of design, materials, workmanship, or feeling. In addition, the construction of I-5 and SR520 in the 1960s impacted its integrity of setting. It retains only integrity of location and association. It does not retain sufficient integrity to convey its history, and therefore is not eligible for the NRHP.

Description of Physical Appearance

This residence, built in 1914, has a rectangular footprint. It has been extensively remodeled, probably in the 1960s or 1970s. It is now a triplex. No entry to the house is visible. The front elevation is dominated by a large brick exterior chimney, which pierces the apron of the mansard roof. The roof covers the entire second story and is likely not original. It is clad in composition shingle. The first floor of the house is clad in wood shingles, and has a pair of 6/1 windows on either side of the chimney. These windows are flanked by small, inoperable shutters. Above these windows on the second story are two pairs of windows in a modern, vertical shape. They are aluminum framed, single-light plate glass with a single-light awning sash at the top.

Major Bibliographic References

King County Assessor's Records

Historic Property Inventory Report for **at** *2611 Boylston Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W23 **OAHP No.:**

Historic Name:

Common Name: *2611 Boylston Ave E*

Property Address: 2611 Boylston Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550796.62 **Northing:** 5276917.24

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959700240	Denny Fuhrman Add/6/11		.07

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:
Keeker, Kevin	2611 Boylston Ave. E.	Seattle, WA 98102

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** 6/28/2008

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

Structural System: Balloon Frame

Changes to plan: Slight **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
Shingle	Unknown	Asphalt / Composition - Shingle	Gambrel

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1914

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 residence from 1914 is a representative example of the early twentieth century houses found in the Eastlake neighborhood. 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 integrity of design, materials, and setting from window sash replacements, a rear addition, and the subdivision of the property. In addition, its setting was compromised by the construction of I-5 in the 1960s. Therefore, it is not eligible for the NRHP under any criteria.

The Eastlake neighborhood was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, and commercial structures. Its current boundaries were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. During the 1960s and 1970s, the neighborhood suffered demolitions and less than sensitive infill in many locations, but still retains a high number of historic buildings. The Eastlake neighborhood is not a historic district (NRHP or local), therefore this property is not a contributing element of any historic district.

Description of Physical Appearance

This is a two story, single family, Colonial-Revival style residence with a rectangular footprint. It has a gambrel roof of composition shingle with a shed roofed dormer across the front elevation, and a front gable over the entry. The house is clad in wood shingle and has a substantial brick, exterior chimney on the south elevation. Although the front yard is surrounded by a wood fence, the front elevation is still mostly visible. It has a projecting center entry with an arched spandrel supported on a heavily molded broken bed pediment over a pair of Tuscan columns. The door is wood paneled, flanked by multi-light sidelights, with a molded transom area. On both sides of the entry are paired one-over-one windows. Most windows in the house are 1/1, but they appear to be replacement sash. It is likely that the shed-roofed front dormer is not original. There is also a two story, shed-roofed addition on the rear of the house. The rear half of the lot appears to have been subdivided and sold, as a building constructed in 1999 now occupies that lot.

Major Bibliographic References

King County Assessor's Records

Leman, Chris. "Eastlake: A Neighborhood History." http://www.eastlakeseattle.org/Home/about

Additional Photos for: **at** *2611 Boylston Ave E, Seattle, WA 98102*



View of northeast corner **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:

View of **taken**

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

Comments:

Historic Property Inventory Report for *Shelby Apartments* **at** *2815 Boylston Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W94 **OAHP No.:**

Historic Name: *Shelby Apartments* **Common Name:** *Shelby Apartments*

Property Address: 2815 Boylston Ave E, Seattle, WA 98102 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550795.6 **Northing:** 5277200.11

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959701480	Denny Fuhrman Add/22/1-3		.27

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/30/2009

Owner's Name:	Owner Address:	City/State/Zip:
Shelby Apartments LLC	2329 10th Ave. E #B	Seattle, WA 98102

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** 4/16/2009

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:** 4

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 Gothic - Collegiate Gothic

Form/Type Multi-Family - Multi-Story Apartment Block

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick Veneer - Terra Cotta	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet

NARRATIVE SECTION

Study Unit	Other
Architecture/Landscape Architecture	
Community Planning/Development	

Date Of Construction: 1928

Architect: B. Dudley Stuart

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

This apartment building from 1928, known as the Shelby, has very good physical integrity. Its setting has been impacted by the construction of I-5 immediately to the east, but the property remains intact in all other six aspects. It is eligible for the NRHP under Criterion C, within the context of the Multiple Property Listing for Seattle Apartments, 1900-1957, accepted by the WA SHPO on 11/20/08 and listed in the NRHP 1/9/09. It meets all of the registration requirements listed in the Multiple Property Listing - purpose built apartment building; constructed between 1900 and 1957; very good integrity; more than five self-sufficient dwelling units, each with private kitchen and bath; and within the Seattle corporate limits.

The Shelby was designed by B. Dudley Stuart (1885-1977), an architect noted for his many apartment building designs. Born in London, Stuart moved to Seattle in 1918. "His partnership with Arthur Wheatley (1925-30) specialized in larger apartment buildings, including the Biltmore (1924), the Highland (1924), the Exeter Hotel (now Exeter House, 1927), the Bergonian (now the Mayflower Park Hotel, 1927), and the smaller Marianne apartments (1930) on Queen Anne. During World War II he practiced with two pioneering Modernist architects, Paul Hayden Kirk and Robert Durham. After the war, he continued developing apartment designs with Durham, until 1977. These projects, showing the influence of Modernism and new materials on post-war apartment design, include Aloha Terrace (1947) and Queen Vista (1949) and two large complexes, Shorewood Apartments on Mercer Island and Laurelon Terrace near Laurelhurst" (Sheridan 2008).

Description of Physical Appearance

This is a four story apartment building from 1928 over a full basement. It has a modified L-shaped plan, with the long end of the "L" having a diagonal wall along part of the east side, giving it a somewhat triangular shape at the northern end. It is wood-framed construction clad in light brown brick veneer with cream terra cotta trim and ornament, reflecting elements of the Collegiate Gothic style. This was a popular style in the 1920s for apartment blocks in Seattle. The entry is located at the interior apex of the "L" on the east elevation, and is highlighted by a terra cotta section that covers the first three floors. This section containing the entry is three bays wide and steps out slightly. The double-leaf entry doors are recessed and are wood with segmental arch windows, topped by a large transom with gold leaf letters that spell "The Shelby." The doors are reached through a wide terra cotta arch with a decorative cornice above featuring scroll work, quatrefoils with floral centers, and an ornamented shield in the center. Next to the arch, centered above the first floor windows, are two terra cotta quatrefoils above a terra cotta band. Over the door, the terra cotta continues up, enclosing two 10/1 windows on the second and third floors within a pair of rounded pilasters, with a row of shields in a panel between the two windows. Above the third floor window is another decorative panel, and the pilasters terminate in small florets. Windows in the building are very intact with only a few replacements and have leaded muntins. They are a combination of 8/1, 6/1, and 10-light casements, some paired and some single. They have terra cotta sills. Another terra cotta band wraps around the building at the height of the first floor window sills. The building has slightly projecting sections at regular intervals, generally where the windows are paired, which serves to break up the long mass of the elevations. The building has a flat roof with a parapet that steps up corresponding to places where the building plan steps out. The parapet has terra cotta coping and is set off by a terra cotta band. It also displays terra cotta ornament, including quatrefoils and arched niches with inset crosses. On the rear elevation, the basement level is visible due to a change in elevation. This level is clad in a cream colored, rusticated stucco. The window configuration from the upper floors continues here, and there is a small pedestrian door and a roll-up garage door. The parapet on this elevation features decorative brick patterning, with dark brick in a diamond pattern.

Major Bibliographic References

Guide to the B. Dudley Stuart Architectural Photograph Collection ca. 1920s-1940s. http://www.lib.washington.edu/Specialcoll/findaids/docs/photosgraphics/StuartPHColl585.xml

King County Assessor's Records

Sheridan, Mimi. November 20, 2008. National Register of Historic Places Multiple Property Documentation Form, Seattle Apartment Buildings, 1900-1957.

Additional Photos for: *Shelby Apartments* **at** *2815 Boylston Ave E, Seattle, WA 98102*



View of front entry **taken** 4/16/2009

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

Comments:



View of Front entry detail **taken** 4/16/2009

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

Comments:



View of Parapet ornament detail **taken** 4/16/2009

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

Comments:



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

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

Comments:

Printed on 7/7/2009 9:08:20 AM

Historic Property Inventory Report for **at** *2847 Franklin St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W96 **OAHP No.:**

Historic Name:

Common Name: *2847 Franklin St - Gilmore House*

Property Address: 2847 Franklin St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	17	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550780 **Northing:** 5277281.66

Tax No./Parcel No.
1959701475

Plat/Block/Lot
Denny Fuhrman Add/21/23

Supplemental Map(s)

Acreage
.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/6/2009

Owner's Name: Gilmore, Robert & Ann
Owner Address: 601 Belmont Ave. E #A-6
City/State/Zip: Seattle, WA 98102

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

Style
American Foursquare - Craftsman

Form/Type
Single Family - American Foursquare

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1907

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

This American Foursquare Craftsman-style house from 1907 has very good physical integrity and is one of the oldest remaining houses in an area dominated by 1920s buildings and newer construction. Its setting has been compromised by the construction of I-5 immediately to the east of the property, and by the demolition of the house next door to the south, as well as by the newer construction to the immediate north. The house is an excellent example of an American Foursquare in the Craftsman style, with very few alterations to the design or materials. It is individually eligible for the NRHP under Criterion C for its distinctive architectural characteristics.

The house is located in the Eastlake neighborhood, which was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. During the 1960s and 1970s, with the construction of I-5, the neighborhood suffered demolitions and less than sensitive infill in many locations, as well as inappropriate renovations, but still retains many intact historic buildings. It also contains a substantial amount of new construction. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916 Boeing's first factory was located on the shores of Lake Union at the foot of Roanoke Street. The neighborhood is home to the National Historic Landmark Schooner Adventuress on Lake Union and the WHR-listed Tugboat Chickamauga, docked at 1515 Fairview Avenue East. The Eastlake neighborhood contains one individually listed structure in the NRHP - the University Bridge that spans the Lake Washington Ship Channel to connect Eastlake to the University area. The only historic district in Eastlake is the WHR-listed Tensas Chuck Moorage historic district at 2331-2339 Fairview Avenue East, composed of docks and houseboats on Lake Union. The most historically significant and intact buildings in the area along the I-5 corridor have been designated as Seattle Landmarks. The three buildings of the Seward School at 2515 Boylston Avenue E. form a designated Seattle Landmark. This site also has one building listed in the WHR - the Denny-Fuhrman School on East Louisa, between Franklin Avenue East and Boylston Avenue East. There are also two early Queen Anne-style houses in this area that are designated Seattle landmarks at 2819 and 2622 Franklin Avenue E., along with the Seattle Landmark L'Armourita Apartments at 2901-2917 Franklin Avenue E. A limited survey of the Eastlake neighborhood performed for the purposes of this project found several examples of newer construction and extensive remodels mixed in with historic buildings from the early twentieth century through the 1920s. While Eastlake has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as a historic district due to the high number of intrusions.

Description of Physical Appearance

This is a wood frame, two story, single family residence in the Craftsman style with American Foursquare massing. It has a concrete block foundation which is highly visible on the side elevations due to a steep change in grade from the front to the rear of the property. The house has a hipped roof of composition shingle with deep boxed eaves and exposed rafter tails above a wide cornice. There is one hipped front dormer. The house is clad in narrow wood clapboards, and has a full-width front porch under a bellcast hipped roof, supported on four tapered boxed columns. These columns sit on a solid half-wall clad in wide wood clapboards that forms the porch railing. This wider clapboard pattern wraps all the way around the house, covering the lower section of the wall under a band of drip molding. The first floor front façade has an entry door and a three-sided bay window. The center window of the bay is a large plate glass sash with a multi-light diamond-patterned sash above. The two flanking windows share this configuration but are smaller. The second floor of the front façade has two 18/1 wooden windows. Side elevation windows are both paired and single, and are a combination of 18/1, 9/1, 1/1, and diamond-patterned sash. There is also a three-sided bay on the first floor on both side elevations. The north elevation has an exterior brick chimney featuring clinker bricks. There is a small addition on the front porch, at the southeast corner of the house. Ground floor openings in the basement level have been filled in. There is a separate garage at the rear of the house, on the northwest corner of the property. It has a front gable roof with a small brick chimney in the center, and is clad in plywood.

Major Bibliographic References

Leman, Chris. “Eastlake: A Neighborhood History.” http://www.eastlakeseattle.org/Home/about

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.

Seattle.gov. Department of Neighborhoods. “Individual Landmarks.” http://www.seattle.gov/neighborhoods/preservation/lake_union.htm

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** *2847 Franklin St, Seattle, WA 98102*



View of south side 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:

Historic Property Inventory Report for *L'Amourita Apartments* **at** *2901 Franklin Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W97 **OAHP No.:**

Historic Name: *L'Amourita Apartments* **Common Name:** *L'Amourita Apartments*

Property Address: 2901 Franklin Ave E, Seattle, WA 98102 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	17	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550809.13 **Northing:** 5277328.65

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959702631	Denny Fuhrman Add/34/11-14		.39

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/6/2009

Owner's Name:	Owner Address:	City/State/Zip:
L'Amourita	2915 Franklin Ave. E #C	Seattle, WA 98102

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 center of front elevation **taken** 4/16/2009

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:** 3

Structural System: Concrete - Reinforced Concrete

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

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

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

Style Spanish - Mission

Form/Type Multi-Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Unknown	Clay Tile Asphalt / Composition - Built Up	Flat with Parapet Gable Hip

NARRATIVE SECTION

Study Unit	Other
Architecture/Landscape Architecture	
Community Planning/Development	

Date Of Construction: 1909

Architect: Unknown

Builder: Adolph J. Jarmuth

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

L'Amourita is an apartment building from 1909 built by Adolph J. Jarmuth. "According to the Seattle Times, Mr. Jarmuth 'built the L'amourita whole-piece and lived with his family in its first apartment at the corner of Franklin Avenue and Shelby Street for the first two years only. In the beginning there were only eight apartments, described in the Seattle Times then as 'divided by concrete walls and having from seven to nine rooms.' The building, said The Times, was 'the first of its kind in Seattle'" (Dorpat). It is unique for its ornate Mission Revival style, uncommon in Seattle.

L'Amourita has very good physical integrity. Its setting has been impacted by the construction of I-5 immediately to the east, but the property remains intact in all other six aspects. It is eligible for the NRHP under Criterion C, within the context of the Multiple Property Listing for Seattle Apartments, 1900-1957, accepted by the WA SHPO on 11/20/08 and listed in the NRHP 1/9/09. It meets all of the registration requirements of the Multiple Property Listing - purpose built apartment building; constructed between 1900 and 1957; very good integrity; more than five self-sufficient dwelling units, each with private kitchen and bath; and within the Seattle corporate limits. It is also a designated Seattle Landmark.

Description of Physical Appearance

This is a three story, concrete apartment building completed in 1909 in the Mission Revival style. It has an irregular footprint, mostly due to the lightwells on the rear elevation. It is clad in smooth stucco and has a side gable clay tile roof with hips and projecting gables on the east side, and a flat, built up roof on the four west side sections. Its façade is divided into three segments: a central segment with a first floor arcaded veranda with a flat roof, flanked by two side segments that are topped with curvilinear parapets and enhanced by first floor, arched entry porches with hipped roofs. Each of these three segments contains a primary entry for the building. The front and side gables terminate in curvilinear parapets, and these sections have three-sided projecting bays with tiled, hipped roofs. The center section is the tallest and reads as a tower with a hipped roof. Under the roof on the upper floor is a row of arched windows with a row of corbelling below. On the second floor, a rooftop terrace sits above the center entry porch. The outer corners of the building on the façade terminate in small decorative, hipped roof towers. Between the center section and side sections are round arched dormers with diamond-patterned arched sash. Windows in the building are typically double hung with wood frames, and are a combination of flat, arched, and reverse arched upper sash. Some have decorative multi-light upper sash, while others are 1/1.

Major Bibliographic References

BOLA Architecture + Planning. 2004. The City of Seattle Landmark Nomination Form, "L'Amourita Apartment Building."

Dorpat, Paul. "L'Amourita Lives." 2002. http://seattletimes.nwsource.com/pacificnw/2002/0303/nowthen.html

King County Assessor's Records

Sheridan, Mimi. November 20, 2008. National Register of Historic Places Multiple Property Documentation Form, Seattle Apartment Buildings, 1900-1957.

Additional Photos for: *L'Amourita Apartments* **at** *2901 Franklin Ave E, Seattle, WA 98102*



View of southeast corner **taken** 4/16/2009

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

Comments:



View of northeast corner **taken** 4/16/2009

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

Comments:



View of Front elevation soon after 1909 construction **taken**

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

Comments: Photo credit: MOHAI

View of **taken**

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

Comments:

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Historic Property Inventory Report for **at** *2919 Franklin Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W98 **OAHP No.:**

Historic Name:

Common Name: *2919 Franklin Ave. E*

Property Address: 2919 Franklin Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	17	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550824.7 **Northing:** 5277355.95

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959702650	Denny Fuhrman Add/34/14-15		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/7/2009

Owner's Name:	Owner Address:	City/State/Zip:
Walsh, Pauline c/o David Player	23231 NE 164th St.	woodinville, WA 98077

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 - Multiple Family House

Current Use: Domestic - Multiple 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 Colonial - Colonial Revival

Form/Type Multi-Family

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - 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: 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 is a 6-unit apartment block from 1927. (There is also a matching building next door at 2923 Franklin Avenue E., discussed on a separate survey form.) This building has very good physical integrity. Its setting has been impacted by the construction of I-5 immediately to the east, but the property remains intact in all other six aspects. It is eligible for the NRHP under Criterion C, within the context of the Multiple Property Listing for Seattle Apartments, 1900-1957, accepted by the WA SHPO on 11/20/08 and listed in the NRHP 1/9/09. It meets all of the registration requirements listed in the Multiple Property Listing - purpose built apartment building; constructed between 1900 and 1957; very good integrity; more than five self-sufficient dwelling units, each with private kitchen and bath; and within the Seattle corporate limits.

The building is located in the Eastlake neighborhood, which was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. During the 1960s and 1970s, with the construction of I-5, the neighborhood suffered demolitions and less than sensitive infill in many locations, as well as inappropriate renovations, but still retains many intact historic buildings. It also contains a substantial amount of new construction. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916, Boeing's first factory was located on the shores of Lake Union at the foot of Roanoke Street. The neighborhood is home to the National Historic Landmark Schooner Adventuress on Lake Union and the WHR-listed Tugboat Chickamauga, docked at 1515 Fairview Avenue East. The Eastlake neighborhood contains one individually listed structure in the NRHP - the University Bridge that spans the Lake Washington Ship Channel to connect Eastlake to the University area. The only historic district in Eastlake is the WHR-listed Tensas Chuck Moorage historic district at 2331-2339 Fairview Avenue East, composed of docks and houseboats on Lake Union. The most historically significant and intact buildings in the area along the I-5 corridor have been designated as Seattle Landmarks. The three buildings of the Seward School at 2515 Boylston Avenue E. form a designated Seattle Landmark. This site also has one building listed in the WHR - the Denny-Fuhrman School on East Louisa, between Franklin Avenue East and Boylston Avenue East. There are also two early Queen Anne-style houses in this area that are designated Seattle landmarks at 2819 and 2622 Franklin Avenue E., along with the Seattle Landmark L'Armourita Apartments at 2901-2917 Franklin Avenue E. A limited survey of the Eastlake neighborhood performed for the purposes of this project found several examples of newer construction and extensive remodels mixed in with historic buildings from the early twentieth century through the 1920s. While Eastlake has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as a historic district due to the high number of intrusions.

Description of Physical Appearance

This is a two story, six unit apartment building from 1927 that has an identical building next door at 2923 Franklin Avenue E, covered on a separate form. It has a rectangular footprint, and is wood framed construction clad in brick veneer. It has a hipped roof of composition shingle with deep boxed eaves, and retains a brick exterior chimney on the south elevation. The front façade is symmetrical, with a center entry on the first floor which is reached via brick steps edged with a curvilinear wall. The entry porch is poured concrete with a metal railing that is probably not original. The entry door is plate glass in a wood frame, flanked by single-light side lights. It is framed with a dramatic green terra cotta pedimented surround composed of a pair of fluted Doric columns with a full entablature, topped by a balustrade with a center panel featuring a row of swags. The front façade window sills and keystones above the first floor windows are also this same green terra cotta. The front façade windows are wood framed with leaded muntins. The four main windows are symmetrically placed and contain a 10/1 center window flanked by two 6/1 windows. There is another smaller window above the center entry and it is a 24-light awning sash. Side

elevation windows are 1/1 wood framed sash. While the broad hipped roof with deep boxed overhang and mullti-light leaded muntin windows express the Prairie style influence, the red brick veneer, symmetrical façade, accentuated entry door with highly decorative surround, including round slender columns and sidelights, and keystones above the windows are all elements of the Colonial Revival style.

Major Bibliographic References

Leman, Chris. “Eastlake: A Neighborhood History.” http://www.eastlakeseattle.org/Home/about

King County Assessor's Records

McAlester, Virginia and Lee. A Field Guide to American Houses. Alfred A. Knopf, Inc. New York. 1989.

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

Seattle.gov. Department of Neighborhoods. “Individual Landmarks.” http://www.seattle.gov/neighborhoods/preservation/lake_union.htm

Sheridan, Mimi. November 20, 2008. National Register of Historic Places Multiple Property Documentation Form, Seattle Apartment Buildings, 1900-1957.

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** *2919 Franklin Ave E, Seattle, WA 98102*



View of Front elevations of paired buildlings **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:

Historic Property Inventory Report for **at** *2923 Franklin Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W99 **OAHP No.:**

Historic Name:

Common Name: *2923 Franklin Ave E*

Property Address: 2923 Franklin Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	17	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550831.38 **Northing:** 5277368.39

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959702655	Denny Fuhrman Add/34/15		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/7/2009

Owner's Name:	Owner Address:	City/State/Zip:
Walsh, Pauline c/o David Player	23231 NE 164th St.	woodinville, WA 98077

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 - Multiple Family House

Current Use: Domestic - Multiple 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 Colonial - Colonial Revival

Form/Type Multi-Family

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - 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: 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 is a 6-unit apartment block from 1927. (It has a matching building next door at 2919 Franklin Avenue E. that is covered under a separate survey form.) This building has very good physical integrity. Its setting has been impacted by the construction of I-5 immediately to the east, but the property remains intact in all other six aspects. It is eligible for the NRHP under Criterion C, within the context of the Multiple Property Listing for Seattle Apartments, 1900-1957, accepted by the WA SHPO on 11/20/08 and listed in the NRHP 1/9/09. It meets all of the registration requirements listed in the Multiple Property Listing - purpose built apartment building; constructed between 1900 and 1957; very good integrity; more than five self-sufficient dwelling units, each with private kitchen and bath; and within the Seattle corporate limits.

The building is located in the Eastlake neighborhood, which was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. During the 1960s and 1970s, with the construction of I-5, the neighborhood suffered demolitions and less than sensitive infill in many locations, as well as inappropriate renovations, but still retains many intact historic buildings. It also contains a substantial amount of new construction. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916 Boeing's first factory was located on the shores of Lake Union at the foot of Roanoke Street The neighborhood is home to the National Historic Landmark Schooner Adventuress on Lake Union and the WHR-listed Tugboat Chickamauga, docked at 1515 Fairview Avenue East. The Eastlake neighborhood contains one individually listed structure in the NRHP - the University Bridge that spans the Lake Washington Ship Channel to connect Eastlake to the University area. The only historic district in Eastlake is the WHR-listed Tensas Chuck Moorage historic district at 2331-2339 Fairview Avenue East, composed of docks and houseboats on Lake Union. The most historically significant and intact buildings in the area along the I-5 corridor have been designated as Seattle Landmarks. The three buildings of the Seward School at 2515 Boylston Avenue E. form a designated Seattle Landmark. This site also has one building listed in the WHR - the Denny-Fuhrman School on East Louisa, between Franklin Avenue East and Boylston Avenue East. There are also two early Queen Anne-style houses in this area that are designated Seattle landmarks at 2819 and 2622 Franklin Avenue E., along with the Seattle Landmark L'Armourita Apartments at 2901-2917 Franklin Avenue E. A limited survey of the Eastlake neighborhood performed for the purposes of this project found several examples of newer construction and extensive remodels mixed in with historic buildings from the early twentieth century through the 1920s. While Eastlake has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as a historic district due to the high number of intrusions.

Description of Physical Appearance

This is a two story, six unit apartment building from 1927 that has an identical building next door at 2919 Franklin Avenue E., covered under a separate survey form. The building has a rectangular footprint, and is wood framed construction clad in brick veneer. It has a hipped roof of composition shingle with deep boxed eaves, and retains a brick exterior chimney on the north elevation. The front façade is symmetrical, with a center entry on the first floor which is reached via brick steps edged with a curvilinear wall. The entry porch is poured concrete with a metal railing that is probably not original. The entry door is plate glass in a wood frame, flanked by single-light side lights. It is framed with a dramatic green terra cotta pedimented surround composed of a pair of fluted Doric columns with a full entablature, topped by a balustrade with a center panel featuring a row of swags. Sitting atop the balustrade at each corner is a small terra cotta urn. The front façade window sills and keystones above the first floor windows are also this same green terra cotta. The front façade windows are wood framed with leaded muntins. The four main windows are symmetrically placed and contain a 10/1 center window flanked by two 6/1 windows. There is

another smaller window above the center entry and it is a 24-light awning sash. Side elevation windows are 1/1 wood framed sash. While the broad hipped roof with deep boxed overhang and mullti-light leaded muntin windows express the Prairie style influence, the red brick veneer, symmetrical façade, accentuated entry door with highly decorative surround, including round slender columns and sidelights, and keystones above the windows are all elements of the Colonial Revival style.

Major Bibliographic References

Leman, Chris. “Eastlake: A Neighborhood History.” http://www.eastlakeseattle.org/Home/about

King County Assessor's Records

McAlester, Virginia and Lee. A Field Guide to American Houses. Alfred A. Knopf, Inc. New York. 1989.

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

Seattle.gov. Department of Neighborhoods. “Individual Landmarks.” http://www.seattle.gov/neighborhoods/preservation/lake_union.htm

Sheridan, Mimi. November 20, 2008. National Register of Historic Places Multiple Property Documentation Form, Seattle Apartment Buildings, 1900-1957.

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** *2923 Franklin Ave E, Seattle, WA 98102*



View of Front elevations showing both identical buildings **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:

Historic Property Inventory Report for **at** *2927 Franklin Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W96 **OAHP No.:**

Historic Name:

Common Name: *2927 Franklin Ave E*

Property Address: 2927 Franklin Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	17	SW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550837.43 **Northing:** 5277410.72

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959702665	Denny Fuhrman add/34/16-19		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/7/2009

Owner's Name:	Owner Address:	City/State/Zip:
Burger, Charles	2927 Franklin Ave. E	Seattle, WA 98102

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 northwest corner **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: Rectangle **No. of Stories:** 2

Structural System: Concrete - Block

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
Concrete - Block Wood - T 1-11	Concrete - Block	Asphalt / Composition - Built Up	Shed Flat with Parapet

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: 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 single family residence from 1930 is located on what remains of a parcel that was mostly used for the footprint of I-5. Its setting was heavily impacted by the construction of I-5, leaving the house no longer primarily from Franklin Avenue E. It is now reached via an alleyway from E. Allison Street. Numerous alterations and additions have impacted the property's integrity of design, materials, feeling, and workmanship. 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. The property retains little integrity and does not meet any of the criteria necessary to qualify for listing in the NRHP. Therefore it is not eligible for the NRHP.

The house is located in the Eastlake neighborhood, which was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. During the 1960s and 1970s, with the construction of I-5, the neighborhood suffered demolitions and less than sensitive infill in many locations, as well as inappropriate renovations, but still retains many intact historic buildings. It also contains a substantial amount of new construction. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916 Boeing's first factory was located on the shores of Lake Union at the foot of Roanoke Street. The neighborhood is home to the National Historic Landmark Schooner Adventuress on Lake Union and the WHR-listed Tugboat Chickamauga, docked at 1515 Fairview Avenue East. The Eastlake neighborhood contains one individually listed structure in the NRHP - the University Bridge that spans the Lake Washington Ship Channel to connect Eastlake to the University area. The only historic district in Eastlake is the WHR-listed Tensas Chuck Moorage historic district at 2331-2339 Fairview Avenue East, composed of docks and houseboats on Lake Union. The most historically significant and intact buildings in the area along the I-5 corridor have been designated as Seattle Landmarks. The three buildings of the Seward School at 2515 Boylston Avenue E. form a designated Seattle Landmark. This site also has one building listed in the WHR - the Denny-Fuhrman School on East Louisa, between Franklin Avenue East and Boylston Avenue East. There are also two early Queen Anne-style houses in this area that are designated Seattle landmarks at 2819 and 2622 Franklin Avenue E., along with the Seattle Landmark L'Armourita Apartments at 2901-2917 Franklin Avenue E. A limited survey of the Eastlake neighborhood performed for the purposes of this project found several examples of newer construction and extensive remodels mixed in with historic buildings from the early twentieth century through the 1920s. While Eastlake has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as a historic district due to the high number of intrusions.

Description of Physical Appearance

This is a two story, single family residence with a rectangular footprint. The original building section is concrete block on the first floor and wood frame on the second, with the second floor clad in T1-11. This section has a flat roof behind a low parapet. A shallow metal balcony with pipe railing has been added to the second floor west elevation. All windows have been replaced with 1/1 vinyl, except the two on the second floor west elevation which are now large fixed plate glass windows. A small first floor addition has been made on the north elevation, sitting on small concrete and wood footings. This addition is clad in T1-11 and has a recessed center entry which appears to be the main entry for the house. It has vinyl windows - two 1/1 and one sliding sash. Above this is a larger second floor addition which extends out beyond the original house on the north, east and west elevations. It is cantilevered out over the first floor addition and supported on a metal brace on the west side and a wooden post on the east side. This addition is also clad in T1-11, with a mix of vinyl and aluminum windows, mostly sliding sash, with two single-light. This section has a shed roof with exposed rafter tails on the north elevation. A stair with wooden railings comes down to the first floor level from the higher grade Franklin Avenue side of the property.

Major Bibliographic References

Leman, Chris. “Eastlake: A Neighborhood History.” http://www.eastlakeseattle.org/Home/about

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.

Seattle.gov. Department of Neighborhoods. “Individual Landmarks.” http://www.seattle.gov/neighborhoods/preservation/lake_union.htm

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** *2352 Broadway Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W220 **OAHP No.:**

Historic Name:

Common Name: *2352 Broadway Ave E - Talder House*

Property Address: 2352 Broadway Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550998.51 **Northing:** 5276632.33

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6699500135	Peavey's 1st Add/2/2		.15

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/19/2009

Owner's Name:	Owner Address:	City/State/Zip:
Talder, William & Joan	2352 Broadway Ave. E.	Seattle, WA 98102

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: Irregular **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:** Queen Anne Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard Shingle	Unknown	Asphalt / Composition - Shingle	Hip - Bellcast Hip Hip - Cross Hipped

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1909

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

This residence from 1909 is located in the North Capitol Hill neighborhood. 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 distinctive characteristics of the Queen Anne style and has very good physical integrity. Its setting has been somewhat impacted by the construction of I-5 to the west and northwest, but the impact is lessened by the buffer of the adjacent blocks to the west and north. It has had a rear addition but this is not visible from the public right of way. This property appears to be individually eligible for the NRHP under Criterion C.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a one-and-a-half story, single family house in the Queen Anne style, was constructed in 1909. It has an irregularly shaped footprint and a bellcast hipped roof of composition shingle. The roof has three bellcast hipped dormers - one on the front roof slope, and one each on the side elevations forming a cross hip. The roof and dormers have deep open eaves with exposed rafter tails. The body of the house is clad in narrow wood clapboards, and the dormers are clad in wood shingles. The façade is asymmetrical, and features a full-width porch under the main roof, supported on irregularly spaced boxed columns with molded trim. Each column is flanked by a pair of curved brackets. The beam above the columns is ornamented with denticulated molding. The porch is accessed by masonry steps between painted brick knee walls and has wooden railing. The entry door is wooden and has three long, narrow, arched window panes. Next to the door is a single, awning sash window in a decorative leaded glass pattern. To the south of the entry door is a large plate glass window with a transom above. The transom has the same decorative glass pattern as the awning window next to the door, but is all colored glass panes. Dormer windows are paired 1/1, with this same pattern in leaded glass in the upper sashes. The house has a rear addition that is not visible from the street. It appears that the original house had a rectangular footprint but the rear addition gives it the current irregular plan. There is a separate, detached garage at the rear of the property that features the same bellcast hipped roof as the house.

Major Bibliographic References

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.

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

1980.

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *2356 Broadway Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W221 **OAHP No.:**

Historic Name:

Common Name: *2356 Broadway Ave E*

Property Address: 2356 Broadway Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550999.54 **Northing:** 5276647.17

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6699500130	Peavey's 1st Add/2/1		.15

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/19/2009

Owner's Name:	Owner Address:	City/State/Zip:
Curtis, Peggy	2356 Broadway Ave. E.	Seattle, WA 98102

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** 6/28/2009

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: Extensive **Changes to other:**

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

Style: American Foursquare - Prairie

Form/Type: Single Family - American Foursquare

Cladding	Foundation	Roof Material	Roof Type
Shingle - Concrete/Asbestos	Unknown	Asphalt / Composition - Shingle	Hip

NARRATIVE SECTION

Date Of Construction: 1909

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 from 1909 is located in the North Capitol Hill neighborhood. 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. While it is a representative example of an American Foursquare in the Prairie style, it has suffered loss of integrity of design, feeling, workmanship and materials from replacement of the front door and the exterior siding. Its setting has been severely impacted by the construction of I-5 to the west and northwest. Due to a lack of integrity, the property is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a two-story, single family, American Foursquare residence in the Prairie style. It has a rectangular footprint and a hipped roof of composition shingle. The roof has deep eaves with decoratively carved exposed rafter tails. It has four hipped dormers, one on each elevation, that also display these rafter tails. Windows in the dormers are paired, single-light, sliding sash vinyl replacements. There are two small skylights in the roof near the ridgeline on the north and south elevations. There is an interior red brick chimney near the ridgeline on the south elevation, east of the side dormer. The exterior of the house is clad in asbestos or concrete shingles. The house has a full-width front porch under a hipped roof, supported on three boxed columns. The porch has a low wall in lieu of railing. The façade is symmetrical, with the entry on the south side of the front elevation. The entry door is a replacement and has an oval window above a single panel. It is flanked by a pair of decorative, colored, leaded glass sidelights that sit above a wood panel and a row of dentil molding. The window on the first floor façade is a tripartite window with a larger center window flanked by narrower side windows. They are 1/1, with decorative leaded glass upper sashes. On the second floor, the corners project out under hipped roofs, typical of the "Seattle Box" style. Each of these has a large plate glass window with a leaded glass transom. In the center of the second floor front elevation is a smaller, square, leaded glass window that also projects out slightly, with a louvered vent above it. The property is surrounded by a modern iron fence and dense landscaping.

Major Bibliographic References

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

King County Assessor's Records

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

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

Seattle Public Library, Library Collection. http://sanborn.umi.com.ezproxy.spl.org:2048/wa/9315/dateid-000021.htm?CCSI=2565n

Swope, Caroline T. "Classic Houses of Seattle." Timber Press, Inc. Portland, OR. 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** *904 E Miller St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W120 **OAHP No.:**

Historic Name:

Common Name: *East Miller Condominium*

Property Address: 904 E Miller St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550996.7 **Northing:** 5276682.78
Sequence: 1 **Easting:** 550996.7 **Northing:** 5276682.78

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2162800000	East Miller/Block (Unknown)/Unit 1		0.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

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

Owner's Name: Not Available **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 front elevation **taken** 3/7/2004

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: Rectangle **No. of Stories:** 2.5

Structural System: Balloon Frame

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

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

Style	Form/Type
Arts & Crafts - Prairie Style	Multi-Family - Four Unit Block

Multi-Family

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

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

NARRATIVE SECTION

Date Of Construction: 1911

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): No

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

Statement of Significance

This building from 1911 is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries, separated from it by SR 520. Available research did not reveal any associations with significant persons or events, and the building does not represent the work of a master, nor possess high artistic value. It is a representative example of Arts and Crafts/Prairie style architecture with good physical integrity, although its setting has been dramatically impacted by the construction of I-5 immediately to the west and to a lesser extent by SR 520 to the north. The 1917 Sanborn Map corrected to 1950 shows that only the houses to the west and the south, and the two houses to the immediate north, remain after the I-5/SR 520 construction. One of these two houses remaining to the north was relocated and turned 90 degrees. This corner property, once part of a neighborhood, is now isolated at the edge of the convergence of two interstates, with only one other corner building remaining. Despite the impact to the setting, this property is eligible for the NRHP under Criterion C for its distinctive architectural characteristics, representative of its Arts and Crafts/Prairie style.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings, and was heavily impacted by construction of I-5 and SR 520. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This building appears to have originally been built as a duplex, but is now six condominium units. It was renovated in 1960. It displays elements of the Arts and Crafts/Prairie style. It is two stories over a full basement with a finished attic space, and has a rectangular footprint. It is clad in brick veneer, with wood shingles on the dormers, and vertical wood siding on the bay windows. It has a hipped roof of composition shingle with deep, boxed eaves and a wide flat fascia board. There are two hipped dormers on each elevation, most with replacement, tripartite windows. The building has a symmetrical façade, with a central front porch under a hipped roof supported on replacement iron posts set on a concrete wall. The porch contains the two front entries, which each have a glazed door flanked by replacement leaded glass sidelights. Above the porch are two projecting, three-sided bays clad in vertical wood siding with original 25/1 windows on the front and 20/1 windows on the sides. The other four large windows on the front façade also retain their original sashes with multi-light upper sashes. The building retains two brick chimneys, one each on the east and west elevations. A metal fire stair has been added to the rear of the building, and a covered carport on the west side of the building.

Major Bibliographic References

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

King County Assessor's Records

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

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

Seattle Public Library, Library Collection. http://sanborn.umi.com.ezproxy.spl.org:2048/wa/9315/dateid-000021.htm?CCSI=2565n

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** *904 E Miller St, Seattle, WA 98102*



View of 1917 Sanborn Insurance map corrected to 1950 **taken**

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

Comments: Orange is 904 E. Miller; all the yellow houses are those that were removed; the one that is blue was relocated on the same lot, moved back and turned 90 degrees

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** *2408 Broadway Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W109 **OAHP No.:**

Historic Name:

Common Name: *2408 Broadway Ave E*

Property Address: 2408 Broadway Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 550997.99 **Northing:** 5276697.68
Sequence: 1 **Easting:** 550997.99 **Northing:** 5276697.68

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5535100340	Miller's 2nd Addition, Block 3, Lot 11		0.09

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:
Sugamura, Toshiko O.	2408 Broadway Ave E	Seattle, WA 98102

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: Moderate **Changes to other:** Unknown

Style	Form/Type
Arts & Crafts - Prairie Style	Other

Single Family

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1910

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

This residence from 1910 is located in the North Capitol Hill neighborhood, adjacent to I-5. 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. It is a representative example of Arts and Craft/Prairie style architecture and has good physical integrity, although its setting has been dramatically impacted by the construction of I-5 immediately to the west and to a lesser extent by SR 520 to the north. The 1917 Sanborn Map corrected to 1950 shows that only the houses to the west and the south remain after the I-5/SR 520 construction, and the house to the immediate north at 2412 Broadway was relocated and turned 90 degrees, leaving this house at 2408 Broadway exposed on the east side, with the rear of 2412 facing its side elevation. This property, once part of a neighborhood, is now isolated at the edge of the convergence of two interstates. Despite the impact to the setting, this property is eligible for the NRHP under Criterion C for its distinctive architectural characteristics, representative of its Arts and Crafts/Prairie style.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings, and was heavily impacted by the 1960s construction of I-5 and SR 520. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a two story, single-family dwelling with an attic and a full basement. Built in 1910, it displays the Arts and Crafts/Prairie style. It has a rectangular footprint and the foundation is concrete. The exterior walls are sheathed in horizontal cedar siding with wood shingles on the dormers. Originally the second floor was also sheathed in wood shingles but that has been changed to horizontal siding. The roof is hipped and of composition shingle, with open eaves and exposed rafter tails. There are hipped dormers on the front (west), and both side (north and south) elevations. The dormers are clad in wood shingles and have paired multi-light windows, as well as the same deep eaves and exposed rafter tails as the main roof. The partial-width front porch is set to the north of the front façade and is under a hipped roof that is supported by two boxed columns with corner brackets. The entry door is flanked by sidelights. To the south of the entry is a large, single pane window with a transom above. On the second floor of the front façade, there is a bay at each corner that projects out to the front and side. These bays are under their own hipped roof sections, and have brackets below them. Each one has a single light window in the center with a transom above. There is an exterior brick chimney on the south elevation. There is also a detached garage in the rear.

Major Bibliographic References

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

King County Assessor's Records

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

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

Seattle Public Library, Library Collection. http://sanborn.umi.com.ezproxy.spl.org:2048/wa/9315/dateid-000021.htm?CCSI=2565n

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** *2408 Broadway Ave E, Seattle, WA 98102*



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

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

Comments:



View of 1917 Sanborn Map, corrected to 1950 **taken**

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

Comments: Orange denotes 2408 Broadway; all the yellow houses are those that were removed; the one that is green with the yellow outline was relocated on the same lot, moved back and turned 90 degrees.

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** *2412 Broadway Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W108 **OAHP No.:**

Historic Name:

Common Name: *2412 Broadway Ave E*

Property Address: 2412 Broadway Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551012.98 **Northing:** 5276711.52

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5535100335	Miller's 2nd Addition, Block 3, Lot 9 & 10		0.10

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:
TINAGLIA, KATHLEEN	2412 BROADWAY AVE E	Seattle, WA 98102

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 west elevation from Broadway Avenue E **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: 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:** Extensive
Changes to windows: Intact **Other (specify):** House relocated an

Style Arts & Crafts - Prairie Style

Form/Type Single Family

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1910

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 residence from 1910 is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries, separated from it by SR 520. 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. While it is a representative example of Arts and Crafts/Prairie style architecture with Queen Anne elements, its setting and feeling have been greatly impacted by the construction of SR 520 immediately to the north and also by I-5 to the west. Its original façade faced west, but the house was relocated and turned 90 degrees, and the full width front porch that originally adorned the façade was removed, impacting its integrity of design and workmanship. This property, once part of a neighborhood, is now isolated at the edge of the convergence of two interstates. Due to the dramatic impact to the setting and design, this property does not retain sufficient integrity to be individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings, and was heavily impacted by the construction of I-5 and SR 520. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a two story, single-family dwelling with an attic and a full basement. Built in 1910, it takes the form of the Arts and Crafts/Prairie style, but also exhibits Queen Anne elements, particularly in the gabled dormers and their ornate brackets. It has a rectangular footprint and concrete foundation. The exterior walls are horizontal cedar siding on first floor and stucco above. The roof is a gable-on-hip of composition shingle with deep boxed eaves and a wide flat fascia board. Triangular gabled dormers are on the east and west slopes of the roof, while large gabled dormers with ornately carved brackets dominate the north and south roof elevations. A brick chimney remains on the west elevation and extends up through the roof apron. Windows are original and mainly single light with a multi-light, leaded glass transom with a four-petal center. Others, such as the two small windows that flank the chimney, are simply a single sash of the decorative leaded glass. The west elevation features a three-sided, hipped roof, projecting bay near the center of the first floor, with three windows. The west elevation faces Broadway Avenue East and is now the sole street elevation, although the only entry on this side is a below-grade two-car garage with a modern, paneled roll-up door. The original façade now faces north, and the original full-width front porch has been removed. The construction of SR 520 in the mid-1960s changed the street grid and removed part of the lot for this property. The detached garage at the southwest corner of the property was demolished, and the house was relocated further south on the lot. It was turned 90 degrees, leaving the original façade isolated and nearly inaccessible. It is now obscured by a fence and heavy vegetation. An overhang has been added over the front door and entry stoop that remains. There is also a rear door on the south elevation shielded by a small balcony.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Seattle Public Library, Library Collection. http://sanborn.umi.com.ezproxy.spl.org:2048/wa/9315/dateid-000021.htm?CCSI=2565n

Additional Photos for: **at** *2412 Broadway Ave E, Seattle, WA 98102*



View of 1917 Sanborn Insurance map corrected to 1950 **taken**

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

Comments: All the yellow houses are those that were removed; the one that is blue is the subject property, relocated on the same lot, moved back and turned 90 degrees

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** *910 E Miller St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W87 **OAHP No.:**

Historic Name:

Common Name: *910 E Miller St.*

Property Address: 910 E Miller St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551018.54 **Northing:** 5276680.64
Sequence: 1 **Easting:** 551018.54 **Northing:** 5276680.64

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5535100350	Miller's 2nd Add/3/11-12		.08

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:
Wicklund, Amber & Bryan Jarr	910 E Miller St.	Seattle, WA 98102

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

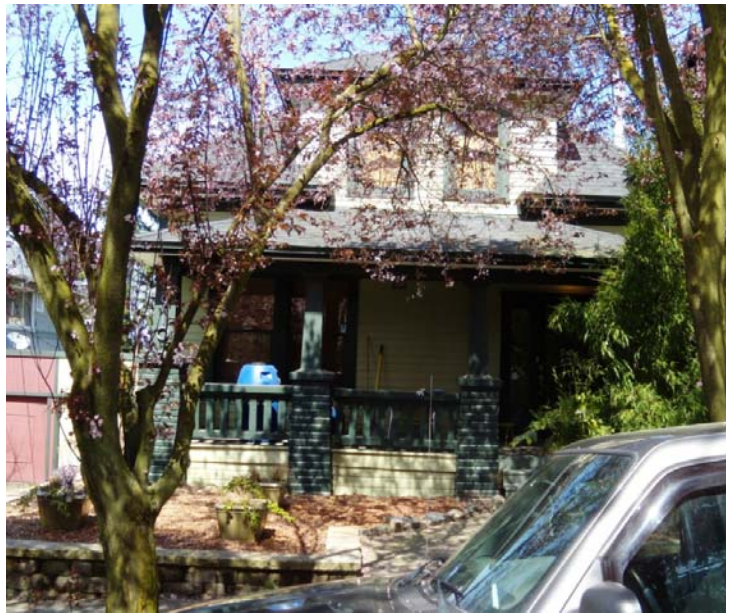
Within a District? No

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: 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: Intact
Other (specify):

Style
Arts & Crafts - Craftsman

Form/Type
Single Family

Cladding
Wood - Clapboard

Foundation
Unknown

Roof Material
Asphalt / Composition - Shingle

Roof Type
Hip

NARRATIVE SECTION

Date Of Construction: 1905

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): No

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

Statement of Significance

This building from 1905 is located near the potential Roanoke Park historic district, but is outside the suggested boundaries, separated from it by SR 520 and the adjacent property to the rear. Available research did not reveal any associations with significant persons or events, and the building does not represent the work of a master, nor possess high artistic value. Although the house retains good physical integrity, its setting has been impacted by the construction of I-5 to the west and SR 520 to the north. Despite the impact to the setting, this property is eligible for the NRHP under Criterion C as a representative of its Arts and Crafts/Craftsman style.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings, and was heavily impacted by the construction of I-5 and SR 520. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a single family residence with a rectangular footprint. It is one and a half stories over a full basement. It appears to be a transitional style between Queen Anne and Craftsman, with Queen Anne massing but some Craftsman details, especially in the front porch. It has a hipped roof of composition shingle with deep boxed eaves, and retains a red brick interior chimney on the eastern slope. It has a hipped front dormer with two 1/1 wood windows, and next to the dormer is a flat skylight. The exterior of the house is clad in wood clapboards with corner boards. The front elevation has a full-width front porch under a hipped roof, supported on four battered, wood boxed columns atop painted brick plinths. The porch railing is composed of flat wood balusters between a wood handrail and top rail. The front elevation has a pair of 1/1 wood windows and a glass entry door flanked by sidelights. On the north elevation is a projecting three-sided bay with three 1/1 wood windows and a hipped roof. Other side elevation windows are paired 1/1. There is a detached garage to the north of the house that is very simple in design and shares a north party-wall with the garage for the adjacent property. The garage has a flat roof and appears to be clad in plywood, and has a plain tilt-up garage door on the front elevation.

Major Bibliographic References

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

King County Assessor's Records

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

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

Seattle Public Library, Library Collection. http://sanborn.umi.com.ezproxy.spl.org:2048/wa/9315/dateid-000021.htm?CCSI=2565n

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** *910 E Miller St, Seattle, WA 98102*



View of 1917 Sanborn Insurance Map corrected to 1950 **taken**

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

Comments: Orange is 910 E. Miller; all the yellow houses are those that were removed; the one that is green was relocated on the same lot, moved back and turned 90 degrees

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** *914 E Miller St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W88 **OAHP No.:**

Historic Name:

Common Name: *914 E Miller St.*

Property Address: 914 E Miller St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551029.55 **Northing:** 5276678.01
Sequence: 1 **Easting:** 551029.55 **Northing:** 5276678.01

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912101205	Davis Add/6/18-20		.11

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:
Glover Homes Inc.	303 91st Ave. NE, Ste G701 PMB 144	Lake Stevens, WA 98258

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 - Multiple Family House

Plan: Rectangle **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 Arts & Crafts - Craftsman

Form/Type Single Family

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard Shingle Vertical - Boards	Unknown	Asphalt / Composition - Shingle	Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1910

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): No

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

Statement of Significance

This building from 1910 is located near the potential Roanoke Park historic district, but is outside the suggested boundaries, separated from it by SR 520 and the adjacent property to the rear. Available research did not reveal any associations with significant persons or events, and the building does not represent the work of a master, nor possess high artistic value. It is a representative example of Arts and Crafts/Craftsman style architecture, although its integrity of design has been altered by the addition to the south elevation, and its setting has been impacted by the construction of I-5 and SR 520 to the west and north. Despite the impact to the setting and design, this property is eligible for the NRHP under Criterion C for its distinctive architectural characteristics, representative of its Arts and Crafts/Craftsman style.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a residential building in the Craftsman style with a rectangular footprint. Originally built as a single family home, it has had an addition to the south elevation that now serves as a separate commercial unit. The house has a side gable roof of composition shingle with deep eaves and visible beams in the gable ends. It retains a red brick interior chimney on the north side of the front roof slope. It has a wide shed roofed dormer that extends from the peak of the main roof and is nearly centered on the front roof slope. This dormer is clad in wood shingle and has a pair of single-light casement windows flanked by 1/1 windows. The main house is clad in wood clapboards. The front elevation features a bank of four 1/1 windows. The entry is located in the east corner of the front elevation and is recessed. It is marked by a slightly projecting front gable roof supported on a pair of square boxed columns. The gable end is ornamented with triangular panels of narrow vertical beaded board. On the north wall of the recessed entry is a horizontal window with a single-light sash flanked by a pair of 4-light sash. The door is on the western wall of the entry and has a 12-light window above two vertical panels. The porch was originally open on both the south and east sides, but the south side has been enclosed by the addition to the south elevation of the house, and the southern porch column is now engaged. The addition has a flat roof behind a stepped parapet and has an 8/1 window on the front elevation. The roof extends up above the main house roof, cuts into the edge of it, and overlaps it slightly. The side gable ends of the main house have a center recess that contains a pair of 6/1 windows.

Major Bibliographic References	King County Assessor's Records

Additional Photos for: **at** *914 E Miller St, Seattle, WA 98102*



View of southeast 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:

Historic Property Inventory Report for **at** *2351 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W89 **OAHP No.:**

Historic Name:

Common Name: *Tidbit/Padrino's Pizza/Pilates on 10th*

Property Address: 2351 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551052.53 **Northing:** 5276642.26
Sequence: 1 **Easting:** 551052.53 **Northing:** 5276642.26

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912100990	Davis Add/5/1-3		.26

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:
Weber, Walter & Hannelore	1655 10th Ave. E	Seattle, WA 98102

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: Commerce/Trade - Business

Current Use: Commerce/Trade - Business

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

Structural System: Unreinforced Masonry

Changes to plan: Slight **Changes to interior:** Unknown

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

Style: Art Deco - PWA Moderne

Form/Type: Commercial

View of northeast corner **taken** 4/16/2009

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

Comments:

Changes to windows: Moderate

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Brick	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet
Wood - Plywood		Asphalt / Composition - Shingle	Shed

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): No

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

Statement of Significance

This three-part commercial building from 1930 is located in the North Capitol Hill neighborhood. Available research did not reveal any associations with significant persons or events, and the building does not represent the work of a master, nor possess high artistic value. It is a representative example of a 1930s PWA Art Deco style commercial building, although it has suffered loss of integrity of design and materials from window and door replacements, and a rear addition. Despite these alterations, this property is eligible for the NRHP under Criterion C for its distinctive architectural characteristics, representative of its PWA Art Deco style.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a one story, masonry commercial building from 1930 with three storefronts. Originally the footprint was "L" shaped, but a rear addition has made it rectangular. It has a flat roof with a stepped parapet and cast stone coping. The front and side elevations are clad in brick veneer, while the rear is painted brick. The building exhibits a PWA Moderne style, with corbeled brick detailing on vertical pilasters and distinctive, stylistic cast stone ornamentation. The three storefronts are typical early 20th century in design, with recessed center entries between large plate glass windows, topped by a row of transom windows. Although once identical, the storefronts have each received varying alterations and while still similar, they no longer share the same appearance. The storefront on the northern end, at the corner of 10th Avenue E. and E. Miller Street, retains the greatest integrity of the three. It has a recessed entry constructed of non-original red brick, and a single leaf, wood and glass entry door. On each side of the entry is a large plate glass, wood framed window with a tiled bulkhead below. Above the windows and entry is a row of seven, three-light, wood framed transom windows. A modern metal and neon sign is anchored perpendicular to the front wall, centered on the building above the transoms. The northeast corner of the building is marked by a substantial brick pilaster that wraps the corner and has corbeled detailing and a cast stone plinth and capital. A matching pilaster marks the boundary between each storefront, and also anchors the southeast corner of the building. The capitals on these pilasters are ornamented with a Moderne design of a flower in a circle, surrounded by a stylized egg and dart motif, supported on waves and topped by chevrons. Additional ornament is found in the wall area above the transoms, where a pair of brick panels have cast stone sills below and floral medallions above, set into the coping. The center storefront has a large canvas, boxed awning with signage across the front elevation, covering the transoms. Above the awning is a modern interior-lit plastic sign affixed perpendicular to the center of the wall. Below the awning, the storefront walls are covered in smooth stucco. A large plate glass window occupies the north side of the storefront, with an iron railing in front of it. The center entry is a single leaf aluminum-framed glass door. The south window has been recessed, leaving a single wall projecting out to form the entry. The south window is a 12-light aluminum-framed window with wide muntins. The storefront on the south end of the building has a recessed entry with a pair of aluminum-framed glass doors, with narrow sidelights and a modern transom. On either side of the entry are three aluminum-framed plate glass windows, each topped by a two-light

fixed transom. These windows wrap the corner to form the sides of the entry with an additional plate glass window with single transom, also aluminum-framed. This storefront has a modern interior-lit plastic sign mounted perpendicular to the building, sitting on top of the parapet above the entry. This southern storefront is slightly larger than the other two and has three of the decorative brick and cast stone panels in the upper wall where the others have only two. On the E. Miller Street side of the building, a large wooden deck with lattice railing has been added for outdoor seating for the restaurant in the northern storefront space. There are two plate glass windows on this elevation, and a glass door with a modern fixed transom to access the deck. Above these windows and door is a row of four, three-light transom windows. Further west along this elevation are three additional three-light windows set high in the wall. On the rear elevation, a wood-framed addition is clad in plywood and has a shed roof of composition shingle. This addition is two stories due to the change in elevation of the site. It has a half-round canvas awning that shields two separate entry doors, one solid and one glass and wood, that face E. Miller Street. The ground floor has brick pilasters with plate glass windows in between on the rear elevation. Windows on the rear wall of the original building are vinyl sliding sash replacements.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *2351 10th Ave E, Seattle, WA 98102*



View of front elevation, north end of building **taken** 4/16/2009

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

Comments: Tidbit Restaurant



View of Front elevation, center section of building **taken** 4/16/2009

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

Comments: Padrino's Pizza



View of Front elevation, south end of building **taken** 4/16/2009

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

Comments: Pilates on 10th



View of cast stone detail at cornice **taken** 4/16/2009

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

Comments:

Printed on 9/23/2009 11:20:42 AM

Additional Photos for: **at**



View of cast stone detail at cornice **taken** 4/16/2009

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

Comments:



View of northwest corner **taken** 4/16/2009

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

Comments: rear of building

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** *2401 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W90 **OAHP No.:**

Historic Name:

Common Name: *Chiropractic Wellness Centers*

Property Address: 2401 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551054.76 **Northing:** 5276678.57

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912101225	Davis Add/6/9-20		.07

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/29/2009

Owner's Name:	Owner Address:	City/State/Zip:
Glover Investment LLC	303 91st Ave. NE Ste G701 PMB 144	Lake Stevens, WA 98258

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: Commerce/Trade - Business

Plan: Irregular **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: Extensive **Other (specify):**

Style: Queen Anne

Form/Type: Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Built Up	Shed
Shingle - Concrete/Asbestos		Asphalt / Composition - Shingle	Flat with Parapet
			Hip

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1909

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 residence from 1909 is located in the North Capitol Hill neighborhood, a few parcels south of SR 520. It is now used as a commercial property. 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. It has suffered significant loss of integrity of design, feeling, materials and workmanship from window and door replacements, a large rear addition, another addition on the north elevation, and the removal of the original entry and re-orientation of the property to E. Miller Street. Its setting has been impacted by the construction of I-5 to the west and SR 520 to the north. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a two story residential property that has been converted to commercial offices. It retains Queen Anne-style massing, but no other stylistic elements remain. The house has a hipped roof of composition shingle, with a large rear addition under a shed roof, and a small side addition with a flat roof behind a simple parapet. The exterior is clad in wood clapboards. Although the address remains 10th Avenue E., the original entrance to the building has been removed and the side entrance on E. Miller Street is now the main access. The original front elevation is now treated as a side elevation. The first floor of this original front elevation, which faces east, is dominated by two large replacement plate glass windows with three operable sash below in aluminum frames. Between them is an aluminum-framed replacement window with a fixed single-light sash above and a smaller operable sash below. A matching window is above it on the second floor. On the northern corner of the second floor east elevation, a projecting rectangular bay under a hipped roof wraps around the corner. It has a large plate glass window in an aluminum frame with a pair of sliding sash below on the east side, and another plate glass window with a single-light sash below on the north side. The southeast corner of the second floor on the east elevation also has a projecting bay that wraps around the corner. This one is hexagonal under a pyramidal roof, with six single-light plate glass windows above a single-light sash, one in each section. On the south (E. Miller Street) elevation, the first floor has three 1/1 windows and one casement window, all with replacement sash, and a recessed entry. The second floor has a three-sided projecting bay in the center of the elevation with five replacement sash windows. Next to this is set of three windows, all with replacement sash. An interior chimney of red brick projects through the roof near the wall on this elevation. The rear elevation has a one story, full width addition with a steep shed roof and modern windows. This roof cuts off the bottom of a 1/1 original wood window on the rear wall of the original building. Next to this window is a red brick exterior chimney. To the north of the chimney is a row of four 1/1 wood windows. At the northwest corner is a projecting rectangular bay under a hipped roof with a large four-light window, but the bottom of the bay is engaged by the shed roof of the rear addition. The small addition to the north elevation is a separate commercial space clad in asbestos shingle. A second floor porch above it on the main building is also clad in asbestos shingle. This addition has a single

plate glass window and an 18-light door with a transom above. A half-round canvas awning with signage spans the width of the front façade. The addition is connected to the main building by the span of the upper wall forming a small passage between the two sections. This passage is closed with a wooden gate.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *2401 10th Ave E, Seattle, WA 98102*



View of southeast corner **taken** 4/16/2009

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

Comments:



View of rear and E. Miller Street elevations **taken** 4/16/2009

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

Comments: southwest corner

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** *2405 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W91 **OAHP No.:**

Historic Name:

Common Name: *Illuminate Preschool/Downtown Cleaners & Tailor/Kristi's Grooming Company*

Property Address: 2405 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551054.14 **Northing:** 5276692.27

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912101215	Davis Add/6/18-19		.08

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/30/2009

Owner's Name:	Owner Address:	City/State/Zip:
Glover Homes, Inc.	303 91st Ave. NE Ste G 701 PMB 144	Lake Stevens, WA 98258

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, south end **taken** 4/16/2009

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

Comments:

DESCRIPTION SECTION

Historic Use: Commerce/Trade - Business

Current Use: Commerce/Trade - Business

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

Structural System: Balloon Frame

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

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

Style Commercial

Form/Type Commercial

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1909

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 commercial building from 1909 is located in the North Capitol Hill neighborhood, a few parcels south of SR 520. Available research did not reveal any associations with significant persons or events, and the building does not possess distinctive characteristics, does not represent the work of a master, nor possess high artistic value. It is a representative example of an early 20th century commercial strip, unremarkable in style or type. It retains good physical integrity, with the only apparent alteration being the possible changing of the storefront windows. Its setting has been impacted by the construction of SR 520 to the north. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a one story commercial building from 1909 with three storefronts. It has a rectangular footprint, and is wood frame construction, clad in stucco. It has a flat roof behind a simple parapet. Other than a band of molding that runs above the storefront windows, the building has no architectural ornamentation. Both the center and northern storefronts have full-width canvas awnings with signage across the front façades. The body of the south and center storefronts are painted to appear as one building and share a recessed entry, while the northern storefront is painted differently and has a separate entry. The southern and center storefronts have two large nine-light windows that wrap the corner to form the recessed entry. The entry has two matching, single-leaf entry doors, each wood-framed with a large window. The northern storefront has a center, recessed entry flanked by two twelve-light windows that wrap the corner to form the entry. The entry door is wood-framed with a large window. These multi-light storefront windows may be replacements.

Major Bibliographic References

King County Assessor's Records

Additional Photos for: **at** *2405 10th Ave E, Seattle, WA 98102*



View of Front elevation, north end **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:

Historic Property Inventory Report for **at** *2409 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W92 **OAHP No.:**

Historic Name:

Common Name: *Roanoke Tavern*

Property Address: 2409 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551053.17 **Northing:** 5276705.55

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912101200	Davis Add/6/17		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/29/2009

Owner's Name:	Owner Address:	City/State/Zip:
Kerr, Walter & Elizabeth	1911 39th 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: Commerce/Trade - Business

Current Use: Commerce/Trade - Business

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

Structural System: Unreinforced Masonry

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

Changes to original cladding: Moderate **Changes to other:** Commercial Commercial

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

Cladding	Foundation	Roof Material	Roof Type
Brick	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1921

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 commercial building from 1921 is located in the North Capitol Hill neighborhood, one parcel south of SR 520. Available research did not reveal any associations with significant persons or events, and the building does not possess distinctive characteristics, does not represent the work of a master, nor possess high artistic value. It has experienced considerable alterations since its construction, including window replacements and the removal of the transoms, parapet, and pilaster. Its setting has been impacted by the construction of SR 520 to the north. Therefore, it is not individually eligible for the NRHP.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a one story, masonry, commercial building constructed in 1921. It has a rectangular footprint and a flat roof behind a simple parapet with cast stone coping. The exterior is clad in brick veneer, and is heavily covered in vines or ivy, obscuring most of the building. The building appears to have no architectural ornamentation. It has an asymmetrical façade, with a recessed entry near the south corner. The entry door is wooden, composed of vertical boards, with a small square window, and is topped by a transom. Next to the entry on the south side is long, vertical, single-light, wood-framed casement window with a built-in brick landscape bed below it. On the north side of the entry are four smaller single-light, wood-framed casement windows. To the north of these is another entry door that appears to be unused, judging by the amount of vegetation covering it. It is a wood paneled door with a window at the top, with a vertical casement window next to it. A plastic, interior-lit sign is mounted above the main entry door, perpendicular to the building. Historic photos show that this building originally had much larger storefront windows and multi-light transoms. The windows have been shortened and altered, while the transoms have been removed and bricked in. The original molded parapet at the top of the building has been removed, as has the original projecting pilaster that separated the two entries.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *2413-15 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W119 **OAHP No.:**

Historic Name:

Common Name: *2413-15 10th Ave E*

Property Address: 2413-15 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551051.9 **Northing:** 5276717.11

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912101190	Davis Addition/Block 6/Lots 14-15-16		0.15

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:
2413 LLC	714 Harvard Ave. E, Box 20	Seattle, WA 98102

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 from 10th Ave E. **taken** 9/25/2002

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

Structural System: Platform Frame

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

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

Style
Modern

Form/Type
Other
Multi-Family - Triplex

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

Cladding	Foundation	Roof Material	Roof Type
Brick	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1957; 1905

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 apartment building from 1957 is of a common and undistinguished architectural type, and has no known associations with important persons, patterns of development, methods of construction or historic events. It therefore does not appear to be eligible for the NRHP under any criteria.
A separate rear building from 1905 has been heavily altered and no longer retains integrity of design, materials, workmanship, or feeling. Its setting has been impacted by the construction of the adjacent 1957 apartment building, as well as the construction of SR 520 immediately to the north. It retains only integrity of location and association. It does not retain sufficient integrity to convey its history and therefore is not eligible for the NRHP.

This property is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries, on the south side of SR 520. The age of the 1957 building is beyond the period of significance for that district (1900 to 1940), which would qualify it as an intrusion if it were included within the boundaries. These buildings are located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a two story apartment building from 1957 with a rectangular footprint. It is clad in brick veneer and has a flat roof with projecting eaves. It has a center entry with a flat roof supported on two square posts and accessed by concrete steps. The façade is symmetrical, with two windows on the first and second floors. The windows are single light, plate glass flanked by 1/1 sash, and appear to be replacements. The span between the first and second floor windows is filled with an ornamental wood panel.

To the rear of the property is a separate building from 1905. However, it has been heavily altered and no longer retains any visual elements of the historic building. It has an L-shaped footprint and a flat roof with a front overhang. Most of the building is clad in T1-11 siding, although the north elevation of the extended "L" is stucco. Windows are fixed plate glass and oversized. There are two pedestrian entry doors, indicating that the building may house two units.

Major Bibliographic References

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History."
http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

King County Assessor's Records

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

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** *2413-15 10th Ave E, Seattle, WA 98102*



View of rear building **taken** 4/16/2009

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

Comments: northeast corner

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** *2400 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W87 **OAHP No.:**

Historic Name:

Common Name: *Pagliacci Pizza*

Property Address: 2400 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551094.62 **Northing:** 5276680.62

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912100595	Davis Add/3/21-22		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Wagner, R. W.	1635 101st Place SE	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 front lelevation **taken** 4/16/2009

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

Comments:

DESCRIPTION SECTION

Historic Use: Commerce/Trade - Business

Current Use: Commerce/Trade - Restaurant

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

Structural System: Balloon Frame

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

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

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

Style Commercial

Form/Type Commercial

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick Veneer - Stucco Wood - Clapboard	Unknown	Asphalt / Composition - Built Up	Flat with Parapet

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1932

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 commercial building from 1932 is located in the North Capitol Hill neighborhood, a few parcels south of SR 520. Available research did not reveal any associations with significant persons or events, and the building does not possess distinctive characteristics, represent the work of a master, nor possess high artistic value. While it is a representative example of an early twentieth century commercial building, it has suffered some loss of integrity of materials from window and door replacements and from alterations to the cladding. It has had a rear addition, but it appears to date from the historic period. This building does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a one-story commercial building with a rectangular footprint sited on a corner. The building faces 10th Avenue E. It has a flat roof with a simple parapet, partially covered by a canvas awning. The exterior is mainly clad in brick veneer, most of which has been painted. The building houses two commercial units - most of the building is a restaurant, with the small unit on the north side occupied by a bike shop. The north unit has a projecting three-sided bay window with replacement plate glass windows and a bulkhead clad in non-original wood clapboards. The parapet area above the window is also clad in clapboards. Next to the bay window is a recessed single entry door of aluminum-framed glass with a fixed transom above. This section of the building is clad in unpainted brick veneer. South of the entry is a large display window composed of two large panes of plate glass and one smaller one in aluminum frames, with the bulkhead clad in wood clapboards. This window wraps the corner to form a recessed entry for the adjacent restaurant. This entry contains a pair of wooden doors with large windows below a transom window composed of three wood sash - a four-light sash above the doors, flanked by two, two-light sash. The doors have sidelights composed of plate glass set in wood frames with tapered openings at the top. An Art Deco style, milk-glass light fixture hangs from the ceiling above the doors. A wrought iron railing runs along the front of the recessed entry, indicating that these doors are no longer used. To the south of the entry are two large plate glass windows in wood frames with stucco bulkheads. A canvas awning with signage stretches across this west elevation, covering both sets of plate glass windows, and wraps the corner of the building. It continues down the south elevation, which faces E. Miller Street, and ends just past the side entry door. On the south elevation is another pair of plate glass windows in wood frames with stucco bulkhead. Just past these windows is a recessed entry that contains a single leaf door of wood with a large window and a narrow sidelight, topped by a four-light wood transom. On this elevation the brick veneer of the building is painted. There are three small window openings on this elevation. Two of them contain four-light wood windows, but the once nearest to the entry has had the sash removed and contains two round vents. Beyond the third window is a small entry door. At the rear of the building, on the east elevation, is an addition. The parapet on this addition is slightly lower than the main building and is unpainted brick. Much of the wall on this section is wood clapboard, and a simple

awning shields it below the parapet. It has a recessed entry with a single door and no windows remaining. It appears to have had large plate glass windows that have been covered with wood clapboards.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *2400 10th Ave E, Seattle, WA 98102*



View of southwest 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:

Historic Property Inventory Report for **at** *2406-08 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W88 **OAHP No.:**

Historic Name:

Common Name: *Chiropractor/Massage Therapy/Café Dharwin*

Property Address: 2406-08 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551092.75 **Northing:** 5276697.11

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912100605	Davis Add/3/22-24		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Bishop, Karen Lee	6837 50th Ave. NE	Seattle, WA 98115

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

Within a District?

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: Commerce/Trade - Business

Current Use: Commerce/Trade - Business

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

Structural System: Platform Frame

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

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

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1962

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

There are two separate buildings on this property, both constructed in 1962. One is a multi-unit apartment building on the north side of the property, and the other is a small commercial building on the far south side of the property.

This commercial building from 1962 is located in the North Capitol Hill neighborhood, a few parcels south of SR 520. Originally built as a barbershop, it is now a coffee shop. Available research did not reveal any associations with significant persons or events, and the building does not possess distinctive characteristics, does not represent the work of a master, nor possess high artistic value. While it is a representative example of a small commercial building with good integrity, it does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a small, one story commercial building from 1962 with an irregular footprint. The building appears rectangular from the street, but has a stepped rear elevation. The building has a flat roof with a simple parapet ornamented by a banded wood cornice. Most of the front elevation is shaded by a simple canvas awning with signage that obscures the cornice. The front elevation is dominated by four vertical plate glass windows in wood frames. Next to these windows is a single leaf entry door of wood with a large window. Below the windows, the bulkhead is clad in brick veneer, while the rest of the building is clad in rough stucco. The south elevation of the building is a party-wall with the building next door. The north elevation contains a large 1/1 window in the center.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *2406-08 10th Ave E, Seattle, WA 98102*



View of northwest 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** *2406-08 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W88 **OAHP No.:**

Historic Name:

Common Name: *Chiropractor/Massage Therapy/Café Dharwin*

Property Address: 2406-08 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551092.75 **Northing:** 5276697.11

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912100605	Davis Add/3/22-24		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/28/2009

Owner's Name:	Owner Address:	City/State/Zip:
Bishop, Karen Lee	6837 50th Ave. NE	Seattle, WA 98115

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 - Multiple Family House
Current Use: Commerce/Trade - Business
Plan: L-Shape **No. of Stories:** 2
Structural System: Platform Frame

View of Front elevation **taken** 4/30/2009
Photography Neg. No (Roll No./Frame No.): N/A
Comments: northwest corner

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

Style Modern
Form/Type Multi-Family

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1962

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

There are two separate buildings on this property, both constructed in 1962. One is a multi-unit apartment building on the north side of the property, and the other is a small commercial building on the far south side of the property.

This apartment building from 1962 is located in the North Capitol Hill neighborhood, a few parcels south of SR 520. Available research did not reveal any associations with significant persons or events, and the building does not possess distinctive characteristics, does not represent the work of a master, nor possess high artistic value. While it is a representative example of a 1960s era apartment complex and retains good integrity, it does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The building is located in the North Capitol Hill neighborhood, bound by I-5, SR 520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is a two story apartment building from 1962 with an L-shaped footprint. It contains four units and is now used primarily for commercial tenants. It has a flat roof with a simple parapet and metal coping. The exterior is clad in a combination of rough stucco and brick veneer. Windows are mostly single-light fixed with sliding sash in aluminum frames. A few of the windows have been replaced with modern sliding sash. The front entry is accessed by a concrete porch with metal handrail, and the entry door is wooden with a large window. A narrow sidelight is adjacent to it. The entry is covered by a half-round canvas awninng. The building forms an "L" around a courtyard on the south side, accessed by concrete steps with a metal handrail. The entries to the other units appear to be on this side, under a flat-roofed porch supported on metal posts. A paved driveway runs along the north side of the building, leading to a paved parking lot in the rear.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Additional Photos for: **at** *2406-08 10th Ave E, Seattle, WA 98102*



View of front elevation **taken** 4/30/2009

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** *2412 10th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W107 **OAHP No.:**

Historic Name:

Common Name: *2412 10th Ave E*

Property Address: 2412 10th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551094.79 **Northing:** 5276713.52

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912100620	Davis Addition, Block 3, Lot 24-25		0.10

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:
TRIVISON CHERYL+HAAG RICHAR	2412 10th Ave E	Seattle, WA 98102

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 visible front elevation from 10th Ave. **taken** 9/25/2002

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

Comments:

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Commerce/Trade - Professional

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

Structural System: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown

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

Style: Arts & Crafts - Craftsman

Form/Type: Single Family - Bungalow

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

Cladding	Foundation	Roof Material	Roof Type
Shingle Wood - T 1-11	Concrete - Poured	Asphalt / Composition	Hip

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1910

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 residence from 1910 is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries, separated from it by SR 520. 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. It has suffered loss of integrity from window replacements, including removal of some openings completely and alteration of the size of others, and from porch alterations. It has also has a rear addition, and had T1-11 added to the basement level. Its setting has been impacted by the construction of SR520 immediately to the north, causing the removal of the adjacent residential houses to the north. It does not appear to meet any of the criteria for NRHP eligibility, and has suffered a significant loss of integrity. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings, and was heavily impacted by the construction of I-5 and SR 520. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This is an Arts and Crafts/Craftsman style bungalow built in 1910. The house is almost entirely obscured by a decorative brick wall at street level behind which is heavy vegetation. The only part of the house that is visible from the public right of way is the hipped roof of composition shingles and a hipped dormer on the front. The dormer has a multi-light, wood-frame window. The house has a rectangular footprint with a small rear addition. The exterior of the house is clad in wood shingle, with T1-11 on the basement level. Most windows in the house have been replaced with either 1/1 sash or single-light casements with transoms. Other than the dormer, only one original window is visible - a multi-light casement window on the west elevation. The façade has an off-center, partial-width front porch supported on four Tuscan columns with wood picket railings. The porch has been altered, and the corners of the porch are now clipped, with the entry on the diagonal northwest end. The entry door is wood with a single-light window. The center of the façade has no openings, which also indicates an alteration. There is one window on the façade at the far west end, and this opening has been altered in size to accommodate a smaller replacement window.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Seattle Public Library, Library Collection. http://sanborn.umi.com.ezproxy.spl.org:2048/wa/9315/dateid-000021.htm?CCSI=2565n

Additional Photos for: **at** *2412 10th Ave E, Seattle, WA 98102*



View of wall across front elevation **taken** 6/28/2008

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

Comments:



View of front elevation from 10th Avenue E **taken** 4/16/2009

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

Comments:



View of Entry **taken** 5/27/2009

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

Comments: north elevation



View of northwest corner showing window replacement **taken** 5/27/2009

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

Comments:

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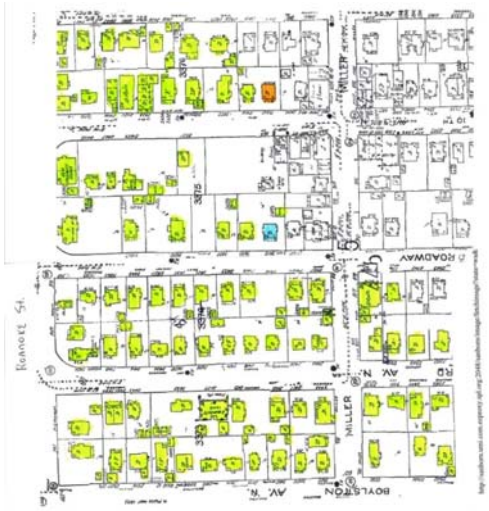
Additional Photos for: **at**



View of rear elevation with addition **taken** 5/27/2009

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

Comments: southwest corner



View of 1917 Sanborn Insurance map corrected to 1950 **taken**

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

Comments: Orange is 2412 10th Ave. E.; all the yellow houses are those that were re

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** *10th Ave E, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W81 **OAHP No.:**

Historic Name:

Common Name: *10th Avenue Overpass*

Property Address: 10th Ave E, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Line **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551074.41 **Northing:** 5276826.94
Sequence: 2 **Easting:** 551072.65 **Northing:** 5276775.1

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:** 4/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
WA State Department of Transportation	PO Box 47300	Olympia, WA 98504-7300

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 - Road-Related (vehicular)

Current Use: Transportation - Road-Related (vehicular)

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

Structural System: Concrete - Reinforced Concrete

View of 10th Ave Overpass **taken** 4/16/2009

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

Comments: looking west from Delmar Drive

Changes to plan: Intact	**Changes to interior:**	**Style**	**Form/Type**
Changes to original cladding:	**Changes to other:**	None	Utilitarian
Changes to windows:	**Other (specify):**		
Cladding	**Foundation**	**Roof Material**	**Roof Type**

NARRATIVE SECTION

Date Of Construction: 1962

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	**Other**
Community Planning/Development	
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 10th Avenue E. overpass over SR 520 is a common transportation component and 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. The overpass basically replaced the part of 10th Avenue E. that was removed by SR 520 construction. The overpass does not meet any of the criteria necessary to qualify for the NRHP. The overpass does retain good integrity, with few changes outside of routine maintenance typical of an active transportation component. The overpass is not within the recommended boundaries of the adjacent Roanoke Park eligible historic district, and does not fall within the period of significance (1900-1940) for that district.

Description of Physical Appearance

The 10th Avenue E. overpass over SR 520 was constructed in 1962, and is located between milepost 0 and milepost 1, at approximately milepost 0.1. The overpass carries three lanes of traffic, two north bound and one south bound, with a raised pedestrian sidewalk along each side. The south bound lane is also a designated bicycle lane. The overpass is constructed of reinforced concrete with painted metal railing along both the east and west sides. This railing is simple in design, with round top and bottom rails and smaller round vertical balusters between, with steel stanchions between sections. These stanchions have rounded tops and recessed sides, and are pierced with a round hole at the top and the bottom to carry the railing. The railing sits on top of a solid concrete wall. The incised date "1962" is molded in concrete at the northwest and southeast ends of the concrete wall. Other than general maintenance and road work, there does not appear to have been any significant alteration to the overpass.

Major Bibliographic References

King County Assessor's Records

Additional Photos for: **at** *10th Ave E, Seattle, WA*



View of 10th Ave Overpass **taken** 4/16/2009

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

Comments: looking south from northwest end of overpass



View of 10th Ave overpass **taken** 4/16/2009

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

Comments: looking southeast



View of construction date detail (1962) **taken** 4/16/2009

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

Comments: located at northwest end of overpass

View of **taken**

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

Comments:

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Historic Property Inventory Report for **at** *901 E Roanoke St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W16 **OAHP No.:**

Historic Name:

Common Name: *Fire Station #22 and Freeway Control Office*

Property Address: 901 E Roanoke St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R03na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551009.45 **Northing:** 5276844.86

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5535100285	Miller's 2nd Add/3/1 & 2		.25

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/30/2009

Owner's Name:	Owner Address:	City/State/Zip:
City of Seattle	PO Box 94689	Seattle, WA 98124

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: Government - Fire Station

Current Use: Government - Fire Station

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

Structural System: Concrete - Block

Changes to plan: Intact **Changes to interior:** Unknown **Style** Modern **Form/Type** Utilitarian

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

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1965

Architect: LaMonte Shorett

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

There are two buildings on this property, both built in 1965 - a firehouse and a Freeway Control Office building.

Constructed in 1965, the firehouse replaced a historic fire station (ca. 1916) that was located at 11th Ave. N and E Howe St. after the construction of SR 520. It will be eligible for the NRHP under Criterion A for its association with the development of the Seattle Fire Department, and under Criterion C for its distinctive Modern architectural style, once it reaches fifty years old in 2015. It retains very good integrity.

From the City of Seattle Department of Neighborhoods historical site summary, "...this modern fire station serves the North Capitol Hill and Eastlake neighborhoods. It replaced the original Fire Station No. 22, which was located some five blocks to the south on the northwest corner of the intersection of East Howe Street and 11th Avenue East. Completed in 1909, this two-story wood frame building featured a Craftsman style design and a small hose tower. Located across the street diagonally from the northwest corner of Lake View Cemetery, the new building housed Capitol Hill's second fire station. … By the later 1940s, many of the department's older wood frame fire stations were very much in need of replacement. Until 1949, the combination of financial difficulties due to the economic depression of the 1930s and shortages of labor and materials brought on by the Second World War had halted construction of any new fire stations for a fifteen-year period. In 1948, the Fire Department made plans to build a new Fire Station No. 22 on the grounds of nearby Roanoke Park. A local Soroptimist Club, a professional women's organization, organized opposition to this plan and prevented construction of the new fire station on any portion of the park. In 1964, the Fire Department was able to build its new Fire Station No. 22 across the street from the park on surplus land owned by the state, which had been condemned for the construction of State Route 520. Architect LaMonte Shorett was selected to prepare the design for the modern one-story brick fire station. This building is significant for its design and for its associations with the development of the Seattle Fire Department and the North Capitol Hill neighborhood."

This station is slated for replacement in 2010 as part of the City of Seattle's Fire Facilities and Emergency Response Levy Program. It houses one engine company (E22) and the Fire Department's Incident Command Unit. According to the Fire Facilities and Emergency Response Levy Program analysis, Station 22's building systems are nearing their 50-year mark and are outdated, and the building is out of regulatory compliance in many areas. Also, the station is too small to accommodate modern apparatus and staffing levels.

The Freeway Control Office building was also built in 1965, after the construction of SR 520, but it is not eligible for the NRHP. 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. Although it has good integrity, it does not meet any of the criteria necessary to qualify for listing in the NRHP.

The fire station and Freeway Control Office building are located adjacent to the potential Roanoke Park historic district, but are outside the suggested boundaries, and their age is beyond the period of significance for that district (1900 to 1940). The area where these buildings are located is a narrow strip of land between E. Roanoke Street and SR 520. They are the only two buildings on the site, both from 1965. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This property contains a Modern-style one story fire station from 1965, clad in blond brick veneer. It has a rectangular footprint and a flat roof with a simple parapet. Its most prominent feature is the tall square tower that projects above the roofline from the rear of the building. The front façade is dominated by the garage bay, which is taller than the surrounding building and has a wide roll-up garage door with two rows of fixed windows. It also has a more pronounced parapet detail than the rest of the building. Most of the windows on the building are fixed plate glass with two awning windows below. The entry is to the east of the garage door, and is slightly recessed. The building has minimal ornamentation, limited to some brick detailing, and metal edging along the parapet and at building corners.

To the east of the fire station is the two story Freeway Control Office building, also built in 1965. This building has an irregularly shaped footprint whose shape follows the curve of the SR 520 ramp by consecutive steps around the southwest corner of the building. It is clad in brown brick veneer on the first floor and vertical metal panels on the second floor, and has a flat roof with a simple parapet. The building is composed of two masses - the east section contains parking on the first floor, with the second floor sitting above supported on square concrete posts. A brick wall wraps around the first floor forming a partial screen, and curves up where it meets the underside of the second floor. Windows in this section are vertical single light and tinted, with a square awning sash at the bottom. The west section of the building is lower than the east section, and steps out slightly on the front (north) elevation. The entry is recessed and consists of a commercial-style glass door in an anodized aluminum frame with a fixed transom above. To the east of the door is a two-light aluminum framed window with sliding sash, set into a smooth stucco panel. Next to this is a brick pilaster, and on the other side of the pilaster are two larger metal framed, fixed, two-light windows with smooth stucco below. Above these two windows on the second floor are two large plate glass windows, each with two smaller sash at the bottom. There is a smooth stucco band above and below these plate glass windows. On the west elevation, the second floor projects out over the first floor and displays narrow vertical plate glass windows, slightly inset with smooth stucco panels above and below. The southwest corner of the building steps back in five consecutive sections, following the curve of the SR 520 exit ramp. This rear stepped section, as well as the east section of the building, appears to be a later addition.

Major Bibliographic References

King County Assessor's Records

Seattle.gov. Fire Facilities and Emergency Response Levy Program. http://www.seattle.gov/fleetsfacilities/firelevy/facilities/fs22/22.htm

Seattle.gov. Fire Stations. http://www.seattle.gov/Fire/firestations/stations.htm#sta22

Seattle.gov. Department of Neighborhoods. Historical Sites Summary for 901 E Roanoke ST E / Parcel ID 5535100285 / Inv # SFD012. http://web1.seattle.gov/dpd/historicalsite/QueryResult.aspx?ID=972110950

Additional Photos for: **at** *901 E Roanoke St, Seattle, WA 98102*



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

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

Comments:



View of northeast corner **taken** 4/16/2009

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

Comments:



View of northwest corner **taken** 4/16/2009

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

Comments:



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

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

Comments:

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Historic Property Inventory Report for **at** *2422 Federal Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W106 **OAHP No.:**

Historic Name:

Common Name: *2422 Federal Ave E*

Property Address: 2422 Federal Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551170.71 **Northing:** 5276742.48
Sequence: 1 **Easting:** 551170.71 **Northing:** 5276742.48

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912100390	Davis Addition, Block 2, Lot 28-29-30		0.14

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:
BOYD MRS JOYCE I	2425 11th Ave E	Seattle, WA 98102

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** 3/6/2004

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:** 1.5

Structural System: Balloon Frame

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

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

Style	Form/Type
Arts & Crafts - Craftsman	Single Family - Bungalow

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

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

NARRATIVE SECTION

Date Of Construction: 1907

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): No

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

Statement of Significance

This residence from 1907 is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries, separated from it by SR 520. 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. It is a representative example of residential Arts and Crafts style architecture. Its setting has been impacted by the construction of SR520 immediately to the north. However, it retains good physical integrity. Despite the impact to the setting, this property is eligible for the NRHP under Criterion C for its distinctive architectural characteristics, representative of its Arts and Crafts/Craftsman style.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This 1 ½ story Craftsman bungalow has a rectangular footprint and a front gable roof. The roof is composition shingle with deep open eaves. The house is clad in wood shingle with wood clapboard along the bottom section of the wall. The partial width front porch is centered and has a front gable roof with decorative beams in the open gable end supported on two square columns and a multi-light entry door. There are shed dormers that do not appear to be original on both sides of the house. The north elevation has an exterior brick chimney and a projecting, boxed bay window. Windows are mostly 4/1 double-hung. The front gable end has a pair of 3/1 double-hung windows. The change of siding along the bottom of the house, a change in brick at the bottom half of the chimney, and selected detailing of the front porch indicate the house may have been raised or relocated, which is possible given its location immediately adjacent to SR 520.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *2423-25 11th Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W105 **OAHP No.:**

Historic Name:

Common Name: *2423-25 11th Ave E*

Property Address: 2423-25 11th Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551209.57 **Northing:** 5276749.14

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1912100300	Davis Addition, Block 2, Lot 10-13		0.15

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:
BOYD, MRS JOYCE I	2425 11th Ave E	Seattle, WA 98102

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** 6/28/2008

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: 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:** Unknown

Style
Tudor - Tudor Revival

Form/Type
Other
Multi-Family - Duplex

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

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

NARRATIVE SECTION

Date Of Construction: 1910

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 duplex from 1910 is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries, separated from it by SR520. 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. While it is a representative example of residential Tudor Revival style architecture, it has suffered some loss of design integrity from window replacements. Its setting has been impacted by the construction of SR520 immediately to the north and new school construction and parking across the street to the east. Therefore, it is not individually eligible for the NRHP.

The house is located in the North Capitol Hill neighborhood, bound by I-5, SR520, Interlaken Park, and E. Howe Street. Greater Capitol Hill contains the Harvard-Belmont Historic District, Volunteer Park, and several properties individually listed in the NRHP, as well as several designated Seattle Landmarks. However, none of these properties are located in North Capitol Hill. The North Capitol Hill area is a mixture of historic buildings, mid-century buildings, and newer, contemporary buildings. Mainly residential, it also has several commercial buildings and institutional properties. There are also several older buildings that have been substantially remodeled and now appear contemporary in style. A limited survey of the area immediately surrounding this building performed for the purposes of this project found several examples of newer construction and extensive remodels. While North Capitol Hill has strong physical boundaries and is a cohesive community, it has no recognized historic properties and appears unlikely to be eligible as a historic district.

Description of Physical Appearance

This two story building is a Tudor Revival style residence built in 1910. It has a T-shaped footprint. The roof over the main part of the house is composed of two parallel front gables with stucco and half-timbering in the gable ends. The front section of the house that forms the “T” shape is stepped down and projects out under another gable, in the middle of the other two. All three have deep eaves supported by knee braces. A central brick chimney sits on the north slope of the southern-most gable, and there is also an exterior brick chimney on the north side elevation of the building. The house is clad mainly in square-cut wood shingles, but some sections have narrow wood siding, and the front wall of the center gable is also partly covered in stucco and half-timbering. This section projects out slightly to overhang the first floor. All seven windows in this section have been replaced with either single light plate glass, or plate glass with an awning window at the bottom. The two gables to the rear have paired, double hung, 9/1 windows. The first floor has floor to ceiling fixed windows, some with operable awning windows at the bottom. Below is a partially below-grade double garage of concrete with two single-car openings. The one on the north has a pair of swinging doors with two windows in each door, while the one on the south has a modern roll-up garage door with no openings. No entry to the house is visible from the street.

Major Bibliographic References

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.

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

Dorpat, Paul. HistoryLink.org. "Seattle Neighborhoods: Capitol Hill -- Thumbnail History." http://www.historylink.org/index.cfm?DisplayPage=output.cfm&File_Id=3188. May 7, 2001.

MacIntosh, Heather. "Preservation in Capitol Hill." February 2004. http://www.historicseattle.org/preservationseattle/neighborhoods/defaultfeb2.htm

North Capitol Hill Neighborhood Association. http://209.41.188.124/index.htm

Historic Property Inventory Report for **at** *Delmar Dr E, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W80 **OAHP No.:**

Historic Name:

Common Name: *Delmar Drive Overpass*

Property Address: Delmar Dr E, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Line **Acquisition Code:** Unknown
Sequence: 2 **Easting:** 551222.48 **Northing:** 5276807.72
Sequence: 1 **Easting:** 551186.83 **Northing:** 5276836.46

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:** 4/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
WA State Department of Transportation	PO Box 47300	Olympia, WA 98504-7300

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

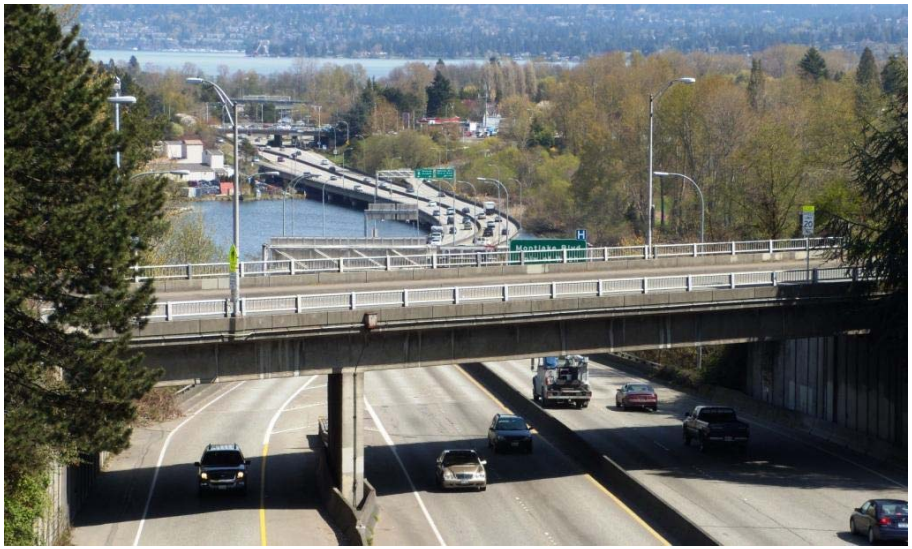
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



DESCRIPTION SECTION

Historic Use: Transportation - Road-Related (vehicular)

Current Use: Transportation - Road-Related (vehicular)

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

Structural System: Concrete - Reinforced Concrete

View of Delmar Drive overpass **taken** 4/16/2009

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

Comments: looking east

Changes to plan: Intact	**Changes to interior:**	**Style**	**Form/Type**
Changes to original cladding:	**Changes to other:**	None	Utilitarian
Changes to windows:	**Other (specify):**		
Cladding	**Foundation**	**Roof Material**	**Roof Type**

NARRATIVE SECTION

Date Of Construction: 1962

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	**Other**
Transportation	
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 Delmar Drive E. overpass over SR 520 is a common transportation component and 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. The overpass basically replaced the part of Delmar Drive E. that was removed by SR 520 construction. The overpass does not meet any of the criteria necessary to qualify for the NRHP. The overpass does retain good integrity, with few changes outside of routine maintenance typical of an active transportation component, with the exception of the addition of chain link fencing at the edges. The overpass is not within the recommended boundaries of the adjacent Roanoke Park eligible historic district, and does not fall within the period of significance (1900-1940) for that district.

Description of Physical Appearance

The Delmar Drive E. overpass over SR 520 was constructed in 1962, and is located between milepost 0 and milepost 1, at approximately milepost 0.2. The overpass carries two lanes of traffic, one north bound and one south bound, with a raised pedestrian sidewalk along each side. It is constructed of reinforced concrete with painted metal railing along both the east and west sides. This railing is simple in design, with round top and bottom rails and smaller round vertical balusters between, with steel stanchions between sections. These stanchions have rounded tops and recessed sides, and are pierced with a round hole at the top and the bottom to carry the railing. The railing sits on top of a solid concrete wall. The incised date "1962" is molded in concrete at the northwest and southeast ends of the concrete wall. Chain link fencing has been added to the ends of the railing. Other than general maintenance and road work, this chain link fencing appears to be the only alteration to the overpass.

Major Bibliographic References

King County Assessor's Records

Additional Photos for: **at** *Delmar Dr E, Seattle, WA*



View of Delmar Drive Overpass **taken** 4/16/2009

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

Comments: looking south from Bagley Viewpoint



View of Delmar Drive overpass **taken** 4/16/2009

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

Comments: looking south from northwest end of overpass



View of Typical Railing section **taken** 4/16/2009

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

Comments: looking southwest



View of date of construction detail "1962" **taken** 4/16/2009

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

Comments: located at northwest end of bridge

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Historic Property Inventory Report for *Bagley Viewpoint* **at** *Delmar Dr, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W79 **OAHP No.:**

Historic Name: *Bagley Viewpoint* **Common Name:** *Bagley Viewpoint*

Property Address: Delmar Dr, Seattle, WA **Comments:** Located at Delmar Drive at E. Roanoke St.

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551189.39 **Northing:** 5276851.48

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
N/A	N/A		.4

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
City of Seattle Parks Department	800 Maynard Ave S., 3rd Fl	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 Bagley viewpoint **taken** 4/16/2009

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

Comments: looking southeast

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: Extensive **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

Study Unit **Other**

Architecture/Landscape Architecture

Community Planning/Development

Entertainment/Recreation

Date Of Construction: 1908; 1970

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

The Bagley Viewpoint is an undistinguished recreation and viewpoint area, and is not architecturally significant. It does not embody distinctive characteristics, is not the work of a master, and does not possess high artistic value. Although it was named to commemorate Dr. Herman Bagley, available research did not reveal any specific associations with him, or with any other significant persons or events. The existing viewpoint is all that remains of the original section of park, and this viewpoint was rebuilt in 1971 after the construction of SR 520. Originally, this was part of Interlaken Park, which dates from 1908 and was basically an enclosure of the 1896 bicycle path that came out at the top of the Roanoke Street bluff. "The northern 'entrance' to Interlaken Park was at 11th and Roanoke…" (Sherwood). When streets were introduced to the area, Delmar Avenue crossed through Interlaken Park and went to 11th Avenue. "[T]he park area continued northwesterly as a triangle between 11th Avenue, Federal Avenue and Roanoke" (Sherwood). Little more than clearing appears to have been done in this area until 1916. In 1916 the widow of Dr. Herman Beardsley Bagley, Mrs. M. W. Glenn, presented an ornamental drinking fountain with lights in memory of Dr. Bagley, one of Washington's first homeopathic physicians and surgeons. Dr. Bagley was born in New York in 1845 and studied medicine under his physician-father, who he eventually followed to Seattle. He was elected president of the King County and Washington Homeopathic Societies, served as the King County Health Officer, and was elected to the State Board of Medical Examiners. He was also president of the Seattle Improvement Company (Bagley Avenue was named for him) and was a director of the Washington National Bank. Dr. Bagley was elected Councilman in 1879. The Bagley Memorial Fountain (aka "Bagley Light") was placed at the west entrance of Interlaken Park. By 1932 increased traffic necessitated Delmar Avenue be extended from 11th Avenue to Roanoke, causing a redesign of the Bagley Fountain area. "Soon there were complaints that the Fountain was 'neglected and forgotten,' for which the Department claimed extreme vandalism and that the Fountain 'of cast iron construction' is easily susceptible to rusting and corroding" (Sherwood). The Bagley Fountain was removed around 1952. The memorial plaque honoring Dr. Bagley was not returned until 1970 when the viewpoint was redeveloped following the construction of SR 520 in 1963. The original planned alignment of SR 520 would have completely eliminated the viewpoint. The construction and current configuration for SR 520 effectively cut the viewpoint off and separated it from Interlaken Park, leaving the viewpoint as a small, stand alone area.
Bagley Viewpoint has suffered from changes to its footprint and design,and was essentially rebuilt in 1970, impacting its integrity of design, workmanship, materials, setting, and feeling. It retains only integrity of location and association. The Bagley Viewpoint does not retain enough integrity to convey its history, therefore it is not eligible for the NRHP.

The Bagley Viewpoint is adjacent to the Roanoke Park eligible historic district but is outside the recommended boundaries, separated from it by E. Roanoke Street and Delmar Drive East.

Description of Physical Appearance

Bagley Viewpoint is a small park area with an irregularly shaped plan located where Delmar Drive meets E. Roanoke Street. It consists of a paved parking area for approximately 12 vehicles, a small grassy area with various landscape plantings, a bench set on cobblestone paving facing the view to the east, and a large boulder with two memorial plaques on it. A substantial metal railing on a concrete chain wall which matches that on the Delmar Drive overpass surrounds the park on the southeast side. The east/northeast side is bordered by a chain link fence, as this is an area with a steep drop. A tall hedge growing in front of the fence along the east edge of the park obscures the view from the bench. A sidewalk that goes behind the bench accesses the Roanoke steps to the north of the park. The original memorial plaque for the park reads, "In memory of Herman Beardsley Bagley the first homoepathic physician and surgeon in the state of Washington Also one of the four originators of the Lake Washington and Lake Union canal." A newer plaque has been placed on the boulder above this one and reads, "In honor of Dr. Bruce Milliman and Dr. Esteban Ryciak for their dedication and commitment to the advancement of naturopathic medicine.

The Sombrero Club 2001-2003."

Major Bibliographic References

King County Assessor's Records

Sherwood, Don. "History: Bagley Viewpoint." http://www.seattle.gov/PARKS/history/bagleyVP.pdf

Additional Photos for: *Bagley Viewpoint* **at** *Delmar Dr, Seattle, WA*



View of Bagley Viewpoint **taken** 4/16/2009

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

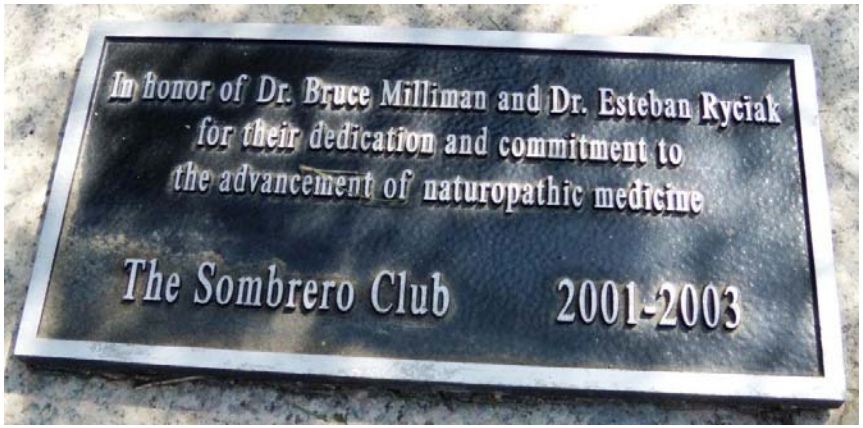
Comments: looking northeast



View of Bagley Viewpoint original dedication plaque **taken** 4/16/2009

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

Comments:



View of Newer plaque at Bagley Viewpoint **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:

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Historic Property Inventory Report for **at** *between 11th and 12th Avenue, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W93 **OAHP No.:**

Historic Name:

Common Name: *Roanoke Steps (file #S260)*

Property Address: between 11th and 12th Avenue, Seattle, WA

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Line **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551200.49 **Northing:** 5276872.19
Sequence: 2 **Easting:** 551264.95 **Northing:** 5276874.17

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:** 4/29/2009

Owner's Name:	Owner Address:	City/State/Zip:
City of Seattle	600 4th Ave.	Seattle, WA 98124

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

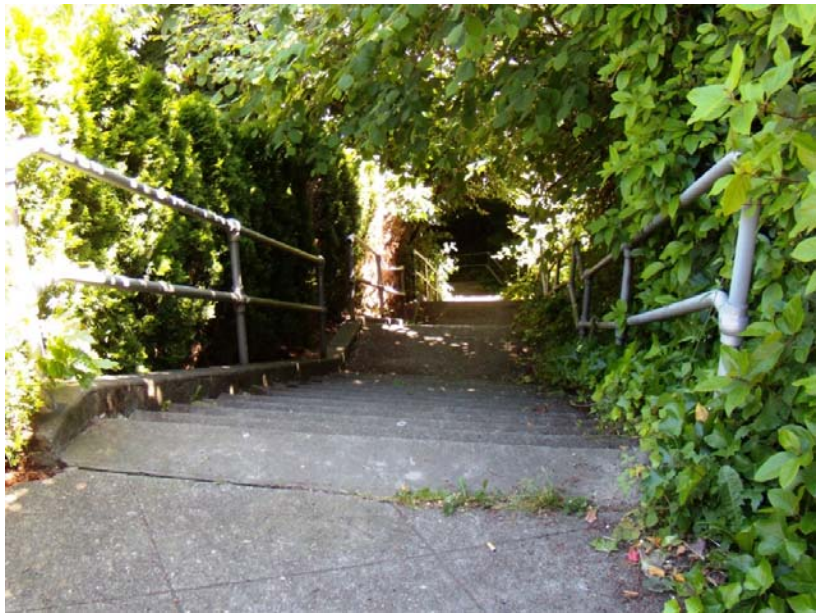
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of From top of steps looking down **taken** 6/29/2008

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:**

Style	Form/Type
Other - Utilitarian	Utilitarian

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

Cladding **Foundation** **Roof Material** **Roof Type**

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture
Community Planning/Development
Transportation

Date Of Construction: 1908

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

The Roanoke stairway was constructed in 1908, probably as part of the original Interlaken Park, which included the area around the Bagley Viewpoint until it was cut off from the park by the construction of SR 520 in the mid-1960s. Seattle has more than 500 public stairways due to its hilly terrain. Some are well known and well-documented, while others have little information available. For example, all of the stairways in the Queen Anne Hill neighborhood have been documented, researched, and mapped. Several stairways are popular with runners and urban hikers and are frequently incorporated into running and training route maps. The East Republican Street Stairway, between Melrose Avenue East and Bellevue Avenue East, is a Seattle landmark, designated in September of 1980. It was noted as "one of the finer and more gracious examples of its type…" (Snyder 1979). "[I]n this instance equal emphasis seems to have been directed to the aesthetic aspects of the design…" (Snyder 1979). It was also noted for creating an important open space amenity for the neighborhood in addition to providing functional pedestrian circulation. "Landscape elements within the right-of-way are essential to the character of the site.…These elements are extremely effective in contributing to the quality of the surrounding high-density residential environment" (Snyder 1979).

While its physical integrity appears good, the setting and context of the Roanoke Stairway were greatly altered by the construction of SR 520, which separated it from Interlaken Park and altered the setting so that it now runs along the edge of SR 520. Unlike some of Seattle's historic stairways, such as East Republican Street noted above, this one does not possess distinctive characteristics or formal design elements, and no emphasis was placed on aesthetics of the design. It is a simple utilitarian form that does not represent the work of a master, nor possess high artistic value. It does not incorporate landscape elements or provide an open space amenity or viewpoint. Available research did not reveal any associations with significant persons or events. While it is a representative example of a Seattle public stairway, its setting has been impacted by the construction of SR 520 immediately adjacent to it. It does not appear to meet any of the criteria for NRHP eligibility. Therefore, it is not individually eligible for the NRHP.

The stairway is located outside of the recommended boundaries of the potential Roanoke Park eligible historic district, and therefore is not eligible for the NRHP as a contributing element to that district.

Description of Physical Appearance

This is a cast in place, reinforced concrete stairway from 1908 that runs from 11th Avenue E. to 12th Avenue E. down a steep incline. The top of the stair can be accessed from the Bagley Viewpoint or from the end of Roanoke Street. It is composed of 85 steps, and is approximately six feet wide and 216 feet long. It has no distinguishing characteristics or architectural ornamentation. It is composed of cast concrete steps with multiple landings, and winds slightly to the north as it progresses downward. A metal pipe handrail sitting on a low concrete wall runs along each side of the stairway. Heavy vegetation surrounds the stairway for most of its length.

Major Bibliographic References

Kim, Greg. Personal communication. April 29, 2009. Roadway Structures, Seattle Department of Transportation, City of Seattle.

Snyder, William and Helma Nelson. September 12, 1979. City of Seattle Landmark Nomination Form - East Republican Street Stairway.

Additional Photos for: **at** *between 11th and 12th Avenue, Seattle, WA*



View of view looking down steps **taken** 6/29/2008

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

Comments:



View of bottom of steps **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 **at** *1106 E Roanoke St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W6 **OAHP No.:**

Historic Name:

Common Name: *1106 E. Roanoke St.*

Property Address: 1106 E Roanoke St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551234.78 **Northing:** 5276894

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959700630	Denny Fuhrman Add/Block 11/Lot 7-8		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 6/29/2008

Owner's Name:	Owner Address:	City/State/Zip:
Thompson, Chris W.	1106 E. Roanoke St.	Seattle, WA 98102

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

Structural System: Platform Frame

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

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

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

Style Ranch - Split Level/Split Entry

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard Vertical - Board-and-Batten	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Side Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1965

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 Ranch-style residence from 1965 is a common architectural style and is not stylistically distinguished. 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. While it does retain good integrity, it does not appear to meet any of the criteria necessary to qualify for the NRHP.

This house is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries, and its age is beyond the period of significance for that district (1900 to 1940), which would qualify it as an intrusion if it were included within the boundaries. The area where this house is located contains much new construction, and few of those extant houses that date from before 1971 are architecturally distinguished. This house and its immediately neighboring structures do not convey the historic significance of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a two-story, Ranch style, single family dwelling with a rectangular footprint. It has a partial basement. The foundation is poured concrete. The ground floor is clad with vertical board and batten, while the second floor is horizontal clapboards. The house has a low pitched, side gabled roof with composition shingles and deep boxed eaves. Visible rafter tails extend to the end of the eaves. The second floor is cantilevered out to shield a three-car carport, and supported on round metal poles. Windows are metal sliding sash and fixed plate glass.

Major Bibliographic References

King County Assessor's Records

"Historic Property Inventory Form, Inv #B17 - Roanoke Park Historic District," nd. On file at the Washington State Office of Archaeology and Historic Preservation.

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, a Historical Guide to the Architects. Seattle: University of Washington Press, 1994.

Woodbridge, Sally and Roger Montgomery. A Guide to Architecture in Washington State. Seattle: University of Washington Press, 1980.

Sherwood, Don. Seattle Parks Histories, c. 1970-1981, unpublished.

Historic Property Inventory Report for **at** *1118 E Roanoke St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W16 **OAHP No.:**

Historic Name:

Common Name: *1118 E. Roanoke St.*

Property Address: 1118 E Roanoke St, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551268.33 **Northing:** 5276892.52
Sequence: 1 **Easting:** 551268.33 **Northing:** 5276892.52

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1959700645	Denny Fuhrman Add/11/9		.13

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:
Warner, Margery	PO Box 7476	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 south 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: Rectangle **No. of Stories:** 2

Structural System: Platform Frame

Changes to plan: Intact **Changes to interior:** Extensive

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

Style Ranch - Split Level/Split Entry

Form/Type Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Vertical - Board-and-Batten	Concrete - Poured	Asphalt / Composition - Shingle	Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1940

Architect: John T. Jacobsen

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

This Ranch-style residence from 1940 was designed by noted architect John T. Jacobsen (1903 – 1998). A native of Seattle, Jacobsen received his architectural degree from the University of Washington and Master's degree from the University of Pennsylvania. His work has been credited with helping to form the basis for Pacific Northwest Modernism. He was published in Progressive Architecture's "Pencil Points" and in Pacific Architect & Builder. His best known projects include his own Madison Park home (ca. 1936), the George Horton House (1938), Armbruster House (1946), Helen Bush School's Miller Hall (c.1948), University of Washington's Gerberding Hall (1949), the Goslin House (1939), and the Andrew Gunby House —all located in Seattle. During the Depression, Jacobsen worked as the principal designer on the Yesler Terrace Housing Project (1939-1941). After relocating to Hawaii, Jacobson worked on various projects and opened his own firm. There he designed the Sea Life Park and research facilities, the Winnie Units at Punahou School, and aviator Charles Lindbergh's home (1971), and was very involved in early NRHP designations and historic preservation efforts. The Andrew Gunby House is eligible for the NRHP under Criterion C for distinctive characteristics unique to its period and as the work of a master architect.

This house is located adjacent to the potential Roanoke Park historic district, but is outside the suggested boundaries. The area where this house is located contains much new construction, and few of those extant houses that date from before 1971 are architecturally distinguished. This house and its immediately neighboring structures do not convey the historic significance 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 with a rectangular footprint. It has a split level plan with a side gable roof over the western section of the house, and a front gable roof over the eastern section. The roof is composition shingles with open eaves and exposed rafter tails. The house is clad in vertical board and batten siding. The western end of the house has an open carport on the ground floor, and has an exterior stair on the west elevation to access the second story living space. On the eastern end of the house, the living space is two stories, and the second story projects out slightly above the first story on the south and east elevations. The ground floor entry is located on the south elevation adjacent to the carport and is slightly recessed. Next to the entry is an exterior brick chimney. The ground floor features two large plate glass windows divided into 6 lights. Many of the remaining windows are modern vinyl replacements, and are single light casements or fixed single light with a sliding sash.

Major Bibliographic References

King County Assessor's Records

"Historic Property Inventory Form, Inv #B17 - Roanoke Park Historic District," nd. On file at the Washington State Office of Archaeology and Historic Preservation.

Ochsner, Jeffrey Karl, ed. Shaping Seattle Architecture, a Historical Guide to the Architects. Seattle: University of Washington Press, 1994.

Woodbridge, Sally and Roger Montgomery. A Guide to Architecture in Washington State. Seattle: University of Washington Press, 1980.

Sherwood, Don. Seattle Parks Histories, c. 1970-1981, unpublished.

Historic Property Inventory Report for *Queen City Yacht Club* **at** *2608 Boyer Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W9 **OAHP No.:**

Historic Name: *Queen City Yacht Club* **Common Name:** *Queen City Yacht Club*

Property Address: 2608 Boyer Ave E, Seattle, WA 98102 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 553589.04 **Northing:** 5279461.59

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
4088800425	Lake Union Shore Lands Add/10/All		9.24

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/24/2009

Owner's Name:	Owner Address:	City/State/Zip:
Queen City Yacht Club	2608 Boyer Avenue E	Seattle, WA 98102

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 northwest corner **taken** 6/29/2008

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

Comments: Street façade

DESCRIPTION SECTION

Historic Use: Social - Clubhouse

Current Use: Social - Clubhouse

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

Structural System: Balloon Frame

Changes to plan: Extensive **Changes to interior:** Unknown

Changes to original cladding: Moderate **Changes to other:**

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

Style Vernacular **Form/Type** Other

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

NARRATIVE SECTION

Study Unit	Other
Entertainment/Recreation Architecture/Landscape Architecture	

Date Of Construction: 1938

Architect: Sortun-Vos architects for 1999 renovation only

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 clubhouse from 1938 has undergone extensive renovations since its construction, most recently in 1999. The rear (east) elevation of the building is now used as the primary façade, and is very contemporary in style, with little remaining visible from the earlier building. While the building is the home of the Queen City Yacht Club, founded in 1916, and is closely associated with the important boating and marina culture of the area, its many alterations have resulted in its loss of integrity of design, feeling, materials, and workmanship. The construction of SR 520 and the Portage Bay bridge also impacted the setting of the property in the 1960s. It retains integrity of location and association. Due to this lack of integrity, the property is not eligible for the NRHP.

This property is located very near to the potential Roanoke Park historic district, but is outside the suggested boundaries. Due to its loss of integrity, it would qualify as an intrusion if it were included within the boundaries. The immediate area where this property is located contains much new construction, and few of those extant houses that date from before 1971 are architecturally distinguished. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a two story, wood frame building that serves as a clubhouse for a marina. Due to multiple additions over the years, it has an irregular footprint. It has a hipped roof of composition shingle with several different hips. From the street, the building appears to be one story, and although the street entrance on the west elevation faces Boyer Avenue, the building is really oriented towards the water on the east side, where the full height of the building is visible. The older parts of the building are clad in wood weatherboards, but the rear section of the building facing the water is clad in corrugated metal. All of the windows have been replaced in the building, and most are one-over-one or sliding sash. The rear now features large expanses of glass. On the street elevation, a large red brick exterior chimney remains near the center of the façade. A hipped roof overhang supported on diagonal braces shields the recessed door entry, which has metal pipe railing with canvas inserts. There are three other simple entry doors on this elevation that appear to be service entries. The roof has multiple vent stacks, including at least three that are elevated above the roof on stacks.

The building had a significant renovation in 1999, including changes to the east elevation. At that time, the main entry was changed from the street (west) side at the upper level to the water (east) side at the lower level, and an elevator was added. The rear elevation is now contemporary in style, and has conical-roofed projections at each corner, as well as a hipped roof dormer that holds vents.

Major Bibliographic References

King County Assessor's Records

Sortun-Vos. "Projects." http://www.sortun-vos.com/projects/commercial/commercial_queencity.htm

Queen City Yacht Club. www.queencity.org/

Additional Photos for: *Queen City Yacht Club* **at** *2608 Boyer Ave E, Seattle, WA 98102*



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

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

Comments:



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

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

Comments: view of rear addition



View of Rear (east) elevation after 1999 renovation **taken** 6/29/2008

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

Comments: Photo credit Sortun-Vos architects

View of **taken**

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

Comments:

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Historic Property Inventory Report for **at** *Boyer Ave E, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W83 **OAHP No.:**

Historic Name:

Common Name: *Boyer Avenue Overpass*

Property Address: Boyer Ave E, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Line **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551357.53 **Northing:** 5276855.74
Sequence: 2 **Easting:** 551369.77 **Northing:** 5276836.14

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:** 4/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
WA State Department of Transportation	PO Box 47300	Olympia, WA 98504-7300

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 - Road-Related (vehicular)

Current Use: Transportation - Road-Related (vehicular)

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

Structural System: Concrete - Reinforced Concrete

View of Boyer Ave overpass from Boyer Avenue **taken** 4/16/2009

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

Comments: looking north

Changes to plan: Intact	**Changes to interior:**	**Style**	**Form/Type**
Changes to original cladding:	**Changes to other:**	None	Utilitarian
Changes to windows:	**Other (specify):**		
Cladding	**Foundation**	**Roof Material**	**Roof Type**

NARRATIVE SECTION

Date Of Construction: 1962

Architect: unknown

Builder: unknown

Engineer: unknown

Study Unit	**Other**
Community Planning/Development	
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 Boyer Avenue E. overpass that carries SR 520 over Boyer Avenue E. is a common transportation component and 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. The overpass basically replaced the part of Delmar Drive E. that was removed by SR 520 construction. The overpass was constructed in 1962 as part of SR 520 to carry the highway from the Roanoke bluff area to the Portage Bay bridge. It does not meet any of the criteria necessary to qualify for the NRHP. The overpass does retain good integrity, with few changes outside of routine maintenance typical of an active transportation component. The overpass is not within the recommended boundaries of the adjacent Roanoke Park eligible historic district, and does not fall within the period of significance (1900-1940) for that district.

Description of Physical Appearance

The Boyer Avenue E. overpass of SR 520 was constructed in 1962, and is located between milepoint 0 and milepoint 1, at approximately milepost 0.3. The overpass carries four lanes of SR 520 traffic, two east bound and two west bound, onto the Portage Bay bridge. It is constructed of reinforced concrete with metal railing along both sides. This railing is simple in design, with a single round top rail supported on steel stanchions. The railing sits on top of a solid concrete wall. The overpass is supported on round concrete columns, with metal bulkheads and chain link fencing lining Boyer Avenue East under the overpass. Other than general maintenance and road work, the overpass appears to be unaltered.

Major Bibliographic References

King County Assessor's Records

Historic Property Inventory Report for *Mason, Alden House* **at** *2545 Boyer Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W1 **OAHP No.:**

Historic Name: *Mason, Alden House* **Common Name:** *Mason House*

Property Address: 2545 Boyer Ave E, Seattle, WA 98102 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 551360 **Northing:** 5276817
Sequence: 0 **Easting:** 551360 **Northing:** 5276817

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1952200150	Delmar Park Addition/Block 3/Lots 1-2		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/2/2009

Owner's Name:	Owner Address:	City/State/Zip:
Edward Porges	2545 Boyer Avenue East	Seattle, WA 98102

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 Alden Mason House **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: 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:** Unknown

Style	Form/Type
Modern - Northwest Regional	Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Concrete - Block Wood - Clapboard	Concrete - Block	Asphalt / Composition - Built Up	Flat with Eaves

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Arts

Date Of Construction: 1949

Architect: Victor Steinbrueck

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

Originally built as a private home for nationally renowned Seattle artist Alden Mason, this Modern-style house was constructed in 1949. It was designed by Victor Steinbrueck (1911-1985), prominent Seattle architect and one of the designers of the Space Needle. It is visually striking, sited on the hill overlooking Portage Bay, and an excellent example of its style. This house was published in Architectural Record, April 1953 (p. 159-163), in "Houses of the Northwest." It is eligible for the NRHP under Criterion C (design and craftsmanship), for is distinctive mid-century design, and as the work of master architect Victor Steinbrueck. The building has received few alterations and is very intact and well-maintained with a high degree of integrity in all seven aspects – location, design, setting, materials, workmanship, feeling and association. It is deserving of further study as a Seattle Landmark for its distinctive architectural style and its association as the home of Alden Mason, noted Seattle artist and influential long-time faculty member at the University of Washington.

The artist Alden Mason was born in 1919 in Everett, Washington. This nationally-recognized artist attended the University of Washington, majoring in zoology until he turned to art. He received a BFA in 1942, an MFA in 1947, and joined the faculty of the School of Art in 1949. Mason retired from the University in 1981 but has continued to paint actively. He originally worked in oil paints, but was forced to switch to acrylic after an allergic reaction to the toxic fumes of the oils. "Mason's work reflects both his country roots and his appreciation for primitive cultures" (Levy, nd). He is known for non-objective, figurative abstract art (AskART, 2003-04). His paintings have been shown at over 100 exhibitions. They are included in the collections of the San Francisco Museum of Modern Art; the Denver Art Museum; the Milwaukee Art Museum; the Boise Museum of Art; the Portland Art Museum; the Tacoma Art Museum; the Museum of Northwest Art; the Seattle Art Museum; the Archer M. Huntington Gallery at the University of Texas in Austin; the Bellevue Art Museum; the Charles B. Goddard Center for the Arts in Ardmore, OK; the Federal Reserve Bank in San Francisco, CA; the Microsoft Corporation, Redmond, WA; Miller and Young Law Firm, Washington, DC; Newport Harbor Art Museum, Newport Beach, CA; and Warner Brothers Records, Burbank, CA, as well as many others (Laura Russo Gallery, nd). The Seattle Opera House displays his 4-piece mural on the main floor in the Impromptu Café (Levy, nd). He is represented in over a dozen published books. In addition to his artistic accomplishments, he is well-known for his extensive influence on the artistic community through his long tenure at the University of Washington School of Art.

Victor Steinbrueck was born in Mandan, North Dakota, but moved with his family to Seattle in 1913, when he was only two years old. He graduated from the University of Washington in 1935 in architecture. After a stint with the Civilian Conservation Corps, he worked with several local architects, including William Bain, Sr. He started his own practice in 1938. After World War II, he became part of the architecture faculty at the University of Washington. He served as Acting Chairman of the Department of Architecture there from 1962 to 1964.

Steinbrueck was also well known for his publications, Guide to Seattle Architecture, 1850-1953 (1953), Seattle Cityscape (1962), Market Sketchbook (1968), and Seattle Cityscape #2 (1973). Perhaps his most notable contribution was his efforts to ensure preservation of Pioneer Square and Pike Place Market. He founded Friends of the Market, which helped pass an initiative to preserve the Market in 1971. He contributed to the design of a number of important civic projects, such as the Space Needle (1960-62) with John Graham and Company, and several parks. He was the recipient of multiple Seattle AIA Honor Awards, including one for the University of Washington Faculty Club with Paul Hayden Kirk and Associates in 1960. But he is perhaps "best known today for his efforts to protect the historic Pike Place Market and Pioneer Square…" (Macintosh 2001).

Steinbrueck's design for the house was "characterized by a minimalist approach to structure and an economical use of space" (Ochsner, 1998). It has only 800 square feet of living space on the main floor, with another 130 square feet of living space in the basement. "An idealistic advocate of an architecture of social responsibility, (Steinbrueck) sought to integrate technology with the changing needs of modern society and focused on the contribution of Modern architecture to the development of a new regionalism" (Ochsner 1998). In keeping with this philosophy, Steinbrueck designed several houses that were modest in size and budget, including this one. Two years later, he designed another house for Mason in Richmond Beach that received a Seattle AIA Honor Award, but that house has been destroyed. This one remains intact as a testament to Steinbrueck's philosophy that good modern design could fulfill the needs of modest, affordable housing. Another aspect of his philosophy distilled in this house is the idea of "house and site…inextricably tied together, so that house design started by literally asking how to use the site most sensibly, at the same time making the least negative impact on it" (Woodbridge 1980). The house itself fits perfectly into its unique site on a steep grade overlooking the bay. Steinbrueck also "worked to adapt modern architecture to reflect the region's unique character…. Regional modernism, a local interpretation of the larger style, employed local materials and construction methods in the service of modern design. In many examples, regional modern architecture worked with the conditions of the building site, emphasizing the outdoors with large panes of glass" (Macintosh 2001). This aspect of his work is also clearly evident in this example.

Description of Physical Appearance

This is a single family residence built above a full, partially finished basement that includes living area. It is sited at the top of a bluff, overlooking Portage Bay. The ground floor is constructed of concrete or stone block interspersed with glass blocks in a rhythmic pattern. The main floor cantilevers out slightly and is clad in narrow horizontal wood siding. The house has a flat roof and is rectangular in plan. On the front façade, the roof projects out with a boxed soffit, shielding the large front windows. The sides of the house on the main floor also extend out to meet the roof overhang, resulting in a small shield on each end of the front façade, clad in vertical board and batten. The front façade is dominated by the pattern of large windows, mostly single-light, that stretch across the entire façade, broken up by the unassuming entry door. Access to the house is gained via a long concrete stairway built into the hill with a simple wooden handrail that then connects to a wooden stairway on the side of the house. This stair accesses the large corner balcony that then leads to the front door. This balcony has a square picket wooden railing on the side, but the front is encased with a low wall of horizontal siding that matches the rest of the house. Beneath the balcony is a screen of wooden posts that the balcony cantilevers out over. An additional screen of wood lattice has been added behind these posts. A large concrete or stone block chimney punctuates the side elevation. Minor alterations include the addition of two square modern windows in the front façade of the ground floor, the replacement of the original entry door or the addition of a modern storm door over it, partial screening of the ground floor area under the front balcony with wooden lattice. It may have also had some minor window replacement on the main level.

Major Bibliographic References

AskART. http://www.askart.com/artist/M/alden_mason.asp?ID=71151, 2003-2004. Accessed April 19, 2004.

Harrington, Lamar. "Interview with Alden Mason, January 13 and February 21, 1984." Smithsonian Archives of American Art. http://artarchives.si.edu/oralhist/mason84.htm, last updated September 26, 2002. Accessed April 19, 2004.

Laura Russo Gallery. http://www.laurarusso.com/artists/bio/bio_mason.html, accessed April 19, 2004.

Levy, Hank. "Art in the Allen Center - Alden Mason." http://www.cs.washington.edu/building/art/AldenMason/, accessed April 19, 2004.

Macintosh, Heather. "Steinbrueck, Victor Eugene (1911-1985)." Seattle/King County History Link.org. http://www.historylink.org/_output.CFM?file_ID=67, October 21, 1998, revised November 30, 2001. Accessed April 19, 2004.

Ochsner, Jeffrey Karl, Ed. Shaping Seattle Architecture: A Historical Guide to the Architects. Seattle and London: University of Washington Press. 1994, 1998.

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

Historic Property Inventory Report for **at** *2542 Boyer Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W104 **OAHP No.:**

Historic Name:

Common Name: *2542 Boyer Ave E*

Property Address: 2542 Boyer Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551409.21 **Northing:** 5276820.17

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1952200015	Delmar Park Addition/Block 1/Lot 1-2-3		0.07

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:
FROLUND, BETTY LOU	2542 BOYER AVE E	Seattle, WA 98102

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 (streetside) elevation **taken** 6/29/2008

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

Comments: west elevation

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

Style Ranch - Split Level/Split Entry

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Vertical - Boards Wood Wood - Plywood	Concrete - Poured	Asphalt / Composition - Built Up	Shed

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1957

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 split level, Ranch style residence from 1957 retains good integrity. Available research did not reveal any associations with important persons or events, patterns of development, or methods of construction. This house is a common architectural type, is not the work of a master, and does not possess high artistic value. Therefore it is not eligible for the NRHP under any criteria.

This house is located south of the potential Roanoke Park historic district, on the south side of SR 520. It is outside the suggested boundaries, and its age is beyond the period of significance for that district (1900 to 1940), which would qualify it as an intrusion if it were included within the boundaries. This house is bounded on two sides by Portage Bay and SR 520. Although the NRHP-eligible Alden Mason House (2545 Boyer Avenue E) is across the street, most houses in the immediate neighborhood are not architecturally distinguished and do not convey the historic significance of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a two- story, Ranch style, single family residence with a rectangular footprint. It is sited on a lot that steps down to the water of Portage Bay, and it has a split level floor plan. A shed roof with a very shallow slope covers the main house. The roof has open eaves and wood fascia, and two large rafter tails are exposed on the north and south elevations. A separate shed roof sloping in the opposite direction covers the carport on the front (west elevation) of the house, with four exposed rafter tails on the north and south elevations. The main body of the house is clad in vertical board and batten siding. The front elevation is punctuated by four clerestory windows with smooth plywood siding above and below them. Most windows are paired single-light casements with aluminum frames. Windows are highlighted by panels of narrow wood horizontal slats and panels of smooth plywood either above or below them. There is a brick, exterior chimney on the north elevation. The house appears to have had few alterations since its construction.

Major Bibliographic References

King County Assessor's Records

Additional Photos for: **at** *2542 Boyer Ave E, Seattle, WA 98102*



View of southwest corner **taken** 9/25/2002

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** *2534 Boyer Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W86 **OAHP No.:**

Historic Name:

Common Name: *2534 Boyer Ave E*

Property Address: 2534 Boyer Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551427.17 **Northing:** 5276801.63

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1952200025	Delmar Park Add/1/5		.19

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/22/2009

Owner's Name:	Owner Address:	City/State/Zip:
Frolund, Betty Lou	2542 Boyer Ave E	Seattle, WA 98102

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: looking east

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Multiple Family House

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

Structural System: Balloon Frame

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

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

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

Style: Arts & Crafts

Form/Type: Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Front Gable
Vertical - Board-and-Batten			
Other			

NARRATIVE SECTION

Study Unit	Other
Architecture/Landscape Architecture	

Date Of Construction: 1911

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 residence from 1911 has had alterations to its siding, windows, and doors, as well as a large carport addition to the front façade. It has lost integrity of design, materials, workmanship, and feeling. Its setting has been impacted by the construction of SR 520 and the Portage Bay bridge to the north of the property. It retains only integrity of location and association. 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. It does not appear to meet any of the criteria for NRHP eligibility and retains little integrity. Therefore, it is not eligible for the NRHP.

This house is located south of the potential Roanoke Park historic district, on the south side of SR 520, outside the suggested boundaries. Although the NRHP-eligible Alden Mason House (2545 Boyer Avenue E) is across the street, most houses in the immediate neighborhood are newer construction, or have been extensively altered, and do not convey the historic significance of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a single family house from 1911 that is now used as a duplex. It is on a lakefront lot with the rear of the house facing Portage Bay. Although it is one story, the property slopes away down to the water, so the rear elevation has three levels. The original house had a rectangular footprint, but a large carport has been added to the front, giving it an irregular footprint. It has a front gable roof of composition shingle with overhanging eaves on the sides and exposed rafter tails. The house retains an interior red brick chimney on the southern slope of the roof. The front gable end has a small non-original louvered vent and is clad in wood clapboards. The front elevation of the house is clad in vertical wood board and batten, while the sides are masonite siding. A large two-car, carport addition covers the southern half of the front elevation and extends out beyond the house to the south. This addition has a flat roof with exposed rafter tails in the front eave, and is partially enclosed on three sides with vertical boards. It is supported on a combination of square wood posts and round metal posts. The entry door is just to the north of the carport, and is a replacement paneled metal door. Next to the door is a vinyl sliding sash replacement window with a large window box below it sheathed in wood lattice. The side windows appear to be mostly original, Craftsman-style wood sash with 12/1 or 9/1 lights. These windows are the primary remaining historic visual element on the house.

Major Bibliographic References

King County Assessor's Records

Additional Photos for: **at** *2534 Boyer Ave E, Seattle, WA 98102*



View of northwest 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** *2524 Boyer Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W85 **OAHP No.:**

Historic Name:

Common Name: *Portage Bayshore Condominium*

Property Address: 2524 Boyer Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551457.39 **Northing:** 5276797.59

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6861900000	Portage Bayshore		.57

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
N/A - 24 units	N/A	

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: looking east

DESCRIPTION SECTION

Historic Use: Domestic - Multiple Family House

Current Use: Domestic - Multiple Family House

Plan: Rectangle **No. of Stories:** 3

Structural System: Concrete - Reinforced Concrete

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

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

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

Style Modern

Form/Type Multi-Family - Multi-Story Apartment Block

Cladding	Foundation	Roof Material	Roof Type
Stone	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves
Concrete - Block			
Concrete - Poured			

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 Modern apartment building from 1958 has had nearly all its windows and doors replaced, impacting its integrity of design and materials. Its setting has been impacted by the construction of SR 520 and the Portage Bay bridge to the northeast. Available research did not reveal any associations with important persons or events, patterns of development, or methods of construction. It is not the work of a master, and does not possess high artistic value. Therefore it is not eligible for the NRHP under any criteria.

This apartment building is located south of the potential Roanoke Park historic district, on the south side of SR 520. It is well outside the suggested boundaries, and its age is beyond the period of significance for that district (1900 to 1940), which would qualify it as an intrusion if it were included within the boundaries. Most houses in the immediate neighborhood are newer construction or are heavily altered, and do not convey the historic significance of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a three story apartment building with a rectangular footprint. It was built in 1958 of concrete masonry construction. It sits on the shores of Portage Bay and has a dock behind it with 30 boatslips. The flat roof, elevated living area, and front screen of perforated concrete block give it a Modern style appearance. The ground floor is mostly open and used for parking. The two upper floors that house the living areas are supported on rectangular concrete pilings. The front façade has rough cut, stone veneer on the ground floor, with a stylized screen of perforated concrete block on the upper floors. The ground floor has a center opening flanked by two square concrete pilings. The screen above extends out beyond the ground floor wall on the north and south ends, giving the visual impression that the upper floors float above the heavy stone base. On the second and third floors, the poured concrete frame of the building is visible, with the infilled sections of concrete block forming the outer walls of the side elevations. On the second floor, a cantilevered concrete balcony with iron railings in a diagonal pattern runs from the front wall of the building towards the water, spanning 2/3 of the length of the building. On the third floor are three similar but smaller balconies. At each of these three balconies, the roof projects out to form a flat overhang to shield the balconies. Windows are vinyl replacements, with the exception of two large aluminum framed, four light, plate glass panels on each side. These have obscure glass and appear to be original. The balconies have vinyl sliding glass doors. The side elevations are symmetrical and unadorned except for the balconies. There are multiple chimneys on the roof. On the north elevation is an attached, one story accessory building with a flat roof and a pair of center doors. The front façade of this accessory building is composed of the same perforated concrete blocks as the front of the main building.

Major Bibliographic References

King County Assessor's Records

The Portage Bayshore Condominums and Moorage. http://www.portagebayshore.org/

Additional Photos for: **at** *2524 Boyer Ave E, Seattle, WA 98102*



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

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

Comments:



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

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

Comments:



View of rear accessory wing **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:

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Historic Property Inventory Report for **at** *2518 Boyer Ave E, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W84 **OAHP No.:**

Historic Name:

Common Name: *2518 Boyer Ave E - Kelley House*

Property Address: 2518 Boyer Ave E, Seattle, WA 98102

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	20	NE		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 551459.31 **Northing:** 5276771.13

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
1952200035	Delmar Park Add/1/7-9		.17

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Kelley, Robert A.	2518 Boyer Ave E	Seattle, WA 98102

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 from Boyer Avenue **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 - Multiple Family House

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

Structural System: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown

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

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

Style: Arts & Crafts - Swiss Chalet

Form/Type: Single Family

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1909

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

This Arts and Crafts Swiss Chalet style residence from 1909 is eligible for the NRHP under Criterion C for its distinctive architectural characteristics. Available research did not reveal any associations with significant persons or events. Despite some alterations, such as the addition of the shed dormer on the north elevation and the single story addition on the south elevation, the house retains good integrity. The detached garage appears to be a historic addition. The property's setting has been somewhat impacted by the construction of a multi-story apartment building next door, and by the construction of SR 520 and the Portage Bay bridge to the north of the property. As the rear of the building faces Portage Bay and is on the water, SR 520 is highly visible from the property. However, the property retains integrity of design, materials, workmanship, feeling, location, and association.

This house is located south of the potential Roanoke Park historic district, on the south side of SR 520, well outside the suggested boundaries. Most houses in the immediate neighborhood are either new construction or have been substantially remodeled and do not convey the historic significance of the community. Therefore, there is no potential for a historic district here.

Description of Physical Appearance

This is a single family residence in the Arts and Crafts Swiss Chalet style that is now used as a duplex. It dates from 1909 and has a rectangular footprint. It is one and a half stories in the front, but sits on a bluff overlooking Portage Bay, so the rear elevation has two and a half stories. It has a steeply sloped, front gable roof of composition shingle with a gabled dormer on each side. The roof has deep eaves and wide vergeboards, and retains a red brick interior chimney on the north slope. It also has exposed rafter tails along the sides, and knee braces on the front elevation. There is a shed roofed dormer that has been added to the north slope, near the front elevation. The first floor of the house is clad in wide wood clapboards, while the gable ends are clad in stucco and elaborate "half timbering." The front gable end has a pair of 6/1 windows under a shed roof with three pronounced rafter tails. On either side of this pair of windows is a 6-light sash. There is a front porch on the north end of the front elevation, with a shed roof supported on two sets of three square, wooden, boxed columns connected by a decorative stepped spandrel. The porch is masonry covered in rough stucco, and the columns sit on masonry plinths. Another single square support sits in the middle of the porch opening. The porch railing is composed of flat wood vertical balusters with a single flat wood horizontal member near the top, framed by a wood hand rail and bottom rail. The entry door is paneled and glazed, with a 6/1 window adjacent to it. Most first floor windows are also 6/1. They all appear to be the original wood windows. A large metal electrical meter box and multiple conduits have been attached to the front façade of the house. The house has a single story addition on the south elevation that is not visible from the street due to its location behind the garage. The detached garage sits in the front yard, southwest of the house. It has a front gabled roof of composition shingle, with pronounced vergeboards and deep eaves. It is clad with stucco on the side elevations. The front has two pair of plywood, swinging garage doors. The front gable end is stucco with half-timbering, and a 3/1 wood window. A chain link fence surrounds the front and north side of the property.

Major Bibliographic References	King County Assessor's Records

Additional Photos for: **at** *2518 Boyer Ave E, Seattle, WA 98102*



View of front façade **taken** 4/16/2009

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

Comments:



View of garage **taken** 4/16/2009

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

Comments:



View of rear 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:

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Historic Property Inventory Report for *Bureau of Fisheries Building* **at** *2723 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W10 **OAHP No.:**

Historic Name: *Bureau of Fisheries Building* **Common Name:** *NOAA NW Fisheries Building*

Property Address: 2723 Montlake Blvd NE, 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: 0 **Easting:** 552002 **Northing:** 5277074
Sequence: 0 **Easting:** 552002 **Northing:** 5277074

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900001	Union City Addition, Block A		4.15

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:
US Dept of Commerce	NOAA/NMFS/NWAFC-BINC15700, 7600 Sandpoint Way NE	Seattle, WA 98115

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 West elevation **taken** 6/10/2004

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

Comments: from Portage Bay

DESCRIPTION SECTION

Historic Use: Education - Research Facility

Current Use: Education - Research Facility

Plan: Rectangle **No. of Stories:** 3

Structural System: Brick

Changes to plan: Intact
Changes to original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other: Moderate
Other (specify): 1965 building added

Style
Art Deco

Form/Type
Commercial

Cladding
Brick
Veneer - Terra Cotta
Metal

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Built Up

Roof Type
Flat with Parapet

NARRATIVE SECTION

Study Unit
Science & Engineering
Architecture/Landscape Architecture

Other

Date Of Construction: 1931; 1965; 1966

Architect: John Graham, Sr.

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

Located in the Montlake neighborhood at 2723 Montlake Boulevard Northeast, this research and education complex contains multiple buildings and has restricted access. Five of the buildings date from before 1971. The original building on the site was constructed in 1931. Immediately to the east of the 1931 building is a 3-story building constructed in 1965. To the east of this is a larger building constructed in 1966. These three buildings are connected to each other by covered exterior walkways. To the south of these buildings is a hatchery constructed in 1940. To the southeast of the hatchery is a small metal "Butler" building also from 1940. The rest of the buildings on the site are of newer construction and are considered non-contributing to the eligible Montlake Historic District. Of the five potentially historic buildings, only the original building on the site, constructed in 1931, is contributing to the potential historic district. The 1931 building and the two buildings connected to it from 1965 and 1966, are also individually eligible under Criteria A for their association with important research that is significant locally, regionally and nationally. The 1931 building is also eligible under Criterion C for its distinctive architectural characteristics, and for its design by a major architect, John Graham, Sr.

The original building, known as the West Wing, was the first Federal Fisheries building constructed on the West Coast. (Peacock 2004). Facing Portage Bay, it was designed in the Art Deco style and is ornamented with terra cotta details that reflect the marine nature of the facility, such as sea shells, coral, sea horses, and waves with fish. These details extend to the interior as well. The West Wing building contains a number of different science labs and is the main chemistry building.

The building has received few alterations. The most significant change to the site is the addition of a Modern-style 1965 building to the rear, which is connected to the historic building by two covered walkways. However, this newer building is detached and clearly secondary to the historic building, the attachment of the walkways is easily reversible, and from the front (west) elevation of the historic buiding, the newer building is not visible at all.

John Graham Sr., the architect of the West Wing building (Herkelrath 2004), was a major force in the construction and design of downtown Seattle, including the Dexter Horton building, the Bon Marche', and the Exchange building. He also designed the Ford Motor Assembly plant on Valley Street, several buildings on the University of Washington campus, and the Seattle Yacht Club. Graham is noted as being "particularly adept in the Art Deco style" and designed several other "finely detailed, terra-cotta clad commercial structures" (Ochsner 1998).

The 1960s buildings were constructed to house offices and meeting space to accommodate the expanded staff and mission of the NOAA at this site. They retain excellent integrity and are integral to the research and work of the NOAA at this site.

The 1940 hatchery building is significant for its continuous role in marine research and is the second oldest building remaining on the campus. However, the additions and alterations it has suffered have resulted in a loss of integrity of design, materials, workmanship, and feeling. In addition, the construction of many newer buildings adjacent to it, as well as the construction of SR 520 immediately to its south, have impacted its setting. Therefore, it lacks sufficient integrity to be eligible for the NRHP.

The Butler building is not architecturally significant and is utilitarian in design. The Butler building is a pre-fabricated metal building used to store chemicals. 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. Therefore, it does not meet any of the criteria necessary to qualify for the NRHP.

Description of Physical Appearance

There are five buildings on the site that predate 1971. The original building on the property is from 1931, and is located at the western end of the site. Immediately to the east of the 1931 building is a 3-story building constructed in1965. To the east of this is a larger building constructed in 1966. To the south of these buildings is a hatchery constructed in 1940. To the southeast of the hatchery is a small metal "Butler" building also from 1940.

The original building on the property was constructed in 1931 and is a three story, masonry, institutional building with a rectangular footprint, designed in the Art Deco style. It was designed by architect John Graham, Sr. and constructed in 1931. It is clad in variegated blond brick with extensive terra cotta details. It has a concrete foundation and a flat roof behind a stepped parapet. The building is nine bays wide with a center entry, and occupies a waterfront site facing Portage Bay. The windows are 1/1 wooden sash, and below each window between the second and third floors is a striated metal panel. The terra cotta ornament has a nautical theme, reflecting the marine mission of the building. It includes panels with fish and assorted marine life below the second floor windows, panels with sea horses flanking stems of coral at the top of the pilasters that separate the pairs of windows, seashells set in decorative brick 'V's in the parapet wall above the windows, and a band of what appears to be stylized jumping fish that runs across the top of the third floor windows. The impressive central door surround is also terra cotta, and bears the lettering "U.S. Department of (illegible), Bureau of Fisheries." Next to the entry, rendered in terra cotta on the face of the building, is a Federal-style shield topped by an eagle, featuring a masted sailing ship. The paired entry doors appear to be modern replacements, but are compatible with the building. The original bronze transom remains, displaying an Art Deco pattern. Other alterations are the removal of secondary entry doors on either end of the front façade, and the addition of window air conditioning units on metal platforms in many of the windows. The most substantial change to the site is the 1965 building immediately behind (east of) the historic building. However, this modern building is detached from the historic building, and connected only by two covered walkways that are easily reversible.

The 1965 building is three stories with a rectangular footprint. It is reinforced concrete construction. The exterior is clad in smooth concrete. It has a flat roof with a substantial overhang, and cantilevered balconies that run the length of the second and third floors. The roof overhang forms the cover over the second floor balconies. The balcony railings consist of a flat metal panel atop a solid concrete wall. The building has four substantial pilasters, one at each corner, that project up above the roofline. It has a center entry on both the north and south elevations, flanked by a pair of projecting wing walls that extend all the way up to the third floor. On the upper floors, these wings contain glass doors that access the balconies. This is the only fenestration on the north and south elevations. The east and west elevations have large, fixed plate glass windows in the center on all three floors. The building is connected to the 1931 building to the west and to the 1966 building to the east by the covered balconies.

The 1966 building is four stories with a rectangular footprint. It is reinforced concrete construction with a flat roof behind a simple parapet. The exterior is smooth concrete with brick panels under the windows. Windows are paired sliding sash, and are shaded by individual concrete awnings. There are two entries to the building, located on the west elevation ground floor. They are commercial glass doors with transoms. The ground floor has fixed plate glass windows on the west side, but the east side is below ground level due to a change in elevation.

The 1940 hatchery building is one and a half stories over a full basement with an irregular footprint. The original building is wood frame construction with wood clapboards on the exterior. It has a metal, side gable roof. A concrete porch with wood railings runs the length of the north elevation. Originally this elevation was open, but it has since been enclosed to accommodate offices, and now has six wood doors and six metal sliding sash windows. At the west end of this elevation, the building steps back and has a single metal door to access the main building. A large addition has been added to the building on the south elevation which also encompasses the historic section of the building. The entire structure is now clad in corrugated metal siding. While much of the historic building is still visible on the interior, and it still maintains its historic function as a fish hatchery, no sign of the historic building remains on the exterior. In addition, two tall, gable roofed, sections have been added to the rear of the building that project above the roofline. These are also clad in corrugated metal.

The 1940 metal "Butler" building has a rectangular footprint and is used for chemical storage. It has a front gable roof of metal, which replaced an original metal roof. The exterior is clad in original standing seam metal. The side elevation windows have been boarded over with plywood. The front elevation retains a pair of sliding metal doors hung from an overhead track.

Major Bibliographic References

Herkelrath, John. Facilities Maintenance Manager, NOAA Northwest Fisheries Science Center, Seattle, WA. Personal communication. June 12, 2004.

King County Assessor's Records

King County Real Property Cards, on file at the Puget Sound Regional Archive, Seattle, WA.

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

Peacock, Jim. Librarian, NOAA Northwest Fisheries Science Center, Seattle, WA. Personal communication. June 14, 2004.

Additional Photos for: *Bureau of Fisheries Building* **at** *2723 Montlake Blvd NE, Seattle, WA*



View of South elevation **taken** 6/10/2004

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

Comments:



View of West Elevation detail of entry **taken** 6/10/2004

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

Comments:



View of Interior, entry way **taken** 6/10/2004

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

Comments: Note Art Deco details in transom and stair rail, and leaping fish in molding trim



View of Interior, sea shell motif metal air register **taken** 6/10/2004

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

Comments:

Additional Photos for: *Bureau of Fisheries Building* **at** *Bureau of Fisheries Building*



View of south elevation of 1965 building **taken** 4/16/2009

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

Comments:



View of southwest corner of 1966 building **taken** 4/16/2009

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

Comments:



View of southeast corner of 1965 building **taken** 4/16/2009

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

Comments:



View of northwest corner of Butler building from 1940 **taken** 4/16/2009

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

Comments:

Additional Photos for: *Bureau of Fisheries Building* **at** *Bureau of Fisheries Building*



View of front elevation from northeast corner of Hatchery bu **taken** 4/16/2009

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

Comments:



View of northeast corner of Hatchery building from 1939 **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:

Historic Property Inventory Report for **at** *1891 E Hamlin St, Seattle, WA 98102*

LOCATION SECTION

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

Historic Name:

Common Name: *1891 E. Hamlin Street*

Property Address: 1891 E Hamlin St, 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:** Digitized Source
Sequence: 0 **Easting:** 552174 **Northing:** 5277130
Sequence: 0 **Easting:** 552174 **Northing:** 5277130

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5655000385	Montlake Park Addition, Block 3, Lot 17		.11

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:
Krutch, William	1891 E. Hamlin Street	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 Entry with sign **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

Structural System: Balloon Frame

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

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

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Bungalow

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1919

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 Craftsman style residence from 1919 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 Craftsman style architecture, it is not a distinctive example. Therefore, it is not eligible for the NRHP, either individually or as a contributing element to the historic district.

Description of Physical Appearance

This house is only accessible from the alleyway. It has minimal visibility due to a large fence surrounding the property. Although it has an E. Hamlin Street address, it faces Montlake Boulevard NE. It is a one story, single family residence with a rectangular footrprint, and appears to have Craftsman details. It has a front gable roof of composition shingle with exposed rafter tails and plain vergeboards. It has no visible entry.

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.

Additional Photos for: **at** *1891 E Hamlin St, Seattle, WA 98102*



View of View of house from Montlake Blvd **taken** 6/4/2009

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

Comments:



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

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

Comments:



View of West 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:

Printed on 9/23/2009 11:16:15 AM

Historic Property Inventory Report for **at** *1893 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W237 **OAHP No.:**

Historic Name:

Common Name: *1893 E Hamlin St*

Property Address: 1893 E Hamlin 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:** 552188.07 **Northing:** 5277119.84

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000390	Montlake Park Add/3/17		.15

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:
Smith, Katherine Holway	1893 E Hamlin 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 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: 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 - Georgian Revival

Form/Type Single Family - Side Gable

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1932

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 Georgian Revival residence from 1932 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 Georgian Revival style architecture and is an excellent 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 residence constructed in 1932 in the Georgian Revival style. It has a rectangular footprint under a hipped roof of composition shingle. The eaves are boxed and feature a wide cornice with dentil molding and modillions. The exterior is clad in red brick laid in a Flemish bond. The façade is symmetrical with a center entry highlighted by a surround with a broken pediment, Doric pilasters, and dentil molding. The door is paneled and flanked by leaded glass sidelights with panels below. Above the entry on the second floor is a 6/6 wood, double-hung window. On either side of the entry is a fixed plate glass window between two narrow 12-light windows. Above these on the second floor are paired wood, double-hung, 8/8 windows. Side elevation windows are also 8/8. There is an exterior chimney in the center of 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.

Historic Property Inventory Report for **at** *1885 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W234 **OAHP No.:**

Historic Name:

Common Name: *1885 E. Hamlin St.*

Property Address: 1885 E Hamlin 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:** 552164.47 **Northing:** 5277120.47

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000380	Montlake Park Add/3/16		.15

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:
Bodre, Margaret & Ronald	1885 E. Hamlin St.	Seattle, WA 98112

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

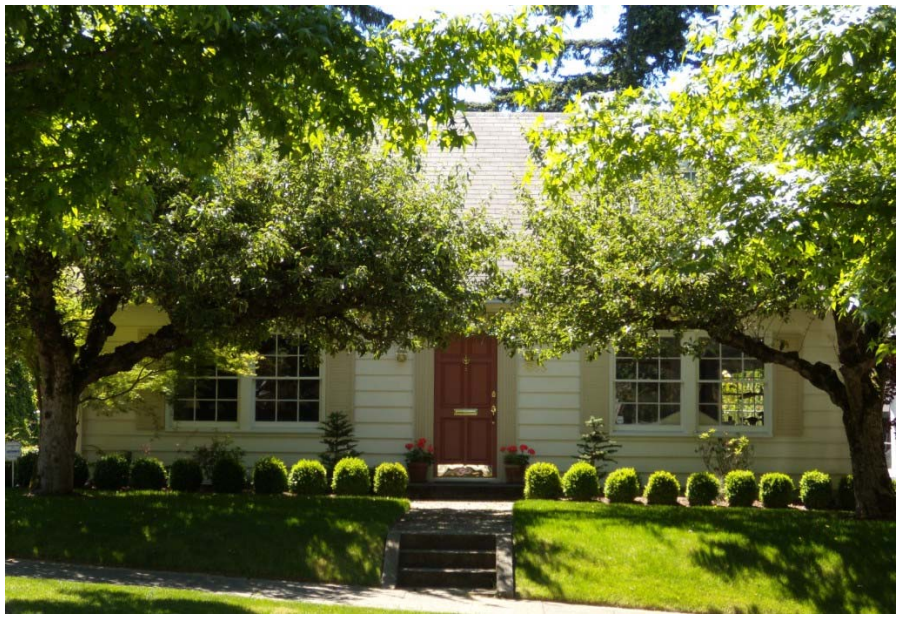
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of 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: Rectangle **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 Colonial - Cape Cod

Form/Type Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Side 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: 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 Cape Cod residence from 1941 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has good integrity 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 Colonial Revival style architecture, it is a modest example and is not architecturally distinctive. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

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.

Description of Physical Appearance

This is a one story, single family residence from 1941 in the Colonial Revival Cape Cod style. It has a rectangular footprint under a side gable roof of composition shingle. The exterior is clad in wood clapboards. The façade is symmetrical with a center entry. The entry is highlighted by a surround of reeded pilasters and contains a 6-paneled door. On either side of the entry are paired 6/6 double-hung wood windows flanked by fixed, inoperable louvered shutters. The front roof slope has two gabled dormers, each centered above a window opening.

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** *1888 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W235 **OAHP No.:**

Historic Name:

Common Name: *1888 E Hamlin St*

Property Address: 1888 E Hamlin 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:** 552166.27 **Northing:** 5277166.64
Sequence: 1 **Easting:** 552166.27 **Northing:** 5277166.64

Tax No./Parcel No.: 5605000210
Plat/Block/Lot: Montlake Park Add/2/20
Supplemental Map(s):
Acreage: .12

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:
Murray, James	1888 E Hamlin 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 Front elevation **taken** 6/29/2008
Photography Neg. No (Roll No./Frame No.): N/A
Comments: southeast corner

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House
Current Use: Domestic - Single Family House
Plan: Rectangle **No. of Stories:** 1
Structural System: Balloon Frame
Changes to plan: Intact **Changes to interior:** Unknown
Changes to original cladding: Intact **Changes to other:**

Style	Form/Type
Arts & Crafts - Craftsman	Single Family - Side Gable

Colonial - Colonial Revival

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Gable - Side Gable

NARRATIVE SECTION

Study Unit Architecture/Landscape Architecture

Other

Date Of Construction: 1920

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 (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 1920 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 characteristics of both Colonial Revival and Craftsman style architecture, its combination of elements does not provide a distinctive example of any type or style. In addition, it has suffered loss of integrity from façade 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 built in 1920, with elements of the Craftsman and Colonial Revival styles. It has a rectangular footprint under a side gable roof of composition shingle. The roof has deep eaves with knee braces and exposed rafter tails. There is a red brick exterior chimney on the west elevation that pierces the eave. A wide, low shed dormer dominates the front roof slope. The dormer has knee braces at the corners, and a row of five 6-light wood windows, with the panes in a typical Craftsman style pattern of a center pane surrounded by narrow rectangular panes at the top and sides, and small square panes at the upper corners. The entry is on the east end of the façade and has a Colonial Revival style door surround of reeded pilasters and a cornice. There is no front porch - the entry is accessed by concrete steps with metal railing. There are two large windows on the façade with replacement fixed, plate glass. The east elevation has a projecting bay under a shed roof with 4-light wood casement windows. Other visible side elevation windows share the pattern of the dormer windows.

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** *1896 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W238 **OAHP No.:**

Historic Name:

Common Name: *1896 E Hamlin St*

Property Address: 1896 E Hamlin 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:** 552187.12 **Northing:** 5277164.79

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000205	Montlake Park Add/2/19		.14

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:
Budnik, Charles & Elaine	1896 E Hamlin 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 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: None **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
Veneer - Brick	Concrete - Poured	Asphalt / Composition - Shingle	Hip Shed

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

This Colonial Revival residence from 1925 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 Colonial Revival style architecture, and is an excellent 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 residence from 1925 in the Colonial Revival style. It has a central rectangular section with two one-story side wings and a two-story rear wing. The main body of the house is under a hipped roof of composition shingle, with deep, projecting, boxed eaves. An interior chimney is located on the east roof slope of the main section. The side wings have shed roofs, while the rear wing is under a hip. The exterior of the house is clad in red brick veneer. The façade is symmetrical with a center entry. The entry is highlighted by a curved roof supported on large brackets and brick pilasters. On either side of the entry are tripartite windows composed of three 8-light casements with leaded muntins. The second floor has three symmetrically placed windows of paired 6-light casements with leaded muntins. The side wings each have an arched window on the façade, composed of three 6-light casement windows topped by three 4-light transoms forming the arch, all with leaded muntins. All windows have wide wood trim and brick sills. The second floor windows terminate at the top of the wall, reaching the eave.

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** *2809 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W242 **OAHP No.:**

Historic Name:

Common Name: *2809 Montlake Blvd*

Property Address: 2809 Montlake Blvd NE, 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:** 552194 **Northing:** 5277180

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000200	Montlake Park Add/2/19		0.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Warman, Dian	9328 12th Pl SE	Everett, WA 98205

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: T-Shape **No. of Stories:** 1

Structural System: Balloon Frame

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

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

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

Style Colonial - Colonial Revival

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Vinyl Siding	Concrete - Poured	Asphalt / Composition	Gable - Clipped Gable/Jerkinhead Gable

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 Colonial Revival 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 some characteristics of Colonial Revival style architecture, it is a modest example. In addition it has suffered loss of integrity from vinyl siding and 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 story, single family dwelling from 1922 in the Colonial Revival style. The roof is a side gable with clipped ends and boxed eaves, clad in composition shingle. There is an exterior chimney of brick on the north elevation. The exterior of the house is clad in vinyl siding. The façade is symmetrical with a center entry. There is a semi-circle arch over the front door, supported on double scrolled brackets that sit on flat pilasters. The entry door is a multi-light french door accessed by brick steps. On either side of the entry are 8/1 wood windows with 4-light sidelights. On the side elevations windows are 6/1. There is a large rear addition that forms the "T" shape of the footprint where it extends out beyond the original house on the north and south elevations. This rear section is under a gable roof that faces west and runs perpendicular to the gable on 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** *2815 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W245 **OAHP No.:**

Historic Name:

Common Name: *2815 Montlake Blvd*

Property Address: 2815 Montlake Blvd NE, 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:** 552188 **Northing:** 5277193

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000195	Montlake Park Add/2/18		0.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Olson, Meredith Beach	4262 NE 125th	Seattle, WA 98125

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: 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: Intact **Other (specify):**

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Shingle - Coursed	Unknown	Asphalt / Composition	Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1914

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 Craftsman style residence from 1914 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 Craftsman style architecture, and is an excellent 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 dwelling in the Craftsman style from 1914. It has a rectangular footprint under a side gable roof of composition shingle with deep eaves, knee brackets and exposed rafter tails. There is a wide shed dormer on the front with three wood, 10-light awning windows. The exterior is clad in coursed wood shingles. The front porch extends the full width of the façade and is under the main roof, supported on four wooden, boxed columns on brick plinths. The porch is accessed by wooden steps. The façade is symmetrial with the entry in the center. The entry door is wood with 12 lights, with 10-light sidelights that have leaded muntins. There are three pair of 10-light leaded casement windows on either side of the front door. There is an exterior chimney at the center of the south elevation. The front of the house is partially obscured by a solid fence.

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** *1897 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W247 **OAHP No.:**

Historic Name:

Common Name: *1897 E Shelby St*

Property Address: 1897 E Shelby St, 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:** 552189 **Northing:** 5277214

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000190	Montlake Park Add/2/18		0.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Dibuz, Jeno J+Judith	1897 E Shelby 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 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 **Style** Tudor **Form/Type** Single Family

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

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Wood - Shingle	Gable - Front Gable
Wood - Clapboard			Hip

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 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. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This two story, single family dwelling constructed in 1926 is an excellent example of the Tudor style. It has an L-shaped plan under a very steep hipped roof with a projecting front gable over the east end of the house. The roof is wood shingle and has decorative vergeboards and stuccoed half-timbering in the gable ends. The exterior of the house is wood clapboard on the first floor. The entry is in the façade of the front gable projecting section. A metal pointed arch overhang marks the entry, hung on metal awning supports with a pointed finial on top. This shields the ornate Tudor style door. To the east of the door, a standing seam metal roof covers a rectangular bay window. Above this centered in the second floor is a three-sided bay window of leaded glass casements. The house features leaded casement windows, many of which are diamond-paned, and many with colored glass insets and cartouches. There is a small, one story, hipped roof projection at the apex of the "L" with a long narrow colored glass window. Above this on the second floor is a gabled dormer with a pointed arch window of colored glass. The façade of the hipped roof section of the house has a bay window with three 15-light casements. Above this is a shed-roofed wall dormer with three diamond-paned casements, with half-timbering that incorporates a row of quatrefoils beneath it. An exterior chimney is located on the east elevation, with stucco on the main part of the chimney, and decorative corbeled brick on the upper stem. There are two shed dormers on west slope of the roof, and one large hipped dormer on the east elevation. A double car garage designed in the same style as the house is located on the west side of the property. The property is surrounded by a split-face block wall with brick trim, with an iron gate and iron pickets at the entry.

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** *1887 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W245 **OAHP No.:**

Historic Name:

Common Name: *1887 E Shelby St*

Property Address: 1887 E Shelby St, 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:** 552165 **Northing:** 5277207

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000185	Montlake Park Add/2/17		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Wener, Mark & Corinne Fligner	1856 E Shelby 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 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: Rectangle **No. of Stories:** 1

Structural System: Balloon Frame

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

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

Style: Other - Eclectic/Mixed

Form/Type: Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Metal - Aluminum Siding	Unknown	Asphalt / Composition	Gable - Clipped Gable/Jerkinhead Other

NARRATIVE SECTION

Date Of Construction: 1922

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 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. It does not embody distinctive characteristics of any particular style or type. In addition, it has suffered loss of integrity from replacement of the siding and porch supports. 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 story, single family residence has a rectangular footprint under a clipped side gable roof clad in patterned composition shingle with boxed eaves. It has an exterior chimney of red brick on the east elevation that pierces the roof eave. The front roof slope features a large sunburst eyebrow window. The façade is asymmetrical with the entry on the west side under a heavy arched roof with a curved underside. The porch has been altered and the roof is now supported on metal replacement posts and railing. The door is obscured behind a metal security door. To the east of the entry is a bank of five wood windows with 6-light, patterned upper sash and single light lower sash. Storm windows cover these sash. The exterior of the house has been clad in aluminum siding.

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** *1894 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W247 **OAHP No.:**

Historic Name:

Common Name: *1894 E Shelby St*

Property Address: 1894 E Shelby 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:** 552194 **Northing:** 5277250

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000095	Montlake Park Add/1/18		0.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Campbell, Colin L	1894 E Shelby 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 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: 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: Slight **Other (specify):**

Style
Ranch - Storybook Ranch

Form/Type
Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition	Hip
Veneer - Brick			Gable - Side Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1937

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 1937 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. It has very good integrity. 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 Storybook Ranch 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 one story, single family dwelling built in 1936 with elements of the Storybook Ranch style. This house has a telescoping plan of two rectangles that run paralell to the street, resulting in two side gables, both clad in composition shingle. Each gable has a brick chimney - the primary gable, which is larger and taller, forms the west section of the house and has an interior, ridgeline chimney; the second gable has an exterior ridgeline chimney on the east elevation. The west section of the house has a shed dormer in the center of the front roof slope, clad in wood clapboard. The gable ends of this section of the house are also clad in wood clapboard. The rest of the house is clad in red brick veneer. The entry is located on the façade where the two telescoping sections meet, and has a low-pitched, hipped roof with decorative wood cornice featuring a scalloped pattern. The entry door is recessed, and is wooden with a small window. A small 3-light casement window is next to the door. To the east of the entry is a large 12-light fixed window. To the west of the entry is another large window, composed of three 4-light casements. Next to this is a pair of small 1/1 windows. To the west of this is a projecting bay clad in wood clapboards with a pair of casement windows.

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** *2907 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W241 **OAHP No.:**

Historic Name:

Common Name: *2907 Montlake Blvd*

Property Address: 2907 Montlake Blvd NE, 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:** 552191 **Northing:** 5277272

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000090	Montlake Park Add/1/18		0.1

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Lysak, William+Jo Ann	9342 Lohrer Lane NE	Olympia, WA 98516

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, view from Montlake Blvd. **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: Rectangle **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Moderate **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
Metal - Aluminum Siding	Concrete - Poured	Asphalt / Composition	Hip

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1942

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 residence from 1942 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, the addition of metal siding, and the relocation of the main entry.

Description of Physical Appearance

This is a one story, single family dwelling from 1942. Exterior walls are aluminum siding. The hipped roof with a front gable is composition shingle. There is a louvered vent in the front gable end. It is likely that this front gable, which projects out slightly, originally shielded the entry, but the entry has been removed and re-located, presumably to the south elevation. The house has two 6-light, fixed picture windows that appear to be later additions, including one where the entry was, and 1/1 replacement windows on the side elevations. The façade is dominated by a large, central, exterior, brick chimney. The house has limited visibility due to a solid fence and dense, overgrown landscaping, likely to screen it from the traffic on the adjacent Montlake Bridge.

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** *2908 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W240 **OAHP No.:**

Historic Name:

Common Name: *2908 Montlake Blvd*

Property Address: 2908 Montlake Blvd NE, 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:** 552261 **Northing:** 5277270

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000590	Montlake Park Add/6/1		0.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Johnson, Bruce A & Sean M	2908 Montlake 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** 3/6/2004

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:** 1.5

Structural System: Balloon Frame

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

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

Style Arts & Crafts - Craftsman

Form/Type Single Family - Bungalow

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Brick	Unknown	Asphalt / Composition	Gable - Side Gable
Wood - Clapboard			Shed

NARRATIVE SECTION

Date Of Construction: 1921

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 Craftsman style residence from 1921 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has 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. While it does embody the characteristics of Craftsman style architecture, it is not a distinctive example, and there are better examples of the style in the neighborhood. Therefore, it is not individually eligible for the NRHP but only as a contributing element to the Montlake historic district.

Description of Physical Appearance

This is a one-and-a-half story, single family residence in the Craftsman style from 1921. The exterior is narrow, cedar siding. It has a double-pitched, side gable roof with a front shed dormer. The dormer has a row of five wooden, casement windows. These windows, like others in the house, have six lights in a typical Craftsman pattern of a larger central pane surrounded by small, narrow panes at the top and sides, and small square panes in the upper corners. There are knee brackets on the dormer and on the main house. The front porch is contained under the secondary slope of the main roof, supported on a single brick column, and features wide arched spandrels. This arched theme is continued in the front bay of four windows. The windows are 6/1, with upper sashes in the same pattern as the dormer windows. The porch is only half the width of the façade, and has a brick wall on the south side, and brick knee walls flank the steps. The entry is on the south-facing wall of the porch. Another pair of 6/1 windows is on the façade under the porch, next to the entry. There is an exterior chimney on the north side of the house that pierces the roof eave. There is also a large shed dormer on the rear roof slope. This house is largely obscured from view by a solid fence of wood siding, likely erected to screen it from the adjacent Montlake Bridge traffic.

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** *2904 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W239 **OAHP No.:**

Historic Name:

Common Name: *2904 Montlake Blvd*

Property Address: 2904 Montlake Blvd NE, 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:** 552258 **Northing:** 5277256

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000595	Montlake Park Add/6/1		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Driscoll, Mark A+Grace A	2904 Montlake 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** 6/28/2008

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: 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):** Front doors and side

Style: Arts & Crafts - Craftsman

Form/Type: Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition	Shed
Brick			Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1921

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 Craftsman style residence from 1921 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 Craftsman style architecture, it has suffered loss of integrity from the replacement of both doors on the façade as well as the lilkely replacement of the entry sidelights, and the addition of metal porch railing. 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, Craftsman-style residence with a side-gabled roof of composition shingle. The roof has deep eaves with exposed rafter tails and knee braces. There is a large front-gable dormer over the entry with a small, walled balcony. The dormer has a replacement door flanked by a pair of 6/1 wood windows with typical Craftsman style light patterns, with a larger pane in the center, surrounded by small narrow panes at the top and sides, and small square panes at the upper corners. Most windows in the house share this pattern. The main roof bells out over the entry to create a shed roof, and the dormer and balcony are set into this change in roof slope. The porch is supported on a two sets of three slender, wooden, boxed columns atop substantial brick piers. The porch is wooden, with concrete steps and a replacement metal handrail. The entry door and its sidelights have been replaced. The exterior of the house is clad in wood siding. There is a three-sided projecting bay on the façade with a large 6/1 window in the center, and smaller 6/1 windows on the sides. There is a substantial exterior brick chimney on the south elevation that pierces the roof eave. There is a large shed dormer with a balcony on the rear roof slope. A solid wood fence obscures much of the front and south side 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.

Historic Property Inventory Report for **at** *2112 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W248 **OAHP No.:**

Historic Name:

Common Name: *2112 E Shelby St*

Property Address: 2112 E Shelby St, 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:** 552286 **Northing:** 5277251

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000600	Montlake Park Add/6/2		0.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Mickels, Erik Alan & Amy Lee	2112 E Shelby 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 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: Irregular **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Extensive **Changes to interior:** Unknown

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

Style Arts & Crafts - Craftsman

Form/Type Single Family

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard Stone - River Rock	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Cross Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1921

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 Craftsman style residence from 1921 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 Craftsman style architecture, it has suffered loss of integrity from a very large rear addition that overlaps the footprint of the original house. 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 1921 in the Craftsman style. The original part of the house has a rectangular footprint under a cross gable roof of composition shingle. The roof is embellished with deep eaves, wide vergeboards, and exposed rafter tails, with decorative projecting braces on the façade gable end. The cladding is wood clapboard. The façade is symmetrical with a full-width front porch under the main roof. It has a central front door with four panels and four small windows, flanked by two large fixed windows embellished with 12-light transoms. The porch has three square, wooden, half-height columns on massive masonry plinths at the two front corners, and two smaller masonry plinths flanking the front stairs, with flat wood picket railing between them. All four of these masonry plinths are clad in river stone. The house has a prominent exterior chimney of river stone on the east elevation. Side elevation windows include 6-light sash, as well as banks of 6/1 windows. A large two story addition with a cross gabled roof has been added to the rear of the house, and it projects out beyond the original house on the east and the west elevations. It overlaps and replaces the rear section of the original house. It is detailed to be compatible in design with the original 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** *2112 E Shelby St, Seattle, WA*



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

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

Comments: southeast corner

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** *2118 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W248 **OAHP No.:**

Historic Name:

Common Name: *2118 E Shelby St*

Property Address: 2118 E Shelby St, 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:** 552304 **Northing:** 5277257
Sequence: 1 **Easting:** 552304 **Northing:** 5277257

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000605	Montlake Park Add/6/3		0.13

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:
Balick, Bruce & Della	2118 E Shelby	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:** 2

Structural System: Balloon Frame

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

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

Style Other - Eclectic/Mixed

Form/Type Single Family

Changes to windows: Extensive **Other (specify):** additions to front fac

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

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: 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 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. It does not embody the distinctive characteristics of any type or style. It has suffered loss of integrity from alterations, including door and window replacements and various additions. 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 two story, single family residence constructed in 1926. The roofline is an asymmetrical clipped gable on the facade, with a hip on the east side, and a hipped projection on the front. It is clad in composition shingle with boxed eaves. The footprint of the original house appears to have been rectangular, but a variety of front and rear additions has given it an irregular footprint. The cladding on the exterior of the house is wood shingle. The façade has had various alterations, including the introduction of an Art Moderne-style curved porch on the second story, clad in narrow wood clapboards and topped by a simple wood railing. This balcony terminates into a projecting rectangular bay under a hipped roof, and is accessed by a multi-light replacement door. The bay has two large, fixed, 9-light replacement windows. Below the balcony is a projecting section that contains the entry and may be an enclosed porch. It has four 8-light casements that are replacement sash across the front - the entry is on the east side of this projection. Next to this is a small oriel window with replacement sash, with a single-light, fixed plate glass window in the center and a 6-light casement window on each side. There is a projecting bay on the west elevation, as well as an exterior chimney of painted brick that pierces the roof eave. Skylights have been added to the 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** *2122 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W249 **OAHP No.:**

Historic Name:

Common Name: *2122 E Shelby St*

Property Address: 2122 E Shelby St, 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:** 552320 **Northing:** 5277260

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000610	Montlake Park Add/6/4		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Strauss, Charlie	989 Capulin Rd	Los Alamos, NM 87544

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

Structural System: Balloon Frame

View of Front elevation **taken** 10/26/2005

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

Comments:

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 - Brick	Concrete - Poured	Clay Tile	Gable - Front Gable Shed Hip

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1934

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 1934 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 one story, single family residence was built in 1934 in the Spanish Eclectic style. The house is clad in painted brick veneer that has a textured pattern, and roofed in clay tile. It has an L-shaped plan formed of three main masses. The main body of the house is under a hipped roof; the front projecting section of the "L" is under a front gable roof; and the section on the west end of the house is under a steeply pitched shed roof. The "L" wraps around a courtyard with a low brick wall. The courtyard is accessed for entry to the house through a round-arched opening with iron gates in the projecting front section. The front gable end of this section has three round terra cotta vents, with a pair of single-light casement windows below. The window opening has a rough timber header. All windows in the house appear to be replacements. The façade of the main body of the house has three fixed plate glass windows below a large, rough timber header. An interior, ridgeline chimney of painted brick is also in this section. The shed-roofed west section has a projecting bay of two fixed plate glass windows with a wide, rough timber header under a bellcast hipped, copper roof. The front of the property is surrounded by a painted concrete retaining wall, and a wide, curved brick walk leads to 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** *2126 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W249 **OAHP No.:**

Historic Name:

Common Name: *2126 E Shelby St*

Property Address: 2126 E Shelby St, 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:** 552331 **Northing:** 5277258
Sequence: 1 **Easting:** 552331 **Northing:** 5277258

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000615	Montlake Park Add/6/5		0.13

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:
Ralph, David D & Susan Ott	2126 E Shelby	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: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

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

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

Style	Form/Type
Colonial - Dutch Colonial	Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Vinyl Siding	Unknown	Asphalt / Composition	Gambrel

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1915

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 Dutch Colonial Revival residence from 1915 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 the distinctive characteristics of Dutch Colonial Revival 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 two story, single family, Dutch Colonial Revival style residence is topped with a gambrel roof of composition shingle. The exterior has been clad in vinyl siding. The façade is dominated by an exterior chimney at the ridgeline. There is a large shed dormer on the west elevation. The entry is on the east side elevation. On the second floor of the façade, windows have been replaced with single-light, metal sliding sash, one on each side of the chimney. Lined up below these on the first floor of the façade, the openings have been changed to accommodate two pair of 12-light french doors. All four of these openings are flanked by inoperable vinyl louvered shutters. Much of the house is obscured by landscaping and wood fencing.

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** *2132 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W249 **OAHP No.:**

Historic Name:

Common Name: *2132 E Shelby St*

Property Address: 2132 E Shelby St, 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:** 552345 **Northing:** 5277258

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000620	Montlake Park Add/6/6		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Schuyler, William M et al	2132 E Shelby	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:** 2

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown
Changes to original cladding: Extensive **Changes to other:** Extensive
Changes to windows: Extensive **Other (specify):** Extensively renovat

Style Modern - Contemporary

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Unknown	Shed
Veneer - Stucco			
Wood - Clapboard			
Veneer - Permastone			

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1955

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 residence from 1955 was substantially renovated in 1998 and retains very little integrity. Therefore it 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 known to represent the work of a master, nor possess high artistic value. Its date of construction is also outside the period of significance for the potential Montlake historic district.

Description of Physical Appearance

This is a two story, single family home from 1955 that was substantially renovated in 1998 to reflect a contemporary style. It has an irregular plan and is clad in wood shingle, wood clapboard, and stucco, as well as a stone veneer that appears original. The roofline is composed of several shed roofs at different angles and in different directions. Windows are mainly 1/1 wood, and all are replacements. The larger front window and the entry door both are shielded under corrugated metal awnings. The projecting front sectionis two stories, clad in wood shingles on the first floor and stucco on the second, with a steep shed roof that slopes to the west. The other front section is one story and is clad in wood clapboards with the stone veneer along the bottom half of the wall. This section has a more shallow slope to the roof, which sheds to the east. The stone veneer half-wall continues a few feet beyond the main wall, framing the walkway to the recessed entry. While the current design of the house is intriguing, little appears to remain of the original design.

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** *2136 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W250 **OAHP No.:**

Historic Name:

Common Name: *2136 E Shelby St*

Property Address: 2136 E Shelby St, 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:** 552364 **Northing:** 5277257

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000625	Montlake Park Add/6/7		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Woods, Douglas O	2136 E Shelby	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: 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:** Unknown
Changes to windows: Intact **Other (specify):**

Style: Colonial - Colonial Revival

Form/Type: Single Family

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1931

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 Colonial Revival 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 Colonial Revival style architecture and is a good example of the style. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This two story, single family, Colonial Revival style residence from 1931 has a hipped roof clad in asphalt shingle, and a cornice ornamented with dentils and brackets. The exterior is clad in a brown brick veneer. The facade is symmetrical with a center entry. On the first floor, large, fixed, plate glass windows under canvas awnings flank the entry. The entry has a rounded porch with a wide molded cornice, supported on paired Ionic columns, topped with a wrought iron balustrade. The entry door is flanked by Ionic pilasters, and is a six-paneled wood door with decorative leaded glass sidelights. The second floor balcony over the entry is accessed by a slim french door with ten leaded glass panes. On either side of this are two banks of paired 6/1 double hung wood windows with leaded muntins. The facade cladding is a russet brick. The plate glass windows on the first floor may be later alterations.

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** *2142 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W251 **OAHP No.:**

Historic Name:

Common Name: *2142 E Shelby St*

Property Address: 2142 E Shelby St, 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:** 552377 **Northing:** 5277257

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000630	Montlake Park Add/6/8		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Warme, B. Patricia	2142 E Shelby	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: 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:** Unknown
Changes to windows: Intact **Other (specify):**

Style Colonial - Colonial Revival

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition	Hip

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

This Colonial Revival style residence from 1925 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 Colonial Revival 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 two story, single family, Colonial Revival style residence from 1925 has a hipped roof clad in asphalt shingle. The roof has a boxed eave with a wide flat cornice ornamented with modillions. The façade is symmetrical with a center entry. On the first floor, paired 8/1 wood windows with leaded muntins are found on either side of the entryway, under storm windows and canvas awnings. The entry porch has a projecting front gable roof with a broken pediment supported on a pair of slender Ionic columns. The wooden door has six panels and decorative leaded glass, half-height sidelights with molded panels below. The door has a molded fanlight above it, as well as other ornate molding. It also has a storm door over it. Immediately above the entry is a small, 6/1 wood double-hung window with leaded muntins. Flanking this on the second floor are two banks of paired 8/1 double-hung wood windows with leaded muntins. All windows have storm windows over them and are flanked by inoperable louvered shutters. There is a red brick, interior chimney at the ridgeline on the west end of the 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** *2146 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W251 **OAHP No.:**

Historic Name:

Common Name: *2146 E Shelby St*

Property Address: 2146 E Shelby St, 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:** 552392 **Northing:** 5277260

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000635	Montlake Park Add/6/9		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Gerlich, Ira	2146 E Shelby 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 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: Slight
Changes to interior: Unknown
Changes to original cladding: Intact
Changes to other: Intact
Changes to windows: Intact
Other (specify):

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Shingle - Coursed Wood - Clapboard	Unknown	Wood - Shingle	Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1921

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 Craftsman style residence from 1921 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has 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 Craftsman style architecture, and although it has had minor changes such as a rear addition and the replacement of dormer windows, it still retains good integrity 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 one-and-a-half story, single family, Craftsman style residence was constructed in 1921. The original house has a rectangular footprint, but a rear addition gives it an L-shape currently. It is topped with a side gabled roof of wood shingle with deep open eaves, knee brackets, and decorative vergeboards. There is a large gable dormer on the front clad in coursed wood shingles with three 1/1 replacement windows. The rest of the exterior of the house is clad in wood clapboards. There is a stuccoed, exterior chimney on the east elevation that pierces the roof eave, and a smaller, red brick, interior chimney at the ridgeline, just west of the center. The front porch extends the width of the facade under the main roof, supported at the far ends with massive brick piers. The porch has wooden railings and a wooden trellis style porch support near the stairs. The entry door is near the west end of the façade and has nine lights in a typical Craftsman pattern. Next to the door is a small 8-light awning sash. To the east of the entry is a bank of three wood windows - two 8/1 windows flanking a 10/1.

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** *2152 E Shelby St, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W252 **OAHP No.:**

Historic Name:

Common Name: *2152 E Shelby St*

Property Address: 2152 E Shelby St, 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:** 552412 **Northing:** 5277255

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000640	Montlake Park Add/6/10		0.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Hooyman,Nancy Runkle	2152 E Shelby 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 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: 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:** Unknown
Changes to windows: Intact **Other (specify):**

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Shingle	Unknown	Asphalt / Composition	Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1915

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 1915 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. It retains good integrity. 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. It embodies characteristics of both Colonial Revival and Craftsman style architecture, but is not a distinctive example. 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 was built in 1915 and has elements of both the Craftsman and Colonial Revival style. It has a rectangular footprint under a side clipped gable roof of composition shingle with deep eaves. It has a wide, shed-roofed front dormer with three 8/1 double-hung wood windows, one small between two larger matched sash. The projecting entry porch is supported on a pair of Tuscan columns under a wide molded cornice. The front door is a multi-light door flanked by full-length, multi-light sidelights. On the first floor, there is a pair of 8/1 double-hung wood windows on either side of the entry porch. The exterior of the house is clad in 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.

Historic Property Inventory Report for **at** *2158 E Shelby St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W13 **OAHP No.:**

Historic Name:

Common Name: *2158 E. Shelby St.*

Property Address: 2158 E Shelby St, 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:** Unknown
Sequence: 0 **Easting:** 552428 **Northing:** 5277265
Sequence: 0 **Easting:** 552428 **Northing:** 5277265

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000645	Montlake Park Addition, Block 6, Lot 11		.25

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
John Hutchinson	2158 E. Shelby St.	Seattle, WA 98102

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: Rectangle **No. of Stories:** 2.5

Structural System: Unknown

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

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

Style	Form/Type
Tudor - Tudor Revival	Single Family

Changes to windows: Intact

Other (specify):

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

NARRATIVE SECTION

Date Of Construction: 1925

Architect: Unknown

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: 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.

In addition to being a contributing element to the Montlake potential historic district, 2158 E. Shelby is also individually eligible for the NRHP under Criterion C. It is architecturally distinctive and one of the grandest houses in the area, and further research might detemine the architect or designer.

Description of Physical Appearance

This is a high-style Tudor Revival residence, with an very steep side gable roof, with two parallel front gable wall dormers and an arched wall dormer between them. The exterior is clad in stucco and features half-timbering in the gable ends of the dormers. Windows are 10/1. Gable windows are diamond-paned, and have scrolled brackets beneath them supporting a small shelf. In the center arched dormer, topped by a pointed finial, is a pair of arched casement doors. The entry porch roof is a shallow arch supported on two round columns and two square pilasters. The entry door is arched and flanked by 8-light sidelights. A draped cartouche is over the door. The porch and steps are brick. There is also a detached garage/carriage house on the property, detailed to match the house. This is one of the grandest houses in the area, and is very intact.

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.

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 *Houlahan, Mary House* **at** *2159 E Shelby St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W14 **OAHP No.:**

Historic Name: *Houlahan, Mary House* **Common Name:** *2159 E. Shelby St.*

Property Address: 2159 E Shelby St, 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:** Unknown
Sequence: 0 **Easting:** 552422 **Northing:** 5277210
Sequence: 0 **Easting:** 552422 **Northing:** 5277210

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000515	Montlake Park Addition, Block 5, Lot 11		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Donald Stark and Karen Hude	2159 E. Shelby 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 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: Irregular **No. of Stories:** 2

Structural System: Brick

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

Style
Colonial - Georgian Revival

Form/Type
Single Family

Cladding
Stone - Cast
Veneer - Terra Cotta
Brick

Foundation
Brick
Concrete - Poured

Roof Material
Asphalt / Composition - Built Up

Roof Type
Flat with Parapet

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture
Community Planning/Development

Other

Date Of Construction: 1914

Architect: Bebb and Gould

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. 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.

2159 E. Shelby is eligible for the NRHP as a contributing element to the Montlake potential historic district. It is also eligible individually for the NRHP under Criterion C. It is outstanding architecturally, and is the work of Bebb and Gould, prominent Seattle architects. It was originally built for Mary Houlahan, widow of Daniel Houlahan, the founder of Builders Brick Company (now known as Mutual Materials Co., the leading producer and distributor of masonry and hardscape products in the Northwest). He was a prominent brickyard owner whose brick company produced many of the bricks used to rebuild Seattle after the fire of 1889. It was also the home of their daughter, Kathleen Houlahan (1884 - 1964), a noted Northwest artist.

The house was designed by Bebb and Gould, who formed their partnership in 1914, so this would have been one of their first commissions together. Carl Gould, originally from New York, had a degree from Harvard and spent five years studying at the Ecole des Beaux-Arts. He then interned with McKim, Mead and White. He moved to Seattle in 1908 and was one of the few local architects with extensive architectural training and education. Gould partnered with Charles Bebb, an established architect in Seattle, and their successful collaboration lasted until Gould's death in 1939. Both men were leaders of the AIA both locally and nationally, and Gould was made an AIA Fellow in 1926. One of their most prominent commissions was the design of the University of Washington campus, which combined the existing buildings there with the "Ranier Vista" axis that the Olmsted Brothers had introduced for the Alaska-Yukon-Pacific Exposition. Gould designed 18 buildings on the UW campus, including the Suzzalo Library, one of the grandest buildngs on campus. Between 1914 and 1924, Bebb and Gould designed over two hundred projects in the Seattle area, including the buildings at the Hiram Chittenden Locks, along with schools, houses, hospitals, churches, and commercial buildings. After 1924, their pace slowed, but they continued to design prominent projects. The US Marine Hospital (1930) and the Seattle Art Museum (1931) both won awards from the Architectural League of New York. The Seattle Art Museum was the first museum in America in the Moderne style and received national recognition (Ochsner). Carl Gould is also notable as the founder of the Department of Architecture in 1914 at the University of WA, and he was head of the department from 1915 to 1926. It is today the College of Architecture and Urban Planning.

Description of Physical Appearance

This is a high-style Colonial Revival residence, mimicking the Georgian period. It is two stories with a flat roof behind a stepped parapet. It features elaborate brickwork and has quoins at the corners. The cornice is terra cotta and has an acanthus leaf motif. It is highlighted by a prominent entry, with a segmentally arched pediment supported on two fluted columns and two fluted pilasters. This pediment has dentils and a center cartouche in the tympanum. The entablature below has dentils, a central panel, and triglyphs with guttae. The entry door has a leaded glass surround. Windows are 8/8 and 6/8. There are also extensive 10-light casement windows. On the lake side of the house is a one-story curved bay with a cast stone cornice featuring a Greek key design. On the other (Montlake Blvd.) side of the house is a two-story rectangular bay. This house is ornate and well-detailed, has received few alterations, and is very intact.

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.

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: *Houlahan, Mary House* **at** *2159 E Shelby St, Seattle, WA 98102*



View of East side elevation, facing Lake Washington **taken** 3/7/2004

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

Comments:



View of Front entry door detail **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:

Historic Property Inventory Report for **at** *2817 E Park Dr E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W245 **OAHP No.:**

Historic Name:

Common Name: *2817 E Park Dr E*

Property Address: 2817 E Park Dr E, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552424 **Northing:** 5277194

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000520	Montlake Park Addition, Block 5, Lots 11 & 12		.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:
Elliott, Katherine & Wallner	2817 East Park Drive East	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: 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: Extensive **Other (specify):**

Style Tudor

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Front Gable
Veneer - Brick			Shed
Stone - River Rock			

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1914

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 1914 and its carriage house from 1940 are eligible for the NRHP as contributing elements to the Montlake potential historic district and are representative examples of the early twentieth century buildings 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 has suffered loss of integrity from a large side addition and 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 1914 in the Tudor style. It has a front gable roof of composition shingle with knee brackets, wide vergeboards, and exposed rafter tails. There is an addition on the south elevation under a shed roof. The house is clad in brick veneer on the first floor, with stuccoed half-timbering on the second. The façade is dominated by an exterior, river stone chimney in the center that pierces the roof eave at the ridgeline. The entry is in the addition on the south side elevation. The large side addition adds a parallel, projecting rectangle to the original rectangular plan of the house. Windows are replacements, and are either 1/1 or fixed plate glass. A roof deck is on top of the front of the addition and has non-original wood railings.

The house retains its carriage house to the rear, built in 1940. It is two stories, rectangular in plan, and decoratively detailed to match the main house. The first floor is clad in brick veneer, and the second is stuccoed half-timbering. It has a side gable roof of composition shingle with deep eaves and knee brackets. Skylights have been added to it. There are three plain, roll up, single-car garage doors on the west elevation. The north elevation has a wooden exterior stair that accesses a door on the second floor.

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** *2817 E Park Dr E, Seattle, WA 98112*



View of West elevation of carriage house located at the rear of the property **taken** 3/7/2004

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

Comments: ~~northwest corner~~

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** *2153 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W224 **OAHP No.:**

Historic Name:

Common Name: *2153 E Shelby St*

Property Address: 2153 E Shelby 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:** 552108.93 **Northing:** 5276814.64

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000510	Montlake Park Add/5/10		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Hill, Scott & Leah	2153 E Shelby 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 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: Irregular **No. of Stories:** 2

Structural System: Platform Frame

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

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

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

Style Colonial

Form/Type Single Family - Side Gable

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1970

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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This residence was constructed in 1970, which is outside of the recommended period of significance for the Montlake potential historic district (1905-1952). Therefore it is not eligible for the NRHP as a contributing element of the historic 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. Although it does embody characteristics of NeoColonial style architecture, it has suffered loss of integrity from a rear addition and window replacements. Due to this loss of integrity, the property is not individually eligible for the NRHP.

Description of Physical Appearance

This is a two story, single family residence built in 1970 in a traditional NeoColonial style. It appears to have originally had a rectangular footrprint, but seems to have had a two story rear addition, connecting the main house to the rear one story garage. It has a side gable roof of composition shingle and an exterior chimney at the ridgeline on the west elevation. The exterior of the house is clad in wood clapboard, and the second story projects out slightly above the first floor. The façade is symmetrical with a center entry in a pedimented surround. The surround features a pair of square, paneled pilasters with a denticulated cornice above. The door has six panels and is flanked by 4-light sidelights with panels below. Windows are 6/6 vinyl replacements, with inoperable, fixed, louvered 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** *2147 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W228 **OAHP No.:**

Historic Name:

Common Name: *2147 E Shelby St*

Property Address: 2147 E Shelby 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:** 552393.61 **Northing:** 5277210.18

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000505	Montlake Park Add/5/9		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Allen, Frank & Nola	2147 E Shelby 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 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:** 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
Veneer - Brick	Unknown	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 particularly good and intact 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 in the Tudor style, constructed in 1926. It has an L-shaped footprint, with a side gable roof over the main body of the house and front projecting gable. The roof is clad in flat clay or terra cotta tile. The exterior of the house is clad in brick veneer. On the front projecting section, the second story extends out slightly over the first floor, and the second floor on this section is clad in patterned brick veneer and wide wood, forming a half-timbered appearance. The wood pieces have bolts to give them the appearance of structural beams. In the center of this section is a three-sash metal casement window. Each sash has three lights, and there is a 6-light transom above. On the first floor below this window is a large metal window with casement sash. The brick veneer in this section features colored brick laid in a diamond pattern. At the apex of the "L" is a small enclosed entryway under a front gable roof. Here the brick veneer is ornamented with cast stone trim. The entry is a pointed arch outlined in cast stone, with a cast stone shield above it. The door also has a pointed arch and is made of wood planks. There is a small shed dormer on the west side of the entryway. On the second floor are two front gable wall dormers. The one directly above the entry has a diamond-paned single casement window. The other has a pair of 6-light casements. The façade also has very elaborate copper scuppers and downspouts. Side elevation windows are also metal casements.

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** *2143 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W229 **OAHP No.:**

Historic Name:

Common Name: *2143 E Shelby St*

Property Address: 2143 E Shelby 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:** 552375.14 **Northing:** 5277209.28

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000500	Montlake Park Add/5/8		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Dunn, Richard	2143 E Shelby 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 Front elevation **taken** 6/29/2008

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: Intact **Changes to interior:** Unknown **Style** Other **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 Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Hip

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1923

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 1923 was substantially renovated in 2001. 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 Colonial Revival style architecture, it has no clearly discernible style, perhaps due to the 2001 renovation. 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 house built in 1923. It has a rectangular footprint and the plan runs perpendicular to the street. It has a hipped roof of composition shingle with a cornice under the projecting eaves featuring curved brackets. The body of the house is clad in wood shingle while the foundation and basement level are clad in wood clapboards. All windows are 3/1 wood windows with colored glass in the upper three panes. The north elevation faces the street and is symmetrical, with two windows on each floor. They are flanked by non-original, inoperable, fixed louvered shutters. There is no entry to the house from the street elevation. The façade of the house, containing the entry, is on the east elevation and is reached by a wide concrete walk lined with brick. This elevation has a center entry and is not symmetrical. The entry is reached by wooden steps and has a hipped roof with a wide bracketed cornice and is supported on two wood, boxed columns. The first floor has two windows to the north of the entry and one to the south, and these windows have wooden flower boxes below their sills. The second floor has two windows to the north of the entry, aligned with the first floor openings, and one above the entry. A fourth window is located to the south of the entry but does not line up with the first floor window below. The assessor's records note that this house was substantially renovated in 2001.

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** *2137 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new11 **OAHP No.:**

Historic Name:

Common Name: *2137 E. Shelby St.*

Property Address: 2137 E Shelby St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552362 **Northing:** 5277211

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000495	Montlake Park Add/5/4		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Little, Sally	2137 E. Shelby 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 Front elevation **taken** 7/9/2009

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:**

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

Style: Arts & Crafts - Craftsman

Form/Type: Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard Shingle	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1923

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 Craftsman style residence from 1923 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. It retains good integrity. 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 Craftsman style architecture, it is not a distinctive example and there are several better examples of the style in the historic district. 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 1923 in the Craftsman style. It has a rectangular footprint under a side clipped gable roof of composition shingle. There is a large hipped dormer on the front roof slope, clad in wood shingle. It has an arched opening with four six-light windows that follow the arched shape. A wood picket railing with paneled piers at the corners runs in front of these windows. The exterior of the house is clad in wood clapboard. The entry is recessed at the west corner, supported on one square post with an arched front spandrel. The entry door is obscured behind a storm door, and is flanked by a pair of 5-light sidelights. The façade is dominated by a large, fixed plate glass window with a five-light transom. All windows are behind storm sash. This large window is flanked by two 8/1 windows. The house has an exterior chimney on the east elevation near the front of the house. There is a secondary entry under a hipped roof 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** *2137 E Shelby St, Seattle, WA 98112*



View of northwest corner **taken** 7/9/2009

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** *2133 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new10 **OAHP No.:**

Historic Name:

Common Name: *2133 E. Shelby St.*

Property Address: 2133 E Shelby St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552345 **Northing:** 5277209

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000490	Montlake Park Add/5/6		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name: Stettler, Reinhard
Owner Address: 2133 E. Shelby St.
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 northeast corner **taken** 7/9/2009

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

Style Colonial - Dutch Colonial

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Gambrel

NARRATIVE SECTION

Study Unit Architecture/Landscape Architecture

Other

Date Of Construction: 1920

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 Dutch Colonial 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. It retains good integrity. 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 characteristics of Dutch Colonial style architecture, it is a typical example of a style common to the historic district and is not architecturally 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-and-a-half story, single family residence from 1920 in the Dutch Colonial style. It has a rectangular footprint under a gambrel roof of composition shingle. The side elevation faces the street, with the main elevation facing east. The exterior is clad in wood clapboard. The north elevation that faces the street has an exterior, brick chimney in the center, with 12/12 wood framed windows on either side of the chimney on the first floor and 8/8 on the second floor. There are shed roofed dormers on the front and back elevations that span nearly the entire width of the roof. The dormers have two 8/8 windows, with two 6-light casements in the center. A front gable portico with an arched underside covers the entry porch. The portico is supported on a pair of Doric columns. The entry door is wood paneled with multi-light sidelights. To the north of the entry is a large 12/12 window flanked by 6/6 sidelights. On the south side of the entry is a pair of 12/12 windows.

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** *2127 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new9 **OAHP No.:**

Historic Name:

Common Name: *2127 E. Shelby St.*

Property Address: 2127 E Shelby St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552332 **Northing:** 5277212

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000485	Montlake Park Add/5/5		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name: Eggerman, Irene **Owner Address:** 11233 SE 313th Pl **City/State/Zip:** Auburn, WA 98092

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** 7/9/2009

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

Structural System: Balloon Frame

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

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 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 retains good integrity, it is not representative of any particular architectural style and it is not architecturally 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 from 1920. It has a rectangular footprint under a side gable roof of composition shingle with boxed eaves. A small front gable extends forward to cover the entry porch. The exterior of the house is clad in wood shingles. The porch is supported on two boxed columns and has wood picket railing. The entry door is wood paneled flanked by five-light sidelights. Windows are 4/4 wood framed, and usually paired. The house has two small gabled dormers clad in wood shingles,each with two 4-light casement windows.

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** *2127 E Shelby St, Seattle, WA 98112*



View of Front elevation **taken** 7/9/2009

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

Comments:



View of Entry detail **taken** 7/9/2009

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** *2121 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new8 **OAHP No.:**

Historic Name:

Common Name: *2121 E. Shelby St.*

Property Address: 2121 E Shelby St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552317 **Northing:** 5277210

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000480	Montlake Park Add/5/4		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Baker, Marshall	2121 E. Shelby 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 Front elevation **taken** 7/9/2009

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:** 1.5

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:** Moderate

Changes to windows: Intact **Other (specify):** large front dormer a

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

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 a large shed roofed 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 is a one-and-a-half story, single family residence in the Tudor style from 1925. It has an irregular footprint, and the exterior is clad in stucco. It has a very steeply pitched roof of composition shingle, and the front gable has a catslide that extends to cover the entry porch. There is also an L-shaped shed-roofed dormer on the front roof slope with a pair of 8/1 windows. All windows are behind modern storm sash. The entry is recessed and has an arched opening. The wood door has a segmentally arched window and is behind a metal storm door. On the façade to the east of the entry is a fixed, plate glass window flanked by multi-light casement windows. Above this is a pair of 8/1 windows, with an arched louvered vent above them. To the west of the entry is a multi-light, fixed window flanked by eight light casements.

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** *2117 E Shelby St,*

LOCATION SECTION

Field Site No.: 520new7 **OAHP No.:**

Historic Name:

Common Name: *2117 E Shelby St.*

Property Address: 2117 E Shelby St,

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552301 **Northing:** 5277208

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000475	Montlake Park Add/5/3		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Magnano Ben & Bracha Ephrat Toshav	2117 E Shelby 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 Front elevation **taken** 7/9/2009

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

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

Style
Colonial - Colonial Revival

Form/Type
Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	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 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. It retains good integrity. 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 display some characteristics of Colonial Revival style architecture, but it is not a distinctive or strong representative 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 one-and-a-half story single family house from 1926 with elements of the Colonial Revival style. The exterior is clad in wood clapboard. It has an L-shaped footprint under an intersecting gable roof of composition shingle with eave returns. The entry is recessed and shielded by an arched portico supported on scrolled brackets and framed by Doric pilasters. The door is wood, with two panels below four windows. Above the door is an arched, wooden sunburst panel. Adjacent to the entry on the façade is large, fixed plate glass window flanked by a pair of casement windows with leaded muntins. In the gable end above the entry is an arched window with sidelights. On the front elevation to the west of the entry is a set of triple casement windows with leaded muntins. Above these is a dormer with a pair of casement windows.

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** *2117 E Shelby St,*



View of Front elevation detail of entry **taken** 7/9/2009

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

Comments:



View of Front elevation **taken** 7/9/2009

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** *2111 E Shelby St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W230 **OAHP No.:**

Historic Name:

Common Name: *2111 E Shelby St*

Property Address: 2111 E Shelby 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:** 552284.03 **Northing:** 5277209.88

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000470	Montlake Park Add/5/2		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
DeBuys, Mabry Chambliss	2111 E Shelby 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 Front elevation **taken** 6/28/2008

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

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 - Colonial Revival

Form/Type
Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead

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 residence from 1925 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has 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 distinctive architectural characteristics and displays an unusual design, and although it has had minor changes such as a rear addition and false shutters on the façade windows, it still retains good integrity. Therefore, it is also individually eligible for the NRHP under Criterion C.

Description of Physical Appearance

This is a one story, single family residence built in 1925 with elements of the Colonial Revival style. The footprint of the original house is rectangular, but it has had a rear addition, giving it the current L-shaped plan. The house has a clipped, side gable roof of composition shingle with a molded cornice below the eaves. There are two round arched dormers on the front roof slope with molded surrounds and arched casement windows with decorative panes. The exterior of the house is clad in wood clapboards. The façade is dominated by a painted brick exterior chimney with high, rounded shoulders located just west of the center. The roof forms a front gable around the chimney stack in lieu of crickets. On either side of the chimney is a wood-framed plate glass window with decorative leaded glass transom. These windows are flanked by small, non-original, inoperable louvered shutters, and they have a full-width flower box at the sill. The entry is on the east corner of the house, recessed under a deep porch. The entry is marked by a projecting arched roof with cornice returns and dentil molding, supported on paired Tuscan columns. Two additional columns are located on the east side of the porch.

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** *2818 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W245 **OAHP No.:**

Historic Name:

Common Name: *2818 Montlake Blvd*

Property Address: 2818 Montlake Blvd NE, 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:** 552263 **Northing:** 5277215

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000465	Montlake Park Add/5/1		0.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Olson, Meredith B	4262 NE 125th St	Seattle, WA 98125

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: Rectangle **No. of Stories:** 1

Structural System: Balloon Frame

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

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

Style
Arts & Crafts - Craftsman
Colonial - Colonial Revival

Form/Type
Single Family

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 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. It has very good integrity and embodies characteristics of both Craftsman and Colonial Revival style architecture. However, it is not a distinctive example of either style. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the potential historic district.

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 story, single family residence from 1920 in the Colonial Revival style, with some Craftsman style elements. It has the asymmetrical façade, coursed shingle siding, 3/1 sash, and casement windows typical of the Craftsman style, with Colonial Revival style entry porch. The house has an L-shaped footprint with a side gable roof of composition shingle over the main body of the house, and an east-facing, perpendicular gable over the rear section. The façade is asymmetrical with a center entry. The entry porch is under a projecting front gable with a broken pediment and an arched ceiling. It is supported on two large Tuscan columns with an entablature that then wraps around the house as a flat fascia below the boxed eave. The entry door is paneled and flanked by 3/1 sidelights. To the north of the entry is a prominent exterior fireplace that pierces the eave. The chimney is flanked by pairs of 3/1 casement windows. To the south of the entry is a tripartite window with a large 3/1 center window flanked by smaller 3/1 windows. The exterior of the house is clad in coursed wood shingles.

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** *2812 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W244 **OAHP No.:**

Historic Name:

Common Name: *2812 Montlake Blvd*

Property Address: 2812 Montlake Blvd NE, Seattle, WA

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04na	25			SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552264 **Northing:** 5277193

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000455	Montlake Park Add/5/1		0.1

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/25/2009

Owner's Name:	Owner Address:	City/State/Zip:
Calton, Kyle	2022 NE 35th Pl	Renton, WA 98056

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:** 1.5

Structural System: Balloon Frame

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

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

Style
Arts & Crafts - Craftsman
Colonial - Colonial Revival

Form/Type
Single Family - Side Gable

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

Cladding	Foundation	Roof Material	Roof Type
Shingle - Concrete/Asbestos	Unknown	Asphalt / Composition	Shed Gable - Side Gable

NARRATIVE SECTION

Date Of Construction: 1922

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 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. It embodies characteristics of both Colonial Revival and Craftsman style architecture, but is not a distinctive example of either. In addition it has suffered loss of integrity from siding and 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 and a half story, single family dwelling built in 1922. It displays elements of both the Craftsman and Colonial Revival styles. The massing, plan, and dormer are characteristic of the Craftsman style, but the entry and roof detailing are more Colonial Revival. Exterior walls are clad in asbestos shingle. The house has an L-shaped footprint, with the main body of the house under a side gable roof of composition shingle with boxed eaves. The front porch is under a shed roof with return cornices on the side, supported by two Tuscan columns, with two rectangular pilasters framing the door. The entry door is a glass, multi-light door flanked by multi-light sidelights. The façade is symmetrical with a center entry flanked by tripartite windows. All windows appear to be replacements, and are mostly either 6/1 or 4/1. The façade tripartite windows are 6/1 in the center, flanked by 4/1. Over the entry is a shed roofed dormer with three 6/1 windows. An exterior chimney is located on the north elevation, and a smaller, interior, ridgeline chimney is located just south of the center of the house. The rear ell is under a gable that faces the east and runs perpendicular to the main roof. A solid fence surrounds the property, obscuring much of it 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** *2812 Montlake Blvd NE, Seattle, WA*



View of Southwest corner **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:

View of **taken**

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

Comments:

Historic Property Inventory Report for **at** *2810 Montlake Blvd NE, Seattle, WA*

LOCATION SECTION

Field Site No.: SR520W243 **OAHP No.:**

Historic Name:

Common Name: *2810 Montlake Blvd*

Property Address: 2810 Montlake Blvd NE, 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:** 552261 **Northing:** 5277179
Sequence: 1 **Easting:** 552261 **Northing:** 5277179

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000460	Montlake Park Add/5/1&22		0.13

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:
Walton, Gregory	2810 Montlake 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, view from Montlake Blvd **taken** 3/7/2004

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

Comments: northwest corner

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: Intact **Changes to interior:** Unknown

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

Style Tudor

Form/Type Single Family - Cross Gable

Changes to windows: Intact **Other (specify):** Front porch altered

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1915

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 1915 is eligible for the NRHP as a contributing element to the Montlake historic district and is a representative example of the early twentieth century houses that make up the district. The house was built for John Nordstrom and his family, who resided there from 1916 to 1963. However, 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 alterations to the front porch and replacement of the front door. Therefore, it is not individually eligible for the NRHP, but is eligible only as a contributing element to the historic district.

Description of Physical Appearance

This is a two-story, single family dwelling from 1915 in the Tudor style. Exterior walls on the first floor are brick veneer, while the second floor is stucco with half-timbering in the gables. The plan is rectangular with a center projection on the façade, and a rear ell on the south end. It has a cross gabled roof of composition shingle with decorative vergeboards, exposed rafter tails, and exagerated knee brackets. Most windows in the house are 8/1 wood double-hung. The front gable projection has three 8/1 windows above a shallow hipped roof that covers the entry. The entry porch has square wood newel posts with replacement wood picket railing and replacement open tread wood stairs. The front door is a replacement and has one small rectangular window. The entry door is flanked by sidelights and has a narrow transom. This house is located on a very large lot, mostly surrounded by a solid fence and heavy landscaping.

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** *2810 Montlake Blvd NE, Seattle, WA*



View of Entry **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** *2110 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W233 **OAHP No.:**

Historic Name:

Common Name: *2110 E Hamlin St*

Property Address: 2110 E Hamlin 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:** 552285 **Northing:** 5277163.85

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000575	Montlake Park Add/5/21		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Hurley, Jan	2110 E Hamlin 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 Front elevation **taken** 6/29/2008

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

Comments: southwest corner

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: Intact **Other (specify):**

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Shingle	Unknown	Asphalt / Composition - Shingle	Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1924

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 Craftsman style residence from 1924 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 Craftsman style architecture and retains very good integrity. 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, Arts and Crafts/Craftsman style house from 1924. It has a rectangular footprint under a side gable roof of composition shingle with projecting boxed eaves. The house is clad in wood shingles laid in unequal coursing to achieve a horizontal pattern. The façade is symmetrical and has a center entry under a projecting front gable. This gable is supported on a two pair of wooden posts, with one straight post and one diagonal. These posts sit on brick plinths. The front spandrel is arched, leading into an arched ceiling. The porch has wooden railings and is accessed by a brick walkway and concrete steps with brick kneewalls. The gable end has a small 9-light window and three exposed beams with tapered ends. The entry door is a typical Craftsman style with three vertical panels below 6 small windows, flanked by 6-light full-length sidelights composed of two long narrow panes in the center with two square panes at the top and bottom. On either side of the entry are tripartite windows composed of three double-hung wood windows with a single-light lower sash and a 6-light upper sash. The pattern in the upper sash is a typical Craftsman pattern of a center pane surrounded on the sides and top by smaller rectangular and square panes. Above these windows are two front gable dormers with paired 6/1 windows. An exterior chimney of red brick is located on the east elevation. On the west elevation is a projecting bay under a hipped roof with three 9-light casement windows. In the gable end is a pair of 9-light casements and decorative cross-bracing. There is a large shed dormer on the rear roof slope.

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** *2110 E Hamlin St, Seattle, WA 98112*



View of Front entry **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:

Historic Property Inventory Report for **at** *2112 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new1 **OAHP No.:**

Historic Name:

Common Name: *2112 E Hamlin St.*

Property Address: 2112 E Hamlin St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552301 **Northing:** 5277163

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000570	MontlakePark Add/5/20		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Smidt, Douglas & Pauline	2112 E Hamlin 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 Front elevation **taken** 7/9/2009

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:**

Style
Arts & Crafts - Craftsman
Colonial - Colonial Revival

Form/Type
Single Family - Side Gable

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Gable - Bellcast Gable Shed

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1915

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. 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 1915 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 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 large shed roof dormers on the front and rear. 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 one and a half story, single family residence from 1915. It has a rectangular footprint with a side gable roof of composition shingle. The roof has a bell-cast front slope with the second pitch covering the full-width front porch. The porch is supported on four sets of slender wood posts, three at the corners and two across the front, and has wood picket railing. The exterior of the house is clad in wood clapboard. The façade has a 6-panel wood door surmounted by a four-light transom, with a pair of 8/1 windows. The façade also has a large shed-roofed dormer with two 8/1 windows. The house has a center ridgeline chimney. East side elevation windows are also 8/1, and are grouped in two sets of three on the first floor. The second, rear set of windows is in a a shed-roofed, rectangular bay. A large shed-roofed dormer is also found on the rear elevation. The house has no clear style, and combines elements of the Craftsman style with the Colonial Revival style.

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** *2112 E Hamlin St, Seattle, WA 98112*



View of southeast corner **taken** 7/9/2009

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** *2122 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new2 **OAHP No.:**

Historic Name:

Common Name: *2122 E. Hamlin St.*

Property Address: 2122 E Hamlin St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552317 **Northing:** 5277162

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000565	Montlake Park Add/5/19		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Kaplan, Barry	2122 E. Hamlin 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 Front elevation **taken** 7/9/2009

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: Moderate **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 - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Shingle	Unknown	Asphalt / Composition - Shingle	Gable - Side 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. 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 Colonial Revival residence from 1926 was renovated in 2005. 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 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 a substantial rear addition. 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, Colonial Revival style residence from 1926. The original house had a rectangular footprint, but it has had a rear addition, giving it a T-shaped plan currently. It was renovated in 2005. It has a side gable roof of composition shingle with boxed eaves that return on the side elevations. The exterior is clad in wood shingle. The façade is symmetrical with a center door, wood paneled, surmounted by a fanlight. The entry portico has a front gable with an arched underside, supported on two Doric columns. The front arch features a keystone. The windows are 6/6 wood framed, flanked by inoperable louvered shutters. The window centered above the portico is smaller and has a panel below it. The first floor windows are topped with small cornices, while the second floor windows terminate at the cornice line. Side elevation windows are also mainly 6/6. The house has a large, exterior, red brick chimney centered in the west gable end.

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** *2122 E Hamlin St, Seattle, WA 98112*



View of southeast corner **taken** 7/9/2009

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:

Printed on 7/13/2009 12:26:57 PM

Historic Property Inventory Report for **at** *2128 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new3 **OAHP No.:**

Historic Name:

Common Name: *2128 E Hamlin St.*

Property Address: 2128 E Hamlin St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552334 **Northing:** 5277164

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000560	Montlake Park Add/5/18		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Schoettler, Ceneth	2128 E Hamlin 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 Front elevation **taken** 7/13/2009

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
Colonial - Colonial Revival

Form/Type
Single Family - Side Gable

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

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 Colonial Revival 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 characteristics of Colonial Revival style architecture, there are many similar examples of the style in district, including the house next door. The Colonial Revival style is heavily represented in the Montlake district, and this is not a distinctive or exemplary representation 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, Colonial Revival style residence from 1922. It has a rectangular plan with a side gable roof of composition shingle with boxed eaves that return on the side elevations. The exterior is clad in wood clapboard. The façade is symmetrical with a center door, wood paneled, surmounted by a fanlight, and flanked by a pair of 8-light sidelights. The entry portico has a front gable with pronounced eave returns and an arched underside, supported on two Ionic columns. The windows are 8/8 wood framed, flanked by inoperable louvered shutters. The are two small 4/4 windows centered above the portico. The second floor windows terminate at the cornice line. Side elevation windows are also mainly 8/8. The house has a large, exterior, red brick chimney centered in the west gable end.

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** *2128 E Hamlin St, Seattle, WA 98112*



View of southeast corner **taken** 7/13/2009

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

Comments:



View of Front entry detail **taken** 7/13/2009

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** *2130 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new4 **OAHP No.:**

Historic Name:

Common Name: *2130 E Hamlin St*

Property Address: 2130 E Hamlin St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552346 **Northing:** 5277166

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000555	Montlake Park Add/5/17		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Kowalski, Paul & Alice	15528 26th Ave. NE	Shoreline, WA 98155

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** 7/9/2009

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: Intact **Other (specify):**

Style: Arts & Crafts - Craftsman

Form/Type: Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Gable

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 Craftsman 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. It retains good integrity. 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 Craftsman style architecture, it is a typical example of a style common to the historic district, is not distinctive or exemplary, and better examples of the style are found elsewhere in the district. 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 Craftsman style from 1922. It has an L-shaped footprint, with the main body of the house under a side gable, and a front projecting section under a secondary front gable. The roof is clad in composition shingle and has deep eaves with wide vergeboards and decorative knee braces in the gable ends. The exterior is clad in wood weatherboards, with a drip board near the bottom, below which are wider weatherboards. The front projection contains the entry and is located on the east side of the façade. The porch is supported by a single boxed column at the front corner, and is accessed by wooden steps with a wood picket handrail. It is framed by half-wall of weatherboards on the west side, with wood trellis panels. The rest of the front projection is a sunroom with four windows across the front and three on each side. Windows are wood, with a single light sash at the bottom, and decorative 6-light sash at the top in a typical Craftsman pattern. On the west side of the entry is a triple window with the same sash pattern as the front sunroom, formed by two smaller windows flanking a larger center window. The house retains an exterior chimney on the east side, just in front of a projecting side bay under a shed 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.

Additional Photos for: **at** *2130 E Hamlin St, Seattle, WA 98112*



View of southwest corner **taken** 7/9/2009

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** *2136 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new5 **OAHP No.:**

Historic Name:

Common Name: *2136 E Hamlin St.*

Property Address: 2136 E Hamlin St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552364 **Northing:** 5277166

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000543	Montlake Park Add/5/15-16		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Turner, William & Sara Newbold	2136 E Hamlin 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 Front elevation **taken** 7/9/2009

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: Extensive **Changes to interior:** Unknown

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

Style Arts & Crafts - Craftsman

Form/Type Single Family

Tudor - Tudor Revival

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

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

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 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. It does not convey a clear architectural style and has suffered loss of integrity from multiple 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 from 1926, renovated in 2005, with elements of both the Craftsman and Tudor Revival/English Cottage style. It has an irregular footprint due to multiple additions. The exterior is clad in wood shingles. The roof is clad in composition shingle with boxed eaves, and is a combination of multiple rooflines, including front gable, side gable, hip, and gable on hip. Windows are mostly wood casements. The entry porch is located at the southwest corner of the façade, and is supported by a pair of paneled boxed columns. It also has one paneled pilaster. The door is Craftsman style. The façade features a bay window under a hipped roof. The house retains an interior, ridgeline chimney, as well as a second interior chimney further to 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** *2136 E Hamlin St, Seattle, WA 98112*



View of southeast corner **taken** 7/9/2009

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

Comments:



View of southwest corner **taken** 7/9/2009

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** *2142 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: 520new6 **OAHP No.:**

Historic Name:

Common Name: *2142 E Hamlin St.*

Property Address: 2142 E Hamlin St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R04E	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552379 **Northing:** 5277166

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000544	Montlake Park Add/5/15		.12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 7/9/2009

Owner's Name:	Owner Address:	City/State/Zip:
Waknitz, Kristin	2142 E Hamlin 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 Front elevation **taken** 7/9/2009

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: Platform Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Ranch **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	Hip

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1949

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 Ranch style residence from 1949 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is an example of the mid-twentieth century houses that add to 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 retain good integrity, except for the painted brick exterior, and embodies some of the characteristics of Ranch style architecture, it is a typical example of a common architectural 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 Ranch style from 1949. It has an L-shaped footprint and is clad in painted brick veneer. It has a hipped roof of composition shingle with deep boxed eaves. The entry is located at the apex of the "L," with a decorative wrought iron post for support. The door is a simple, unadorned wood door. The front projecting section of the "L" has a large, fixed plate glass window flanked by 1/1 windows in a wood frame. On the east side of the entry is a pair of 1/1 wood windows. The house has an exterior chimney 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.

Historic Property Inventory Report for **at** *2146 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

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

Historic Name:

Common Name: *2146 E. Hamlin St.*

Property Address: 2146 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552389 **Northing:** 5277161

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000540	Montlake Park Addition, Block 5, Lot 14		.13

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:
Petillo, Jeffrey & Betty Lynn	2146 E. Hamlin 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 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: 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: Intact **Other (specify):**

Style Colonial - Dutch Colonial

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Asphalt / Composition - Shingle	Gambrel Shed Hip

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 Dutch Colonial Revival style residence from 1920 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 Dutch Colonial Revival style architecture and is an excellent 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 two story, single family residence from 1920 is in the Dutch Colonial Revival style. It has a T-shaped footprint, with the main body of the house under a front gambrel roof of composition shingle with raked molding in the gable end. It has a continuous shed dormer on both the east and west elevations, with cornice returns. The bottom edge of the gambrel roof wraps around the gable ends as a hipped projection with a wide flat cornice below, separating the first and second stories. There is also a smaller, east facing gambrel at the center of the east elevation. The house is clad in wood shingles. The main entry, located on the east side elevation, has a pergola structure supported on square posts with wood picket railing. Windows are 9/1, wood double-hung, with the exception of the middle window on the first floor façade, which is fixed and has 24 lights. In the front gable end is a small fanlight window ornamented with an oversized keystone. There is an interior, red brick chimney located near the ridgeline on the east slope of the 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** *2150 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

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

Historic Name:

Common Name: *2150 E. Hamlin St.*

Property Address: 2150 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552402 **Northing:** 5277161

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000535	Montlake Park Addition, Block 5, Lot 13		.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:
Van Oosten, Roger and Jeanna	2150 E. Hamlin 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 Front elevation **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: T-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:** Slight Tudor Single Family - Side Gable

Changes to windows: Intact **Other (specify):** front dormer added;

Cladding	Foundation	Roof Material	Roof Type
Shingle Veneer - Brick	Unknown	Asphalt / Composition - Shingle	Gable - Side Gable

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 (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 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 has suffered loss of integrity from the addition of a front dormer and a side entry with exterior stair. 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 1930 in the Tudor style. It is clad in brick veneer with a random pattern of clinker bricks. It has a rectangular mass with a small projecting center entry under a front gable forming a T-shaped plan. It has a steep side gable roof of asphalt shingle with raked molding and cornice returns. There is another front gable on the west end of the façade with a pair of 8-light leaded casements in the gable end. In addition, a shed-roofed dormer clad in wood shingle with two small windows has been added between the west gable and the entry gable. On the façade, flanking the entry, are fixed plate glass windows with leaded glass casement sidelights. The entry door faces west. There is a small, 4-light window on the south elevation of the entry. Windows on the side elevations are mainly 6/1 with leaded muntins. The house has an exterior chimney at the ridgeline on the west elevation. Wooden, exterior stairs access a side entry door under a hipped roof on the east elevation - this entry and stair do not appear to be original.

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** *2160 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W274 **OAHP No.:**

Historic Name:

Common Name: *2160 E. Hamlin St.*

Property Address: 2160 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552424 **Northing:** 5277161

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000525	Montlake Park Addition, Block 5, Lot 12		.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:
Jajewski, David	2160 E. Hamlin 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 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: Intact **Changes to other:** Extensive

Changes to windows: Intact **Other (specify):** One façade window

Style
Colonial - Colonial Revival

Form/Type
Single Family

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

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 Colonial Revival 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 Colonial Revival style architecture, it has suffered loss of integrity from rear and side additions, as well as the removal of a façade window. 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 1920. The original house has a rectangular plan with a bowed bay on the rear. It has had a rear addition and a west side garage added, giving it the current irregular footprint. The main body of the house is under a hipped roof of composition shingle with deep boxed eaves. The roof extends out to cover the bay on the rear under a shed. The exterior of the house is clad in wood clapboards. The façade is symmetrical with a center entry. The entry portico has a flat roof with a molded cornice, supported on two Doric columns, and a brick porch and steps. The entry door is paneled and flanked by a pair of 5-light sidelights. Above the entry is a three-sided bay with narrow, 2/1 wood windows. There is a small square window on either side of this bay. On the first floor, the entry is flanked by tripartite windows composed of a center single-light window with a 5-light transom, flanked by two single-light sash with 3-light transoms. Above these on the second floor is a pair of single-light sash with 4-light transoms. On the west side of the façade, one of these windows has been removed. On the east elevation, first floor windows are paired single-light with 4-light transoms, and there is a pair of multi-light french doors in the center of this elevation. The second floor here has two banks of four casement windows. The house has a rear addition and an attached garage with a hipped roof on the west elevation. There is a large exterior chimney on the rear elevation, east of the rounded bay.

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** *2160 E Hamlin St, 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 *Museum of History and Industry* **at** *2720 Lake Washington Blvd E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W15 **OAHP No.:**

Historic Name: *Museum of History and Industry* **Common Name:** *MOHAI (aka 2720 24th Avenue E)*

Property Address: 2720 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:** Unknown
Sequence: 0 **Easting:** 552464 **Northing:** 5277099
Sequence: 0 **Easting:** 552464 **Northing:** 5277099

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
4116100015	Union City Add, Lk Wash Shore Lands supl, B11A, L3		.36

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 Parks Dept	Property Mgmt, 800 Maynard Ave S, 3rd fl	Seattle, WA 98134

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** 6/10/2004

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

Comments:

DESCRIPTION SECTION

Historic Use: Recreation and Culture - Museum

Current Use: Recreation and Culture - Museum

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

Structural System: Balloon Frame

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

Style
Modern - International Style

Form/Type
Other

Cladding
Veneer - Stucco

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Built Up

Roof Type
Flat with Parapet

NARRATIVE SECTION

Date Of Construction: 1950-52

Architect: Paul Thiry; NBBJ; J. Lister Holmes

Builder: Kuney Johnson Company

Engineer: Unknown

Study Unit
Arts
Architecture/Landscape Architecture

Other

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

Designed by architect Paul Thiry and built 1950-52, the Museum of History and Industry (MOHAI), as originally designed, was an excellent example of an International style public building. Additions by other architects are numerous. The museum building has suffered from unsympathetic alterations, most notably changes to the original entrance. The multiple additions and unsympathetic alterations to the building are too significant to allow MOHAI to be eligible for the NRHP, either individually or as a contributing element to the historic district.

Architect Paul Thiry (1904-93) is known for introducing Modernism to the Pacific Northwest in the 1930s, for his work on the Seattle Planning Commission from 1952 to 1961, and for his role as principal architect for the Seattle World's Fair in 1962. His international reputation is for modern houses and churches, and for his contributions to preservation of the United States Capitol building from 1963 to 1975. He became an AIA Fellow in 1951, and was granted a national AIA citation for community design in 1965 (Ochsner 1998). His design for MOHAI was a successful interpretation of his signature Modern style brought to a public building.

MOHAI opened to the public on February 15, 1952. Founded by the Seattle Historical Society, it displayed artifacts, documents, and photographs collected since the 1910s. The Seattle Historical Society was incorporated in 1914 and encouraged members to donate artifacts and documents related to Seattle history. For many years their collection was housed in temporary quarters. In 1945, the Society began to negotiate with the US Army Corps of Engineers, successfully persuading them to donate the land of the present site of the museum to King County, who then donated it to the City of Seattle. "Ultimately, the Seattle Parks and Recreation Department acquired the site and offered the Society an inexpensive long-term lease for its new museum" (Stein 2002). The museum was formally named the Spirit of Seattle building. After many years of evolution as the local history museum of Seattle, MOHAI is now home to the collection of the Black Heritage Society of Washington State, the Puget Sound Maritime Historical Society, and a large collection of Seattle Post-Intelligencer press photos. The museum is actively involved in educational and community outreach programs, and has sponsored exhibits on Native American history and Asian American history. It has been a major force over the last fifty years for culture and the arts in the community, and as the local repository for history and artifacts, has had a strong influence on the way Seattle views itself and its storied past.
Unfortunately, the construction of SR 520 resulted in loss of acreage from the MOHAI site, and caused the entrance of the building to be relocated to what had been the rear elevation. The dramatic front entry and its surrounding landscape, part of the old Portage Canal land, were lost, and the Paul Thiry architectural design was diminished. Because of this loss of integrity of design, feeling and setting, MOHAI is not eligible for the NRHP.

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), 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 building of reinforced concrete construction with a flat roof and stucco exterior. Its original design was a strong International style statement which has unfortunately been heavily altered and added on to. The entrance is now on what was the rear of the building. Many of the large glass windows have been removed. The building's original ornamentation was a selection of abstract reliefs in the stucco reflecting northwest elements, such as fish. There is now a large Native American sculpture attached to the front façade, near the entry. The building originally had an L-shaped footprint, but that has been expanded and the footprint is now irregular. The main floor is the second level, and entry to the building is via a raised platform, as it was originally, but the current design is much less successful.

The building's earliest addition in 1958, as well as a later addition in 1971, appears to have been done by the noted local firm of Naramore, Bain, Brady & Johanson, while the 1961addition was designed by J. Lister Holmes. (Woodbridge 1980)

Major Bibliographic References

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

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.

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: *Museum of History and Industry* **at** *2720 Lake Washington Blvd E, Seattle, WA 98112*



View of original building entry **taken**

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

Comments: Building under construction, 1951 - photo courtesy of MOHAI



View of MOHAI entrance **taken** 6/10/2004

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

Comments:



View of original entry on south elevation **taken** 4/16/2009

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

Comments: view west



View of original entry with extant overhang **taken** 4/16/2009

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

Comments:

Printed on 9/23/2009 11:22:42 AM

Additional Photos for: *Museum of History and Industry* **at** *Museum of History and Industry*



View of rear (south) wall showing shadow lines of infilled ori **taken** 4/16/2009

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

Comments:



View of southwest corner, showing infilled original windows **taken** 4/16/2009

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

Comments:



View of fish incised ornament over door on rear east elevati **taken** 4/16/2009

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

Comments:



View of log under original entry ramp **taken** 4/16/2009

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

Comments:

Printed on 9/23/2009 11:22:50 AM

Historic Property Inventory Report for **at** *2151 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W283 **OAHP No.:**

Historic Name:

Common Name: *2151 E Hamlin St.*

Property Address: 2151 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552400 **Northing:** 5277116

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000445	Montlake Park Addition, Block 4, Lot 10		.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:
Salogga, Richard	11527 35th Ave. NE	Seattle, WA 98125

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: U-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 Beaux Arts - Neo-Classical

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Side Gable Gable - Front Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1923

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 1923 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. It retains good integrity, and does embody some characteristics of NeoClassical style architecture, such as a full-width front porch supported on classical columns and a symmetrical façade with a center entry under a side gable roof, it is a very modest example 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 dwelling from 1923 with elements of the NeoClassical style. It has a U-shaped plan with the main body of the house under a front gable roof, and the front section of the house under a side gable roof that extends out on the east elevation. The rear section also projects out to the east and is under a separate side gable roof that dies at the ridgeline of the main roof. The front gable end peak of the main roof is visible in the center of the front section side gable. The roof is clad in composition shingles with boxed eaves. There are also two gabled dormers with louvered vents on the front elevation. The exterior walls are wood clapboard. The house has two chimneys, both ornamented with two colors of brick - one small interior chimney on the east slope of the main roof near the center of the house, and a prominent, elaborately detailed, exterior chimney on the east elevation, just south of the front section gable end. The front porch extends the full length of the façade under the main roof, and is supported by four Tuscan columns with a wide cornice. The façade is symmetrical with a center entry door flanked by full-length, multi-light sidelights. On either side of the door are two pair of 8-light casements. Side elevation windows are primarily 6/1. There is a side entry in the recessed section of the U-shaped plan 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** *2151 E Hamlin St, Seattle, WA 98112*



View of east 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:

Historic Property Inventory Report for **at** *2147 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W282 **OAHP No.:**

Historic Name:

Common Name: *2147 E. Hamlin St.*

Property Address: 2147 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Other
Sequence: 0 **Easting:** 552386 **Northing:** 5277117

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000440	Montlake Park Addition, Block 4, Lot 9		.13

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:
Ochs, Oliver and Molly	2147 E. Hamlin 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** 6/4/2009

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

Structural System: Balloon Frame

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

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

Style
Arts & Crafts - Craftsman
Colonial - Colonial Revival

Form/Type
Single Family - Bungalow

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1924

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 1924 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. It embodies the characteristics of both Craftsman and Colonial Revival style architecture, and although it retains good integrity, it is modest in design and it not a distincitive example of either 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 dwelling from 1924 with elements of both the Craftsman and Colonial Revival styles. It has a rectangular plan with the main body of the house under a clipped gable roof that runs perpendicular to the street, and the front section of the house under a side clipped gable roof. The roof is composition shingle with boxed eaves. The center of the front roof slope has a shed-roofed dormer with cornice returns on the side. The dormer has a rectangular, single-light window flanked by two 4-light windows. There is an exterior chimney on the front slope of the east elevation. Exterior walls are wood clapboard. The façade has a bank of five wood windows, single-light with 6-light transoms. All windows are behind storm windows. The entry porch is located on the west end of the façade and has a rounded-arch roof of standing seam copper with dentil molding, supported by two Tuscan columns. The entry door is slightly recessed. Windows on the side elevations are mainly 4/1.

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** *2147 E Hamlin St, 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** *2141 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W281 **OAHP No.:**

Historic Name:

Common Name: *2141 E. Hamlin St.*

Property Address: 2141 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Other
Sequence: 0 **Easting:** 552374 **Northing:** 5277117

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000435	Montlake Park Addition, Block 4, Lot 8		.13

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:
Sheehan, James	2141 E. Hamlin 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 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: 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: Intact **Other (specify):**

Style: Arts & Crafts - Craftsman

Form/Type: Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Wood - Shingle	Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1923

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 Craftsman style residence from 1923 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 Craftsman style architecture and retains good integrity, it is a modest example and lacks distinction. 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 dwelling from 1923 in the Craftsman style. It has a T-shaped plan with a rear "L." The main body of the house is under a clipped side gable roof of wood shingle, with open eaves and exposed rafter tails. Gable ends have exposed beam ends. There is a central, projecting front section under an intersecting cllipped gable. The entry porch has a pergola supported by one Tuscan column at the corner. The pergola members have bird's mouth ends. The entry door is a multi-light french door, and it has two small 4-light windows next to it. The exterior of the house is clad in wood clapboards. Windows in the house are mainly vertical 4/6 wood windows. The front gable section has a row of five of these windows on the façade. The east end of the façade has a row of three. There is an center, interior chimney near the ridgeline on the south slope of the main 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** *2137 E Hamlin St, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W280 **OAHP No.:**

Historic Name:

Common Name: *2137 E Hamlin St.*

Property Address: 2137 E Hamlin St, Seattle, WA 98102

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552357 **Northing:** 5277116

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000430	Montlake Park Addition, Block 4, Lot 7		.13

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:
Casarella, Michael	2137 E. Hamlin 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 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 American Foursquare - Prairie

Form/Type Single Family - American Foursquare

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

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 American Foursquare 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. It retains good integrity. 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 Prairie style architecture and has the American Foursquare plan, it is a modest example 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 two-story, single family dwelling from 1925 with an American Foursquare plan and elements of the Prairie style. It has a rectangular plan under a hipped roof of composition shingle with deep boxed eaves. Exterior walls are wood clapboard. There is a prominent exterior chimney on the west elevation towards the front of the house. Each eave corner has six shallow brackets (three on each side). The first floor of the façade projects out under a hipped roof with detailing that matches the main roof. This section has a row of six 4/1 wood windows. Above it on the second floor are two pair of 4/1 windows. The entry is on the east elevation, under a hipped roof supported on paneled boxed columns, also with boxed eaves with flat brackets. There is a one story section on the rear elevation under a hipped roof with the same eave details. The house was renovated in 2000.

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** *2137 E Hamlin St, Seattle, WA 98102*



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

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

Comments: northwest corner

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** *2133 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W279 **OAHP No.:**

Historic Name:

Common Name: *2133 E Hamlin St.*

Property Address: 2133 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552341 **Northing:** 5277118

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000425	Montlake Park Addition, Block 4, Lot 6		.13

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:
Beton, Morris	2133 E Hamlin	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: Cross/Cruciform **No. of Stories:** 2

Structural System: Balloon Frame

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

Style: Colonial - Dutch Colonial

Form/Type: Single Family - Cross Gable

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Wood - Shingle	Gambrel

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1919

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 Dutch Colonial Revival style residence from 1919 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 Dutch Colonial Revival style architecture, and the only apparent change is to the wooden porch railings. Its cruciform plan and cross-gambrel roof make in a noteworthy 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, Dutch Colonial Revival style dwelling from 1919 with a cruciform plan. Exterior walls are wood clapboard.The roof is a gambrel, with a cross-gable plan, and is wood shingle. There is an exterior brick chimney on the west elevation at the ridgeline. The façade is symmetrical with a center entry. The front porch has two Tuscan columns supporting the flat roof of the entry portico, which has a wooden picket railing on top around a balcony. This railing has been changed from the original diagonal cross-pattern railing. The same wooden picket railing surrounds the porch and goes down the stairs, with square wood newel posts. The entry door is recessed. The balcony is accessed by a central door flanked by two small rectangular windows in the front-facing gambrel end. On either side of the entry on the first floor is a pair of single-light wood windows with multi-light transoms. The property is heavily landscaped with many mature trees, making visibility difficult.

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** *2127 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W278 **OAHP No.:**

Historic Name:

Common Name: *2127 E Hamlin St.*

Property Address: 2127 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552320 **Northing:** 5277116

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000420	Montlake Park Addition, Block 4, Lot 5		.13

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:
Bosch, Jerome and Carolyn	2127 E. Hamlin 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 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: Intact **Other (specify):**

Style Colonial - Colonial Revival

Form/Type Single Family

Cladding	Foundation	Roof Material	Roof Type
Shingle	Unknown	Asphalt / Composition	Gable - Front Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1924

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 Colonial Revival style residence from 1924 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. However, it does embody the distinctive characteristics of Colonial Revival style architecture, and displays excellent workmanship and details such as the brickwork in the chimney and the delicate door surround and transom. 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 dwelling in the Colonial Revival style from 1924. It has an L-shaped plan wth a front gable roof that extends the east slope out to cover the short side of the "L." The roof is clad in composition shingle, with wide raking molding and boxed eaves. Exterior walls are natural wood shingle. The foundation is covered in brick veneer below a wood drip mold. The façade is dominated by an exterior brick chimney at the ridgeline, with brick laid in a Flemish bond. Façade windows are 2/2 wood windows, with one on each floor on each side of the chimney, and first floor windows are topped by wood cornices. The entry is located in the "L" projection on the east side of the house and faces north. It has a separate gable over it that steps out just slightly. There is a 6-light round-arched window above the door on the second floor. The entry portico has a shallow hipped roof supported on a pair of slender turned columnettes. The cornice features dentil molding, and the surround has square molded pilasters. The door has two panels with a leaded glass transom. The rear section of the side "L" steps down to a single story. Side elevation windows are 2/2, either paired or single. There is a separate, detached, wood-shingled garage under a front gable roof at the rear of the property that appears to be new construction.

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** *2121 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W277 **OAHP No.:**

Historic Name:

Common Name: *2121 E Hamlin St.*

Property Address: 2121 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552309 **Northing:** 5277118

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000415	Montlake Park Addition, Block 4, Lot 4		.13

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:
Janie and John Norton	2121 E. Hamlin 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 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: Moderate **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
Veneer - Brick	Concrete - Poured	Asphalt / Composition	Hip

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

This Colonial Revival 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 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 two-story, single family dwelling in the Colonial Revival style from 1927. It has a rectangular plan with a rear addition that gives it the current L-shaped footprint. The roof is hipped, clad in composition shingle, with a wide cornice with modillions. Exterior walls are red brick veneer. There is an exterior chimney on the east elevation. The façade is symmetrical with a center entry, which has a low hipped roof, supported by two Tuscan columns, with a wide cornice with modillions that matches the main roof. The entry door is wood with six panels. On either side of the entry is a single-light, plate glass window with a 12-light leaded transom. The second floor has these same windows. All windows have non-original, inoperable, louvered shutters. Above the entry is a pair of single-light, plate glass windows with 8-light leaded transoms. Windows have brown brick sills and headers.

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** *2117 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W276 **OAHP No.:**

Historic Name:

Common Name: *2117 E Hamlin St.*

Property Address: 2117 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552293 **Northing:** 5277116

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000410	Montlake Park Addition, Block 4, Lot 3		.13

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:
Altman, Leonard and Gaylene	1015 Belmont Place East	Seattle, WA 98102

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: Extensive **Changes to interior:** Unknown

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

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Bungalow

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Asphalt / Composition	Flat with Parapet
Wood - Clapboard			Hip
Brick			Gable - Front Gable
			Shed

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1914

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 Craftsman style residence from 1914 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 Craftsman style architecture, it has suffered loss of integrity from multiple 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 story, single family dwelling in the Craftsman style. It appears to have had a rectangular footprint originally, but has had multiple additions and now has an irregular plan. The main body of the house is under a roof that is a hip in front and a gable on the rear, with a projecting front gable over the full-width front porch. The gable end has two, small, rectangular windows. The roof is clad in composition shingle with open eaves and decorative knee brackets in the front gable end. Exterior walls are wood clapboard and shingles. There is an exterior chimney on the east elevation, just north of the ridgeline. The front porch has a low brick wall around the sides in place of railing, and is accessed by cement steps with metal pipe rails. It is supported by two wide square posts mounted on top of brick pedestals at the corners. The entry door is obscured by a storm door. To the east of the door is a large plate glass window topped by a multi-light transom. The house features an unusual octagonal bay on the west side elevation that appears to be an addition from the historic period. It has a flat roof topped by a simple wood railing. Each side of the bay has a large plate glass window with a multi-light transom that matches the one on the façade. The house also has gabled dormers on each side elevation, a shed-roofed addition with a secondary entry on the east elevation, and at least one shed-roofed rear addition.

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** *2111 E Hamlin St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W275 **OAHP No.:**

Historic Name:

Common Name: *2111 E Hamlin St.*

Property Address: 2111 E Hamlin St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 0 **Easting:** 552270 **Northing:** 5277120

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000405	Montlake Park Addition, Block 4, Lot 2		.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:
Pechmagre, Ines	2740 Montlake 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

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
Arts & Crafts - Craftsman

Form/Type
Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition	Gable - Cross Gable Gable - Clipped Gable/Jerkinhead

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 Craftsman 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 Craftsman style architecture and retains good integrity, it is a modest example of the style and lacks distinction. 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 Craftsman style, one story, single family dwelling from 1925. It has a rectangular footprint and a cross gable roof of composition shingle with a partial width, central front porch. Exterior walls are wood clapboard. There is an exterior chimney on the east elevation. The front porch has a clipped gable roof with a cornice return and a flat arched opening and underside. It is supported on two simple round columns. The structure extends out on both sides as a wood pergola, with two more round columns at the far ends. The entry door is obscured by a storm door; it is flanked by sidelights. Porch access is concrete steps with concrete kneewalls and iron railings. On either side of the entry are fixed plate glass windows with leaded glass transoms.

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** *2740 Montlake Blvd NE, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W12 **OAHP No.:**

Historic Name:

Common Name: *2740 Montlake Boulevard NE*

Property Address: 2740 Montlake Blvd NE, 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:** Unknown
Sequence: 0 **Easting:** 552240 **Northing:** 5277135
Sequence: 0 **Easting:** 552240 **Northing:** 5277135

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000400	Montlake Park Addition, Block 4, Lot 1		.15

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Ines Pechmagre	2740 Montlake Blvd. NE	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 northwest corner **taken** 6/28/2008

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

Structural System: Balloon Frame

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

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

Style	Form/Type
Arts & Crafts - Craftsman	Single Family

Changes to windows: Slight **Other (specify):** Full second floor ad

Cladding	Foundation	Roof Material	Roof Type
Brick - Common Bond Wood - Clapboard	Concrete - Poured	Asphalt / Composition	Hip

NARRATIVE SECTION

Date Of Construction: 1920

Architect: unknown

Builder: unknown

Engineer: unknown

Study Unit	Other
Community Planning/Development 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 1920 is located in the Montlake potential historic district. However, alterations to the building, including the removal of the original roof structure and the addition of a full second story to the house have resulted in a loss of integrity of design, feeling, materials and workmanship. Although it retains integrity of location, setting and association, it no longer retains sufficient integrity to convey its history. Due to this loss of integrity, the house is not considered a contributing element to the Montlake potential historic district

and is not eligible for the NRHP, either as a contributing element to the district nor individually.

Description of Physical Appearance

At one time this building was used by Psi Omega residents (national dental fraternity). Originally one and 1/2 stories, a story was added to it in 2003 and it is now two stories, with a full basement, and one rear hipped dormer. Foundation is concrete. Exterior walls are brick veneer, common, with brick corner joints on the first floor, and cedar siding on the second floor. It has two fireplaces with tile faces and brick stems. Roof is hipped, of composition shingle with deep eaves. Front porch runs the full width of the house and is supported on square brick posts. First floor front façade is not visible due to fencing. This residence was heavily altered by the removal of the original roof and dormers and the addition of a second full story. The footprint of the house was not altered. A change in materials clearly delineates the line between original and new construction, and the new design is complementary to the original. However the alterations resulted in a loss of integrity of design, feeling, materials and workmanship. Due to this loss of integrity, the house is not considered a contributing element to the Montlake potential historic district and is not eligible for the NRHP.

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.

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** *2740 Montlake Blvd NE, Seattle, WA 98102*



View of North elevation, from across Hamlin St. **taken** 3/7/2004

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

Comments: Second floor is new construction



View of front elevation **taken** 6/28/2008

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:



View of northwest corner **taken** 10/28/2002

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

Comments: photo taken before renovation, showing original one and a half story house

Historic Property Inventory Report for **at** *2734 Montlake Blvd NE, Seattle, WA 98102*

LOCATION SECTION

Field Site No.: SR520W11 **OAHP No.:**

Historic Name:

Common Name: *2734 Montlake Boulevard NE*

Property Address: 2734 Montlake Blvd NE, 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:** Unknown
Sequence: 0 **Easting:** 552245 **Northing:** 5277115
Sequence: 0 **Easting:** 552245 **Northing:** 5277115

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
5605000395	Montlake Park Addition, Block 4, Lot 1		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 3/27/2009

Owner's Name:	Owner Address:	City/State/Zip:
Stephen F. Davis	2734 Montlake Blvd. NE	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** 6/28/2008

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: Rectangle **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown

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

Style Arts & Crafts - Craftsman

Form/Type Single Family - Bungalow

Changes to windows: Slight

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard Veneer - Stucco	Concrete - Poured	Asphalt / Composition	Gable - Parallel Gables

NARRATIVE SECTION

Date Of Construction: 1919

Architect: Unknown

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Community Planning/Development 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 1919 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 the porch enclosure and side addition. Therefore, it is not individually eligible for the NRHP, but is eligible as a contributing element to the Montlake potential historic district.

Description of Physical Appearance

This is a Craftsman style bungalow. It is one story, single family dwelling with basement. Roof is a gable on hip, with a parallel front gable over the front porch, and is lined with decorative wood fascia and beaded board soffits. Roof material is composition shingle. There are decorative elbow brackets at peaks and edges of gable ends. Exterior walls are horizontal cedar siding. Foundation is concrete. Most windows are original one-over-one with decorative lights in the upper sash. The front porch is recessed under a gable roof supported on slender paired square posts and has cement steps. The front gable end over the porch has half-timbering, and the main roof gable end has a multi-light gable window. There is an exterior chimney on the south elevation. The house has a side addition and a small section of the front porch has been enclosed. The front of the house is largely obscured by fencing and landscaping.

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.

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** *2734 Montlake Blvd NE, Seattle, WA 98102*



View of front façade in 2004 **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 *Flying A Gasoline Station* **at** *2625 E Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W200 **OAHP No.:**

Historic Name: *Flying A Gasoline Station* **Common Name:** *Union 76 Service Station*

Property Address: 2625 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:** Digitized Source
Sequence: 1 **Easting:** 552255.08 **Northing:** 5276917.8

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901085	Union City Add/Res/Por Canal		.24

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/7/2009

Owner's Name:	Owner Address:	City/State/Zip:
BTF Enterprises	26209 SE 162nd Pl.	Issaquah, WA 98027

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** 4/16/2009

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

Comments:

DESCRIPTION SECTION

Historic Use: Transportation - Road-Related (vehicular)

Current Use: Transportation - Road-Related (vehicular)

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

Structural System: Steel

Changes to plan: Unknown **Changes to interior:** Unknown **Style** Modern **Form/Type** Commercial

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

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

Cladding	Foundation	Roof Material	Roof Type
Metal	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1952

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 (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.

Although this building is located within the boundaries of the potential Montlake historic district, it no longer retains integrity of setting, design, materials, feeling, or workmanship. Its setting has been impacted by the construction of SR 520 immediately to the north, including off and on ramps at the front of the property. The building has been substantially renovated, resulting in a typical, modern-day service station appearance. No visual elements remain of the historic gas station that previously occupied the property. Therefore, this building is not eligible for the NRHP, either individually or as a contributing element to the Montlake historic district.

Description of Physical Appearance

This is a service station from 1952. It has an irregularly shaped footprint, which is rectangular with a diagonally clipped northeast corner. It has a flat roof with a wide, flat parapet that steps out from the building. The building is clad in metal panels with a vertical pattern. The east end of the building has several large plate glass windows in aluminum frames and a single glass door, and contains the office and retail functions. The center section of the building has two automobile service bays, while the west end of the building has another, slightly wider service bay. There is one window on the west elevation. The building is surrounded by paving, with two large metal canopies on steel supports over the fuel pumps, and a large backlit plastic monument sign on a metal frame.

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 *Safeway Grocery* **at** *2605 22nd Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W123 **OAHP No.:**

Historic Name: *Safeway Grocery* **Common Name:** *Hop In Market*

Property Address: 2605 22nd Ave E, Seattle, WA 98112 **Comments:**

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552269.65 **Northing:** 5276900.93

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805901090	Union City Addition/Block RES/Lot POR CANAL		0.37

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

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

Owner's Name:	Owner Address:	City/State/Zip:
Montlake LLC	575 Bellevue Square	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:



DESCRIPTION SECTION

Historic Use: Commerce/Trade - Specialty Store

Current Use: Commerce/Trade - Specialty Store

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

Structural System: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown

Changes to original cladding: Moderate **Changes to other:** Unknown

Style Vernacular

Form/Type Other, Commercial

View of East elevation **taken** 2/29/2004

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

Comments:

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

Cladding	Foundation	Roof Material	Roof Type
Brick Metal - Corrugated	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves

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: 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 brick veneer commercial building was originally a Safeway (in 1937-38) and later a Thriftway grocery (in the 1960s). It was remodeled and enlarged in 1954 and further remodeled in 1965. These alterations, including removal of character-defining shop windows and bulkheads, replacement of remaining doors and windows, and change of footprint have resulted in a loss of integrity of design, materials, workmanship, and feeling. Its setting has been impacted by the construction of SR 520 and major entrance and exit ramp immediately to the north. The building is located in the potential Montlake historic district, but due to its lack of integrity, the building is not eligible for the NRHP as a contributing element to the district nor individually.

Description of Physical Appearance

This is a one story commercial building with a square footprint. It is wood frame construction clad in painted brick veneer, with corrugated metal around the upper portion. This metal cladding projects out slightly and is scalloped on the top and bottom edges. It holds the primary signage for the building on the east and west elevations. On the front elevation facing east, the original plate glass windows with transoms above and tile bulkheads below have been removed. Two large front window openings have been bricked in. The other two openings have been altered and replaced with an aluminum-framed storefront system, with a recessed entry and smaller windows. A flat metal awning remains over the entry. An addition has been added to the south elevation, and this section does not have the upper metal cladding that the original building has. On the west elevation are double-leaf glass doors under a canvas awning that serve as a secondary entry. Multiple cell towers have been mounted on the roof of the building, and on a large pole immediately to the rear of the building. A concrete block gas station from 1952 has been attached to north elevation of the building. The building has paved parking surrounding it on both the east and west 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** *2575 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W232 **OAHP No.:**

Historic Name:

Common Name: *2575 W Montlake Pl E*

Property Address: 2575 W 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:** Digitized Source
Sequence: 1 **Easting:** 552153.26 **Northing:** 5276871.88

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900445	Union City Add/10/POR		.25

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Johnson, Walt & Nancy	2575 W Montlake Pl 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: Irregular **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: Moderate **Other (specify):**

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1951

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 Ranch style residence from 1951 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the mid-twentieth century houses found in 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 Ranch style architecture, it has suffered loss of integrity from door and window replacements. In addition, its setting has been impacted by the construction of SR 520 including an SR 520 off-ramp immediately to the north of the property. 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, Ranch style residence from 1951. It has an irregular footprint composed of a rectangular main body with two front projecting sections. The main body of the house is under a hipped roof of composition shingle. The first projecting section is under a lower hipped roof that runs perpendicular to the main roof. At the north corner of this projection is a second projection which houses the garage. The garage is under another hipped roof, parallel to the hipped roof over the first projecting section. The roof has very deep eaves and a wide interior chimney on the rear slope of the main roof. The exterior of the house is clad in brick veneer using long, narrow bricks. Windows are replacement vinyl, with a fixed single-light center pane flanked by sliding sash. The entry is off-center and recessed, and the door is Craftsman style, with three long narrow panels and an arched window, and is likely not original. There is a window to the left and to the right of the entry. The garage is contained in the final bay at the north end of the façade. The property is partially obscured by heavy landscaping in the front yard.

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** *2571 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W232 **OAHP No.:**

Historic Name:

Common Name: *2571 W Montlake Pl E*

Property Address: 2571 W 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:** Digitized Source
Sequence: 1 **Easting:** 552140.65 **Northing:** 5276855.67

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900455	Union City Add/10/POR		.19

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Nakamichi, Karin & Laurie	2571 W Montlake Pl 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

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Vernacular **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 - Clapboard	Unknown	Asphalt / Composition - Shingle	Gable
Veneer - Brick			Hip

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1938

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 1938 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, possess high artistic value, nor embody distinctive characteristics. 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 built in 1938. It has an L-shaped footprint, with the front projection of the "L" formed by the garage on the front elevation. The main house is under a side gable roof of composition shingle with flush eaves. There is band of wood clapboard forming a cornice band below the eaves. The garage has a hipped roof at a much lower height than the primary roof, but it shares the cornice band. This is a single car garage with a paneled roll-up door with three horizontal windows. The exterior of the house is clad in brick veneer. On the façade of the main body of the house, just south of the garage, is a long, narrow, 8-light window with leaded muntins that extends up above the roofline into a hipped wall dormer, clad with wood clapboards. Next to this is the entry, which is slightly recessed under the main roof. The entry door is obscured behind a storm door. To the south of the entry are two 8-light leaded muntin windows. There is an exterior chimney at the ridgeline on the south elevation. Dense landscaping obscures much of the house from public view. A wooden trellis pergola marks the entry from the street, and another one frames the entry from the driveway.

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** *2571 W Montlake Pl E, Seattle, WA 98112*



View of Property view from street **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:

Historic Property Inventory Report for **at** *2563 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W231 **OAHP No.:**

Historic Name:

Common Name: *2563 W Montlake Pl E*

Property Address: 2563 W 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:** Digitized Source
Sequence: 1 **Easting:** 552123.67 **Northing:** 5276836.97

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900475	Union City Add/10/POR		.26

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Moon, Daniel & Leah Nelson	2563 W Montlake Pl 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: Other **No. of Stories:** 1

Structural System: Balloon Frame

Changes to plan: Extensive **Changes to interior:** Unknown

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

Style Vernacular

Form/Type Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard Vertical - Board-and-Batten	Unknown	Asphalt / Composition - Shingle	Gable

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: 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 1937 is not considered a contributing element to the Montlake potential historic district because it has suffered alterations that have impacted its integrity of design, materials, feeling, and workmanship. These alterations include window replacements, removal of the original entry, and the addition of a two-car garage to the façade. This property is not eligible for the NRHP, individually nor as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one story, single family house built in 1937. It has a rectangular main section with a garage addition on the front at the north end of the building, and a rear addition at the south end of the building. The main body of the building is under a side gable roof of composition shingle. Both additions extend out under front gable roofs. The garage has vertical board and batten in the gable end. The rest of the house is clad in wood clapboards. The garage appears to have replaced the original entry to the house, and now the only front entry is through a pedestrian door on the south elevation of the garage. The entry door is a replacement door with six lights above two panels. The two-car garage dominates the façade and has a paneled roll-up door with four horizontal windows. The roofline of the garage is lower than the primary roof. There is an interior chimney of painted brick on the front roof slope near the ridgeline, just south of the garage. There are two pair of 1/1 windows on the façade, both replacement sash. The front of the property is heavily landscaped, shielding much of the house from 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** *2563 W Montlake Pl E, Seattle, WA 98112*



View of Garage - view of property visible from public right of way **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:

Historic Property Inventory Report for **at** *2553 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W230 **OAHP No.:**

Historic Name:

Common Name: *2553 W Montlake Pl E*

Property Address: 2553 W 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:** Digitized Source
Sequence: 1 **Easting:** 552108.93 **Northing:** 5276814.64

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900470	Union City Add/10/POR		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Pugh, James Patrick & Gina Huddleston	2553 W Montlake Pl 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

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

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: 1936

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 1936 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 a large rear shed dormer addition, visible because of the property's corner location. 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 built in 1936 in the Tudor style. It has an L-shaped footprint, and the main body of the house is under a side gable roof. The front projecting section has a front gable with a curved extension forming a cat slide roof on the north side. The façade of the main section of the house has an arched eyebrow roof over a large, fixed, 24-light leaded glass window with a colored glass shield in the center. This window is flanked by inoperable wood shutters with diamond-patterned molding. The exterior of the house is clad in brick veneer. The façade of the projecting section has two leaded, colored glass windows. The larger one is diamond-patterned with a shield in the center and flanked by inoperable diamond-patterned shutters. The smaller one consists of five rows of three rondels each. There is also a small colored glass gable end window. The entry is reached through an arch under the cat slide roof. The door has a small window behind a decorative metal grille. The north elevation has an exterior chimney at the ridgeline. A large shed dormer has been added on the rear roof slope. A metal picket fence with brick pillars has been added across 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.

Historic Property Inventory Report for **at** *2521 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W207 **OAHP No.:**

Historic Name:

Common Name: *2521 W Montlake Pl E*

Property Address: 2521 W 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:** Digitized Source
Sequence: 1 **Easting:** 552084.67 **Northing:** 5276779.6

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900505	Union City Add/11/POR		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/11/2009

Owner's Name:	Owner Address:	City/State/Zip:
Phillips, V. Ellen	2521 W. Montlake Pl. 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:** 2

Structural System: Balloon Frame

Changes to plan: Extensive **Changes to interior:** Unknown

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

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

Style	Form/Type
Colonial - Colonial Revival	Single Family

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1937

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 1937 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 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 two story, Colonial Revival style, single family residence. It has an irregularly shaped footprint, with a one story wing to the north, and a large rear addition on the west. Much of the house is obscured from public view by heavy vegetation and an ornate fence composed of arched sections of narrow vertical boards between sections of narrow horizontal boards and concrete block pillars topped with concrete urns. The main, two story body of the house is under a hipped roof of composition shingle, with a red brick interior chimney on the rear roof slope just north of the center. The first floor of the house, including the one story wing to the north, is clad in painted brick veneer. The second floor is clad in wood shingles. A band of decorative scalloped molding runs along the top of the wall just under the roof, on both the main house and the north wing. The front façade on the main house is symmetrical with a center entry. The entry is under a shallow front gable roof and has a Colonial Revival style surround, with a heavily molded triangular pediment over a pair of square, reeded pilasters. The entry door has six panels, behind a screen door, and is topped by a five-light transom. On the second floor above the entry is a 4/4 wood window. All other front façade windows are 6/6 wood windows, including the one on the north wing. The north wing also has a hipped roof of composition 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** *2521 W Montlake Pl E, Seattle, WA 98112*



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

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

Comments:



View of Fence along front of property **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:

Printed on 7/6/2009 2:03:10 PM

Historic Property Inventory Report for **at** *2511 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W206 **OAHP No.:**

Historic Name:

Common Name: *2511 W Montlake Pl E*

Property Address: 2511 W 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:** Digitized Source
Sequence: 1 **Easting:** 552067.42 **Northing:** 5276759.23

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900515	Union City Add/11/POR		.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:
Burns, William	2511 W. Montlake Pl. 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: Rectangle **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	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - Shingle	Hip Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1931

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 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 1930s Tudor style architecture and it retains very good integrity. 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 1931. It has a rectangular footprint. The main body of the house is under a steeply pitched hipped roof, while the front section is under a clipped front gable roof. The roof is clad in patterned composition shingle with an exterior chimney on the south elevation. The house and chimney are clad in two different types and color of brick, forming a random pattern. The front façade is asymmetrical, with the entry located in the south end. The entry is slightly recessed with stucco walls and a vertical wood plank door. The door has exaggerated iron strap hinges and a small window behind a decorative metal grill. Next to the entry is a small 1/1 colored glass window. To the north of the entry is a large window opening with operable metal casement windows surrounded by fixed sash above and to the sides. Above the entry is a hipped roof, wall dormer with a six-light metal casement flanked by 3-light fixed sash. Below and to the sides of this dormer are three half-timbered sections with heavily patterned brick. Immediately adjacent to this half-timbering is 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.

Historic Property Inventory Report for **at** *2507 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W205 **OAHP No.:**

Historic Name:

Common Name: *2507 W Montlake Pl E*

Property Address: 2507 W 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:** Digitized Source
Sequence: 1 **Easting:** 552059.69 **Northing:** 5276749.55

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900510	Union City Add/11/POR		.09

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:
Lee, Rand William	2507 W. Montlake Pl. 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:** 1.5

Structural System: Balloon Frame

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

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

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Parallel Gables Gable - Clipped Gable/Jerkinhead Shed Gable - Cross Gable

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 (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 1929 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 a large 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 house in the Tudor style from 1929. It has an irregular shaped footprint and is clad in brick veneer. It has a steeply pitched cross gable roof of composition shingle with a clipped front gable. There is an exterior chimney on the north elevation. The front façade is asymmetrical, with the front gable section projecting forward, and the entry located at the north end in the side gable section, recessed under a shed roof. The entry door is wooden with exagerated iron strap hinges and a small colored glass window in the pattern of a shield, behind metal bars. The bottom of the brick walls that surround the entry have an extension that curves out - the south side wall curves to the north, and the north side wall curves to the east. Above the entry is front gabled, wall dormer with a 6-light metal casement window. On the first floor next to the entry are two long narrow, fixed windows of colored, "bull's eye" patterned glass, joined under a wide, brick, segmental arch with a rough stucco panel. To the south of these windows is larger window opening with a heavy stucco lintel, flanked by wood plank shutters. Above this opening on the second floor is a 6-light metal casement window flanked by fixed 3-light sash and wood plank shutters. The house is surrounded by a modern fence of metal pickets with brick pillars between. It appears that the house originally had a somewhat "L" shaped plan, but it has had a large rear addition, giving it the current irregular plan, with another side gable roof running paralell to the original one in front of it, and what appears to be a flat roof infill between them.

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** *2501 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W204 **OAHP No.:**

Historic Name:

Common Name: *2501 W. Montlake Pl E*

Property Address: 2501 W 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:** Digitized Source
Sequence: 1 **Easting:** 552052.79 **Northing:** 5276738.93

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900520	Union City Add/11/POR		.08

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/11/2009

Owner's Name:	Owner Address:	City/State/Zip:
Borcich, Vincent	PO Box 1403	Edmonds, WA 98020

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

Structural System: Balloon Frame

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

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

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Cross Gable
Shingle			Shed
Veneer - Brick			

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1931

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 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 1930s Tudor style architecture, and although it has had minor changes such as the addition of a small shed-roofed section on the second floor front façade, it still retains very good integrity. 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 house in the Tudor style from 1931. It has a rectangular footprint and a steeply pitched cross gable roof of composition shingle. An exterior chimney is found on the south elevation. The exterior of the house is clad in brick veneer with a diagonal pattern. The front façade is dominated by the assymmetrical gable end. The entry is slightly recessed within a round arched opening outlined in stepped brick molding and cast concrete trim. The wooden door is arched and has a small rectangular window behind a decorative metal grill. Adjacent to the entry is a long narrow window of colored, "bull's eye" patterned glass. To the north of this is a large opening with a pair of metal casement style windows, each composed of an operable center sash of 6 lights flanked by two fixed 3-light panes. On the second floor, above the large window opening, is an identical single window. To the north of the large window opening is a small triangular vent of half-round tiles. The peak of the front gable end is clad in wood weatherboards. Behind the front gable, running parallel to the side gable, a small shed-roofed area has been added to the north of the front gable. The wall section of this addition is clad in wood shingle, and on the front elevation it has a modern metal 2-light casement window. On the south side of the front gable, part of the wall section is clad in wood shingle, and there is a 6-light casement 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.

Historic Property Inventory Report for *Montlake Field House* **at** *1618 E Calhoun St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W24 **OAHP No.:**

Historic Name: *Montlake Field House* **Common Name:** *Montlake Community Center*

Property Address: 1618 E Calhoun 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:** 551843.14 **Northing:** 5276667.78

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788202280	Pike's 2nd Add to Union City/41-43, 48-52/lots unk		17.43

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:
City of Seattle Parks Department	800 Maynard Ave S 3rd Fl	Seattle, WA 98134

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** 6/28/2008

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

Comments:

DESCRIPTION SECTION

Historic Use: Social - Clubhouse

Current Use: Social - Clubhouse

Plan: Cross/Cruciform **No. of Stories:** 1

Structural System: Balloon Frame

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

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

Style Tudor - Tudor Revival

Form/Type Other

Changes to windows: Intact

Other (specify):

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

NARRATIVE SECTION

Date Of Construction: 1935

Architect: Unknown

Builder: Civil Works Admin. (CWA)

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): Yes - National

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

Statement of Significance

From the City of Seattle, Department of Neighborhoods, "The Civil Works Administration (CWA) and the Washington Emergency Relief Administration (WERA) constructed this architecturally distinctive...field house in 1933-35 as the first permanent improvement to Montlake Playfield. The city...acquired the property for the playfield in 1933 with funding from a Local Improvement District. The acquisition of the playfield site was the result of a massive community petition, however there was substantial opposition from the owner of most of the site and the nearby houseboat owners facing eviction. Mrs. Alta M. Wheeler cultivated dahlias on her property to supply her flower shop, Dahlialand Gardens, which was located several blocks to the south on Boyer Avenue East. Mrs. Wheeler was the wife of a prominent Seattle businessman, James W. Wheeler, who served as vice president and treasurer of West & Wheeler, a real estate company. When Mrs. Wheeler objected to the low price offered by the city, it was necessary to acquire the land through condemnation proceedings. After the playfield site was acquired..., work began immediately on improvements with the assistance of Depression-era relief agencies. The...CWA began construction of the new Montlake field house in 1934, however the...WERA completed the work in 1935 when the CWA was disbanded. Established in November 1933 to provide relief work for unemployed persons through public work projects, the CWA functioned simultaneously with the Federal Emergency Relief Administration (FERA) and to some extent with the same personnel. In March 1934, the CWA was liquidated, and its functions and records were transferred to the Emergency Relief Program of FERA. In 1935, the Works Progress Administration (WPA) consolidated and superseded several earlier programs, including the CWA and the FERA. The WERA was a relief agency operated by the Washington State government from 1933-37. In addition to creating work for the unemployed, WERA also provided other public welfare assistance, including aid to the aged, the homeless, and the impoverished. The Parks Department had constructed its first field houses in 1911 at Hiawatha and Ballard Playfields. Within the next several years, similar wood frame field houses were constructed at Collins and South Park Playfields. In the later 1920s, larger masonry field houses were constructed at Green Lake Park and Rainier Playfield. During the 1930s, two smaller...field houses were built at Laurelhurst and Montlake Playfields. These buildings were not as large as the earlier field houses but provided more spacious recreational facilities than the smaller shelter houses. Designed with Tudor Revival stylistic features, this attractive...building was constructed on the southern side of the playfield and contained offices, a large social room, clubrooms and restroom facilities all on one level. In the mid-1970s, a large recreation building was constructed north of the original building as part of extensive improvements to the playfield. With its distinctive Tudor Revival detailing, this building is significant for its design and for its associations with the CWA and the WERA and the development of Montlake Playfield." This building has very good integrity and is a designated Seattle Landmark. It is individually eligible for the NRHP under Criterion A for its association with the development of the Montlake neighborhood and the City of Seattle parks system, as well as its association with the CWA, WPA and WERA. It is also eligible under Criterion C for its distinctive characteristics as an early fieldhouse and recreation center, and as a good example of Tudor Revival style architecture.

In addition, the building is eligible for the NRHP as a contributing element of the Montlake potential historic district. 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 early field house and community center from 1935 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 architecture that makes up the district.

Description of Physical Appearance

This is a one story community center built in 1935 in the Tudor Revival style. It has a cruciform plan and is frame construction with red brick veneer. It has a cross gabled roof with clipped (jerkinhead) gable ends, clad in composition shingle. The gable ends project out slightly over the lower walls, and feature stucco half-timbering and decorative verge boards. The center of the gable ends extend down and here the vertical members within the half timbering end in drop pendants below the scalloped lower edge of the horizontal beam across the bottom. On the north and south elevations, the cross gable ends also feature a multi-paned casement window centered between wooden louvers of the same size. On the east elevation, the side gable end has two multi-paned casement windows in a similar configuration. The wooden entry doors are set in segmentally arched openings in each elevation. Windows are a combination of eight-light awning windows and 6/6 double-hungs. Two new metal doors have been added to accommodate restroom entries. The west elevation has a large exterior chimney in the center.

Major Bibliographic References

King County Assessor's Records

Seattle.gov Department of Neighborhoods - Historical Sites "Summary for 1618 E Calhoun ST E / Parcel ID 6788202280 / Inv # DPR063." http://web1.seattle.gov/dpd/historicalsite/QueryResult.aspx?ID=935821135

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

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** *2552 20th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W202 **OAHP No.:**

Historic Name:

Common Name: *2552 20th Ave E*

Property Address: 2552 20th 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:** 552183.79 **Northing:** 5276819.65

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900400	Union City Add/9/7		.14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/8/2009

Owner's Name:	Owner Address:	City/State/Zip:
Choi, Theodore & Joan	2552 20th 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: Rectangle **No. of Stories:** 2

Structural System: Balloon Frame

Changes to plan: Intact **Changes to interior:** Unknown **Style** Art Deco **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 - Clapboard	Concrete - Poured	Asphalt / Composition - Shingle	Hip

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1937

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 1937 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It is a representative example of the early twentieth century houses that make up the district and retains very good integrity. 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. 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, single family house in a late Art Deco style. It has a rectangular footprint and a hipped roof of composition shingle with a wide interior brick chimney placed off-center and running perpendicular to the ridgeline. The exterior of the house is clad in wide wood clapboards that wrap around the corners with no cornerboards, resulting in a clean, streamlined appearance. The house has a symmetrical façade with a center entry. The entry is composed of a pair of wood doors ornamented with diagonal trim forming a chevron pattern. The doors are contained within a wide surround with a narrow inset panel above the doors and reeded panels on each side of the doors with a patera above each. A non-original shed awning supported on metal braces and covered in corrugated metal shields the front entry. An elongated octagonal window is found on the second floor above the entry. On the first floor, the entry is flanked by a pair of tripartite windows. These windows are full length and have a center section of five horizontal panes between side sections of five smaller, square panes. On the second floor above these tripartite windows are two 4/4 windows with a diagonal cross pattern metal railing across the lower sash. At the top of the wall, just below the roofline, is a band of wave molding that wraps all the way around the house. Windows on the side elevations are 4/6 on the first floor and 4/4 on the second floor. There is a below-grade garage on the south elevation, accessed from E. Louisa 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.

Additional Photos for: **at** *2552 20th Ave E, Seattle, WA 98112*



View of Southeast 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:

Printed on 7/6/2009 2:06:54 PM

Historic Property Inventory Report for **at** *2564 W Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W122 **OAHP No.:**

Historic Name:

Common Name: *2564 W Montlake Place E*

Property Address: 2564 W Montlake Pl E, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552193.02 **Northing:** 5276852.87

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900340	Union City Addition, Block 9, Lot 1-2		0.21

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/21/2009

Owner's Name:	Owner Address:	City/State/Zip:
Stoppels, Sara	2564 W Montlake Pl 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 from the street **taken** 12/20/2005

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: T-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:** Unknown

Style
Other
Ranch

Form/Type
Single Family
Other

Vernacular

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1947

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 Ranch style residence from 1947 is eligible for the NRHP as a contributing element to the Montlake potential historic district and is a representative example of the mid-twentieth century houses that are found in 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. It retains good physical integrity, but its setting has been impacted by the construction of SR 520 immediately to the north, including on- and off-ramps. Although it does embody some characteristics of the Ranch style, it is not architecturally distinctive. It is a typical example of a ubiquitous style and lacks individual significance. 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, Ranch style residence from 1947. It has a T-shaped footprint, and is sited on a high elevation. It sits above a basement with a ground-level single-car garage, which has a paneled tilt-up garage door with one central window. Clad in brick veneer, the house has a low-pitched hipped roof of composition shingle with wide boxed eaves. A prominent interior chimney is located on the front roof slope, near the center of the house. The façade features fixed, plate glass windows with narrow sidelights in wood frames. The entry is located under the projecting front hip. It is accessed by concrete steps at the corner of E. Roanoke Street and W. Montlake Place E. This house has very limited visibility due to the high elevation and dense surrounding landscaping.

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** *2009 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W100 **OAHP No.:**

Historic Name:

Common Name: *2009 E Roanoke St*

Property Address: 2009 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:** 552334.27 **Northing:** 5276853.24

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900370	Union City Addition, Block 9, Lot 3		0.14

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:
PEARSON, MICHAEL L.+DIANNE M.	12904 94th Ave E	PUYALLUP, WA 98373

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** 10/28/2002

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:** Intact **Style** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Unknown Ranch Single Family - Side Gable

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco Veneer - Brick	Concrete - Poured	Wood - Shake	Gable - Side Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1950

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. 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 1950 retains good integrity and is eligible for the NRHP as a contributing element to the Montlake potential historic district. It is a representative example of those mid-twentieth century houses that were constructed near the end of the neighborhood's historic development. However, 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. 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 residence from 1950 is a modest Ranch-style house with a side gable roof of wood shingle. It has boxed eaves and a prominent exterior chimney on the west elevation. The house is clad in brick veneer with horizontal siding in the gable ends, and stucco on the ground floor where the walls are exposed. The house sits on a lot that is raised above street level, and has a below-grade garage. It has limited visibility due to heavy vegetation. The windows are 6 lights, aluminum-framed, flanked by fixed, non-operable louvered shutters. The garage has a wood, paneled, tilt-up door. The house is accessed via concrete stairs with a metal pipe handrail. The house appears to have good integrity.

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** *2015 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W101 **OAHP No.:**

Historic Name:

Common Name: *2015 E Roanoke St*

Property Address: 2015 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:** 552240.03 **Northing:** 5276851.41

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900380	Union City Addition, Block 9, Lot 4-5		0.18

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 4/23/2009

Owner's Name:	Owner Address:	City/State/Zip:
MANN, JOAN & BOTTCHER ELKE	2015 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 east elevation **taken** 4/16/2009

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

Comments: This is how the house is accessed, via a long, shared driveway from 22nd Ave.

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

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

Structural System: Platform Frame

Changes to plan: Extensive **Changes to interior:** Unknown

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

Style Vernacular

Form/Type Single Family - Cross Gable

Changes to windows: Slight

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Concrete - Block Veneer - Stucco Vertical - Boards	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Cross Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1949

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 (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 1949 is not eligible for the NRHP and is not a contributing element to the Montlake potential historic district. It has suffered loss of integrity of design and feeling from two large additions, and the setting has been impacted by the orientation of the house being changed from Roanoke Street to an alley off of 22nd Avenue E. Due to the substantial loss of integrity, this property is not eligible for the NRHP, neither individually nor as a contributing element to the potential historic district.

Description of Physical Appearance

This residence appears to have been a Ranch-style house originally, with a side gable roof and metal casement windows, and a smooth stucco exterior. Its address is Roanoke Street, but it is not accessible from Roanoke and no longer engages Roanoke Street at all. It is now accessed from 22nd Avenue E. via a long driveway that is shared with the two adjacent properties. A large two-story addition has been added to the east elevation, perpendicular to the main house. This addition contains a garage on the ground floor, and the second floor has an exterior stair and skylights on the roof. The ground floor is concrete block while the second floor is clad in vertical wood panels on the north elevation. Another two-story addition is on the north elevation, this one with a steep side gable roof. This addition is clad in stucco and has vinyl windows. The house has limited visibility due to its siting and 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

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** *2015 E Roanoke St, Seattle, WA 98112*



View of north elevation from Roanoke Street **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:

Historic Property Inventory Report for **at** *2023 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W102 **OAHP No.:**

Historic Name:

Common Name: *2023 E Roanoke St.*

Property Address: 2023 E Roanoke St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552261.85 **Northing:** 5276859.4
Sequence: 1 **Easting:** 552261.85 **Northing:** 5276859.4

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900385	Union City Addition, Block 9, Lot 5-6		0.11

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:
PATTERSON, JAMES A+RIE	2023 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 south elevation **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: L-Shape **No. of Stories:** 2

Structural System: Platform Frame

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

Style
Vernacular

Form/Type
Single Family - Side Gable

Cladding
Vertical - Board-and-Batten
Wood - Clapboard

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition
Concrete - Tile

Roof Type
Gable

NARRATIVE SECTION

Study Unit **Other**
Architecture/Landscape Architecture

Date Of Construction: 1952
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 1952 is located in the Montlake historic district. However, 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. In addition, it has suffered loss of design integrity from the window replacements and possible additions. 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 two story residence that appears to have been remodeled. The first floor is clad in horizontal wood siding, while the second floor and rear are clad in vertical board and batten, which may signal additions to the original building. The house has a side gable roof of tile. On the second floor and rear, the roof projects out and has open eaves. On the first floor, a very deep overhang with exposed rafters forms an entry porch, but there is no roof overhang beyond that. The wooden entry door has 8 panels. Under the entry porch, the wall features five fixed, plate glass windows. Most windows in the house appear to have been replaced, and are mostly single light casement. The house has an interior chimney of red brick near the center of the building. The second floor next to the chimney has a roof-top terrace between the second floor section and the rear section, also indicating that the house has been altered. Although the address of the house is E. Roanoke, the Roanoke Street (north) side is actually the rear of the house, and the house faces south and is accessed by a rear alley/driveway that it shares with the two neighboring properties.

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** *2565 22nd Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W201 **OAHP No.:**

Historic Name:

Common Name: *2565 22nd Ave E*

Property Address: 2565 22nd 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:** 552273.77 **Northing:** 5276855.04

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900390	Union City Add/9/6		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/7/2009

Owner's Name:	Owner Address:	City/State/Zip:
Ford, Debra K.	2565 22nd 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 southeast corner and 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: Rectangle **No. of Stories:** 2

Structural System: Platform Frame

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

Changes to original cladding: Moderate **Changes to other:**

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

Cladding	Foundation	Roof Material	Roof Type
Metal	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves
Veneer - Stucco			
Vertical - Boards			

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1962

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 (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 house was constructed in 1962, which is outside the period of significance for the potential Montlake historic district, so it is not eligible for the NRHP as a contributing element to the district. It has been substantially renovated, including new windows, siding, entry awning, and decks. This has impacted its integrity of design, materials, feeling, and workmanship. While the present appearance of the house is well designed, it is not the known work of a master, and does not possess high artistic value. Available research did not reveal any associations with significant persons or events. Due to the lack of integrity and the failure to meet NRHP criteria, the house is not individually eligible for the NRHP.

Description of Physical Appearance

This is a two story, single family residence with a rectangular footprint. It was built in 1962. It has a flat roof with projecting eaves, and the roof steps down over the northern quarter of the house. The exterior is clad in smooth stucco on the second floor, with a band of molding separating the stucco from the vertical wood siding on the first floor. Strips of this same molding separate the front façade into four vertical sections. The two sections on the southern end of the building are indentical. Each has a pair of 1/1 metal-framed sliding sash windows symmetrically aligned on the first and second floors. These windows are set in a band of metal panels that reach from the bottom of the wall to the top, terminating at the eave, giving the house a strong vertical emphasis. The next section of the façade contains the entry, which is a pair of unadorned doors. A row of metal panels runs from the top of the doors to the top of the wall, encompassing a large 8-light fixed sash window on the second floor above the doors. The entry is shielded by a contemporary-style metal awning frame with glass panels. The final section of the front façade is the section on the north end, which is lower in height than the rest of the building. This section has two small narrow windows set in a very narrow strip of metal panels. The north elevation has a 3-light window on the second floor, set in a row of metal panels that is three panels wide in the center of the wall, again running from the top to the bottom of the wall. The south elevation has the same three-wide metal panels in the center of the wall, with three 1/1 windows on the second floor, and three modern glass doors on the first floor that open onto a fenced deck. A wooden fence also surrounds the front elevation, and behind this fence, the entry is accessed by a front deck with horizontal wood railing.

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** *2565 22nd Ave 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:

Printed on 7/6/2009 2:09:32 PM

Historic Property Inventory Report for **at** *2201 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W103 **OAHP No.:**

Historic Name:

Common Name: *2201 E Roanoke St.*

Property Address: 2201 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:** 552311.36 **Northing:** 5276855.38

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900235	Union City Addition, Block 8, Lot 1		0.11

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:
NICKLES, LAURELLE A	2201 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 West elevation from 22nd Ave. E **taken** 10/28/2002

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: Square **No. of Stories:** 2

Structural System: Balloon Frame

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

Changes to original cladding: Moderate **Changes to other:** Unknown

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick Veneer - Vinyl Siding	Concrete - Poured	Asphalt / Composition	Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1910

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 1910 is located in the Montlake potential historic district. However, alterations to the siding, windows, and front porch have impacted its integrity of design, feeling, materials and workmanship. Although it retains integrity of location, setting and association, it no longer retains sufficient integrity to convey its history, either individually or as part of the neighborhood. Therefore it is not eligible for the NRHP.

Description of Physical Appearance

This is a two-story residence with a rectangular footprint over a full basement. It has a side gable roof of composition shingle with shallow boxed eaves on the front and back elevations, but is flush on the side elevations. The poured concrete foundation is visible along the basement level, and the first floor is clad in brick (clinker type) veneer, while the second floor is vinyl siding (which was originally stucco, according to the assessor's records). The soffits are also vinyl. On the front elevation, the entry porch has a hipped roof on replacement metal supports with metal railing. The porch is concrete block. The second floor has a shallow projecting bay on the east side of the front elevation. On the western elevation, there is another projecting bay under a shed roof which wraps around the rear corner of the house to form a gable over a rear entry. There is a small shed-roofed addition on the rear of the house, and a separate two-car garage has been added at the rear of the property. All windows in the house have been replaced with vinyl sash, mostly one-over-one. However, on the front elevation and the first floor western elevation, the openings have been changed to accommodate large fixed, plate glass windows with smaller one-over-one sash on each side. The house retains a clinker brick chimney on the east side. A brick retaining wall has been built across much of the front elevation to form a large planting bed, and the lot is surrounded on the front and west sides by a concrete block retaining 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

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** *2205 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W117 **OAHP No.:**

Historic Name:

Common Name: *2205 E Roanoke St*

Property Address: 2205 E Roanoke St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552322.6 **Northing:** 5276854.75

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900240	Union City Addition/Block 8/Lot 1-2		0.06

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:
GOGGIN PATRICK J	2205 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 front façade **taken** 10/28/2002

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 **Style** Vernacular **Form/Type** Single Family

Changes to original cladding: Moderate **Changes to other:** Unknown

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

Cladding	Foundation	Roof Material	Roof Type
Veneer - Vinyl Siding	Concrete - Poured	Asphalt / Composition	Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1947

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 1947 is located in the Montlake potential historic district. However, alterations to the siding and windows have impacted its integrity of design, feeling, materials and workmanship. Although it retains integrity of location, setting and association, it no longer retains sufficient integrity to convey its history, either individually or as part of the neighborhood. Therefore it is not eligible for the NRHP.

Description of Physical Appearance

This residence is a simple vernacular house built in 1947 with no identifiable style. It has a rectangular footprint, and is clad in vinyl siding. It has a front gable roof of composition shingle with a small metal louvered vent in the gable end. The first room of the house has overhanging eaves on the side elevations, while the remaining rooms to the rear have no eaves. The two-bay façade contains the main entry and a large, single pane, fixed, plate glass window flanked by inoperable shutters. This window is not original and the opening has been altered to accommodate its large size. The main entry door is not visible behind a storm door and is located under a small metal awning. The foundation is poured concrete and the entry is reached by concrete steps with metal railings.

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** *2209 E Roanoke St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W118 **OAHP No.:**

Historic Name:

Common Name: *2209 E Roanoke St*

Property Address: 2209 E Roanoke St, Seattle, WA 98112

Comments:

County	Township/Range/EW	Section	1/4 Sec	1/4 1/4 Sec	Quadrangle
King	T25R4na	21	NW		SEATTLE NORTH

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552334.27 **Northing:** 5276853.24

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900245	Union City Addition, Block 8, Lot 2		0.10

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:
KERL KLAUS	PO BOX 45174	Seattle, WA 98145

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** 10/28/2002

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: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown

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

Style
Arts & Crafts
Vernacular

Form/Type
Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Shingle - Concrete/Asbestos	Concrete - Poured	Asphalt / Composition	Gable - Clipped Gable/Jerkinhead

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1921

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. 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 1921 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 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 alterations to the siding and the footprint. 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 residence is a bungalow built in 1921 with some Craftsman style elements. The overall roof configuration is cross gable, clad in composition shingle. The façade and side projection roofs have clipped gables. The exterior is sheathed in replacement asbestos shingle siding. Some of the original, wood-frame windows remain. These windows have Craftsman styling, including sets of paired, 1/1 windows with Craftsman-styled upper pane configurations, and single hung sashes with multi-light, fixed transoms above. The original front porch has been enclosed and the front door replaced. A metal awning now shields the main entry. A brick exterior chimney remains on the east elevation. The foundation is poured concrete. The building sits on a bluff surrounded by mature vegetation, which obscures a full view of the building. At ground level, below the front elevation, is a concrete block 2-car garage building with 1960s era detailing on the doors. The garage openings are wide plank, roll-up wood doors, and the wall above the doors is clad in wood siding.

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** *2209 E Roanoke St, Seattle, WA 98112*



View of Garage **taken** 3/10/2004

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:

View of **taken**

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

Comments:

Historic Property Inventory Report for **at** *2571 E Montlake Pl E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W202 **OAHP No.:**

Historic Name:

Common Name: *2571 E. Montlake Pl E*

Property Address: 2571 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:** Digitized Source
Sequence: 1 **Easting:** 552348 **Northing:** 5276847.66
Sequence: 1 **Easting:** 552348 **Northing:** 5276847.66

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900255	Union City Add/8/3-4		.10

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:
Ihnot, James	610 Market St. #100	Kirkland, WA 98033

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: Platform Frame

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

Changes to original cladding: Moderate **Changes to other:** Moderate Ranch Single Family

Changes to windows: Extensive **Other (specify):** Garage door remov

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1951

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 (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 1951 is located in the Montlake historic district. However, 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. In addition, it has suffered some loss of design and materials integrity from window and siding replacements, as well as the removal and infill of the garage door. 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 1951. It is one story over a full basement and has an "L" shaped footprint. The main body of the house containing the entry is under a side gable roof, while the front projecting portion that originally housed the garage is under a hipped roof. The roof is clad in composition shingle and has deep boxed eaves, with an exterior brick chimney on the northwest elevation, centered in the gable end. The main house is clad in masonite siding, while the basement level is clad in narrrow brick veneer. The entry to the house is located at the interior apex of the "L" plan, and is accessed by concrete steps with metal railings. The entry contains a 6-panel door surrounded by very wide frosted glass sidelights and a frosted glass transom. Below the sidelights is a brick bulkhead on one side and a brick landscaping planter on the other. Adjacent to the entry, the façade has three replacement, plate glass windows in vinyl frames. The southeast section of the house projects forward towards the street, and originally contained a garage door on the ground floor. That opening is now filled with a pedestrian door, a small sliding sash, vinyl window, and masonite siding, and the driveway is fenced off with a wooden fence. Another small sliding sash vinyl window is adjacent to the former garage opening. On the second floor above the former garage are two large, plate glass, fixed sash on either side of a smaller window opening that has been boarded over.

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** *2216 E Louisa St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W208 **OAHP No.:**

Historic Name:

Common Name: *2216 E Louisa St*

Property Address: 2216 E Louisa 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:** 552353.83 **Northing:** 5276815.81

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900305	Union City Add/8/9-10		.13

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/11/2009

Owner's Name:	Owner Address:	City/State/Zip:
Dameron, Cassandra	2216 E. Louisa 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 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: Rectangle **No. of Stories:** 1.5

Structural System: Balloon Frame

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

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

Changes to windows: Extensive **Other (specify):** Door added to side

Style: Arts & Crafts - Craftsman

Form/Type: Single Family - Side Gable

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

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: 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 1922 is not eligible for the NRHP and is not considered a contributing element to the Montlake potential historic district. It has suffered loss of integrity of design, materials, workmanship, and feeling from numerous alterations, including vinyl siding, the addition of a large exterior stair, rear dormer, and gable end door, and the replacement of all windows and doors. Due to the substantial loss of integrity, this property is not eligible for the NRHP, either individually or as a contributing element to the potential historic district.

Description of Physical Appearance

This is a one-and-a-half story, single family residence with a rectangular footprint, built in 1922. The massing, roofline, and shed front dormer indicate that it may have originally been in the Craftsman style, but subsequent alterations have removed all stylistic elements. It has a side gabled roof of composition shingle with a shed roofed dormer in the center. It retains a red brick interior chimney in the center of the rear roof slope, near the ridge. A large gabled dormer has been added to the rear roof slope. The house is clad in vinyl siding and has vinyl-covered soffits. The front façade is dominated by a full-width front porch supported on square wood beams that sit atop four square wood posts. Porch railings consist of two horizontal wood members, but this is only fully intact on the front west section. The porch retains a wood floor, and is accessed via center steps. The front of the porch at ground level is also enclosed in vinyl siding. The façade is symmetrical with a center entry, which has a 10-panel replacement door behind a storm screen. On either side of the door are paired 6/1 windows, which are replacement vinyl sash. The shed dormer also has vinyl siding and replacement vinyl windows consisting of a long horizontal, single light, fixed sash between two 4-light sliding sash. On the east elevation, a large wooden exterior stair has been added to provide exterior access to the second floor, with wood picket railings and two landings. Wood lattice has been attached to the outside of the support posts. The stairs terminate at a 12-light door with sidelights that has been added to the gable end. Side windows are replacement 1/1 vinyl.

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** *2216 E Louisa St, Seattle, WA 98112*



View of Southeast 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:

Historic Property Inventory Report for **at** *2220 E Louisa St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W209 **OAHP No.:**

Historic Name:

Common Name: *2220 E Louisa St.*

Property Address: 2220 E Louisa St, Seattle, WA 98112

Comments:

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

Coordinate Reference
Zone: 10 **Spatial Type:** Point **Acquisition Code:** Digitized Source
Sequence: 1 **Easting:** 552369 **Northing:** 5276817.88

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900315	Union City Add/8/10		.07

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/11/2009

Owner's Name:	Owner Address:	City/State/Zip:
Gray, Frances Estelle	1200 Lakeshore Ave #3A	Oakland, CA 94606

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

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

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

Style Tudor - Cottage

Form/Type Single Family - Side Gable

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

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. 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 it retains very good integrity. 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 1930 in the Tudor Cottage style. It has an "L" shaped plan with a clipped side gable roof of composition shingle and a projecting front gable with "cat slide" curve over the entry porch. It has a small stucco interior chimney near the center of the front roof slope, as well as a prominent stucco exterior chimney on the front elevation, with asymmetrical chimney shoulders and two terra cotta chimney pots on the top. The exterior of the house is clad in textured stucco. The front chimney breast is flanked by a pair of 15-light casement windows with leaded muntins in wood frames. The entry porch has a round arched opening on the front and east side, and is accessed by concrete steps with a metal railing. Inside the porch, is an arched window of colored glass on the north wall, and the entry door is recessed on the west wall. Next to the entry porch is the only other façade window, which is 8/1 wood framed with leaded muntins.

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** *2226 E Louisa St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W208 **OAHP No.:**

Historic Name:

Common Name: *2226 E Louisa St.*

Property Address: 2226 E Louisa 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:** 552379.36 **Northing:** 5276814.73

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900320	Union City Add/8/10-12		.06

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/11/2009

Owner's Name:	Owner Address:	City/State/Zip:
Fleischmann, Sybille	2226 E. Louisa 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 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:** 1.5

Structural System: Balloon Frame

Changes to plan: Moderate **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
Veneer - Vinyl Siding Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Front 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 (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 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 1920s Tudor style architecture, it has suffered loss of integrity from a 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 1926 in the Tudor style. It has an "L" shaped footprint and is clad in pebbled stucco. The roof over the main body of the house is a steeply pitched front gable with projecting eaves. The section of the house on the north elevation is covered by another steeply pitched front gable that projects up from the same ridgeline as the main gable but is set further back. Each of these gables has a large shed-roofed dormer on the side. The roof is clad in composition shingle. The front elevation faces east toward E. Montlake Place E., even though the address of the property is E. Louisa Street. The façade has an entry under a front gable roof supported on two large curved brackets covered in stucco. The entry door is paneled and glazed, and accessed by concrete steps with a metal railing. Next to the entry is a tripartite window composed of a center 8/1 window, flanked by two 4/1 windows. All windows have leaded muntins and wood frames. In the gable end of the façade is a pair of 6/1 windows. The south elevation faces E. Louisa Street and is dominated by a stuccoed exterior chimney in the center of the elevation, topped by two terra cotta chimney pots. The chimney breast is flanked by two tripartite windows, each composed of a center 6/1 window, flanked by two 4/1 windows. Above these windows in the shed dormer is a pair of 6/1 windows on the east side of the chimney, and a smaller 6/1 window on the west side. The rear (north) elevation is mostly obscured by a fence, but a paneled, roll-up garage door is visible to a partially below-grade garage, as is a pair of 6/1 windows in the shed dormer. There is also a small, shed-roofed addition on this elevation clad in vinyl siding.

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** *2515 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W222 **OAHP No.:**

Historic Name:

Common Name: *2515 24th Ave E*

Property Address: 2515 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:** 552399.99 **Northing:** 5276772.26

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900835	Union City Add/13/6 & 12		.15

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:
Thomas, Isidore Michael	2515 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: T-Shape **No. of Stories:** 1

Structural System: Balloon 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: Intact **Other (specify):**

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1933

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 1933 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has good integrity despite its rather poor physical condition 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 architecturally distinctive, does not represent the work of a master, nor possess high artistic value. It is an undistinguished example of a common architectural 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, Ranch style house built in 1933. It has a T-shaped footprint. The roof is clad in composition shingle and has a hip on the north elevation and a gable on the south elevation. The section of the house that projects forward on the façade and gives the house its "T" shape has a front gable. The roof has flush eaves with raked molding and a cornice return on the front gable end. A prominent exterior chimney is located at the entry, on the north side of projecting "T." The exterior of the house is clad in painted brick veneer. The entry, located in the main body of the house just north of the projecting "T," is recessed and shielded under an extension of the main roof. The door is not visible due to a large accumulation of debris in the entry, piled in front of the door. The front elevation of the projecting section has a large window with 42 small panes separated by leaded glass muntins, with a colored glass shield in the center of the second row of panes. Above this window in the gable end are three round, terra cotta vents. Windows have unpainted brick or terra cotta sills. The two other windows on the façade are a single-light sash, and a 1/1 sash, each flanked by inoperable wood plank shutters. Both of these windows are obscured by window screens. To the south of the projecting section is what appears to be an addition with a side gable and a roof ridgeline that is lower than the main roof. On the north elevation is a below-grade garage with concrete retaining walls. There are two 1/1 windows on this elevation, each flanked by the same inoperable wood plank shutters that are on the front. Although the house retains integrity, it is in a deteriorated condition, with a hole in the roof covered by a tarp, a large television antenna laying over on the roof, and the entry filled with debris. Vegetation is high, partially obscuring the façade.

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** *2230 E Miller St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W211 **OAHP No.:**

Historic Name:

Common Name: *2230 E Miller St*

Property Address: 2230 E Miller 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:** 552403.03 **Northing:** 5276739.73

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900850	Union City Add/13/12		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/12/2009

Owner's Name:	Owner Address:	City/State/Zip:
Kennedy, Patrick & S. Michelle Rie	923 16th 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: Rectangle **No. of Stories:** 1

Structural System: Platform Frame

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

Changes to original cladding: Intact **Changes to other:** Ranch Single Family

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

Cladding	Foundation	Roof Material	Roof Type
Vertical - Boards	Unknown	Asphalt / Composition - Built Up	Gable - Front Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1954

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 (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 house was constructed in 1954, which is outside the period of significance for the potential Montlake historic district, so it is not eligible for the NRHP as a contributing element to 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. Although it does embody distinctive characteristics of 1950s Ranch style architecture, it has suffered loss of integrity of design, materials, and feeling from inappropriate window replacements. Due to the lack of integrity, the house is not individually eligiible for the NRHP.

Description of Physical Appearance

This is a one story, single family, Ranch-style residence. It has a rectangular footprint and a low-pitched front gable roof of asphalt. The roof has very deep eaves with exposed beams. There are two chimneys - one small red brick interior chimney on the west slope of the roof near the north end of the house, and one large, wide, blond brick interior chimney off-centered at the ridgeline on the east slope of the roof near the front elevation. This main chimney has a brick and stone chimney hood on top. The exterior of the building is clad in vertical wood paneling. All but the southwest corner of the house is shielded from view by solid wood fencing. The one visible window on the façade has been replaced and is now a 9/9 horizontal sliding sash, vinyl window. Over the fence, the top of another pair of replacement vinyl sliding windows that appear to match these can be seen on the façade. This indicates that all windows have likely been replaced. No entry to the house is visible, but a brick walkway indicates the entry is probably behind the gate 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.

Historic Property Inventory Report for **at** *2233 E Miller St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W212 **OAHP No.:**

Historic Name:

Common Name: *2233 E Miller St*

Property Address: 2233 E Miller 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:** 552401.07 **Northing:** 5276693.73

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200305	Pike's 2nd Add to Union City/18/6		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/12/2009

Owner's Name:	Owner Address:	City/State/Zip:
Wilkins, Perry	6336 Hampton Rd. 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 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:** 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 - Gable Front and Wing

Cladding	Foundation	Roof Material	Roof Type
Vertical - Board-and-Batten Veneer - Brick	Concrete - Poured	Clay Tile	Gable - Front Gable Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1934

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 1934 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 1930s Spanish Eclectic style architecture, it is not a distinctive or excellent example. In addition, it appears to have suffered loss of integrity from replacement of the large front window and from a second floor 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 two story, L-shaped, single family residence from 1934. It exhibits some characteristics of the Spanish Eclectic style, with a multi-level clay tile roof, decorative brick vent, decorative iron sconce, asymmetrical façade, and brick cladding painted to resemble stucco. A front gable roof with shallow eaves and exposed rafter tails covers the main, two-story body of the house. A side gable roof covers the one-story east wing, and a second side gable steps down to cover the east section of the garage. The first floor is clad in an uneven brick veneer that has been painted white. The second floor is vertical board and batten. The entry to the house is located at the apex of the "L" and shielded by a shed roof over a brick wall with a diagonal east side. A decorative iron sconce sits above the entry. The entry door is obscured by a metal storm door. Adjacent to the entry on the east elevation of the front section of the house is a decorative vent pattern set into the brick. The first floor façade has a large 9-light fixed window that does not appear to be original. Above this the second floor cantilevers out, marked by a horizontal beam and a row of decoratively shaped beam ends. These beam ends also appear on the east and west sides of the front section. The second floor front façade has a pair of three-light casement windows flanked by wood plank shutters with diamond cut-outs. On the east elevation of the second floor, above the brick vent, is a round window. Another round window, this one behind an iron grill, is found on the second floor above the entry. An exterior, painted brick chimney with a terra cotta chimney pot is located at the apex of the "L" between these two round windows. Another pair of 3-light casement windows is centered on the front elevation of the east wing. Most side elevation windows are also pairs of 3-light casements. A below-grade garage is accessed from 24th Avenue E. and has a paneled roll-up garage door with 6 windows. The rear of the roof on the second floor terminates in a hip and appears to be an addition.

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** *2233 E Miller St, Seattle, WA 98112*



View of East 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:

Historic Property Inventory Report for **at** *2459 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W222 **OAHP No.:**

Historic Name:

Common Name: *2459 24th Ave E*

Property Address: 2459 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:** 552402.35 **Northing:** 5276675.23

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200306	Pike's 2nd Add to Union City/18/6 & 12		.08

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:
Krantz, Karen	4509 Interlake Ave. N. #126	Seattle, WA 98103

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: Moderate **Other (specify):**

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Wood - Shingle	Gable Hip

NARRATIVE SECTION

Study Unit	Other
Architecture/Landscape Architecture	

Date Of Construction: 1934

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 1934 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 1930s Tudor style architecture, it has suffered loss of integrity from some window replacement and from recent alterations, including a new entry porch where there were only steps and a concrete porch apron originally. 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 with elements of the Tudor style. Constructed in 1934, it has an L-shaped footprint. The roof has a gable on the south elevation and a hip on the north elevation, and the projecting front section that forms the "L" has a front gable. The roof has flush eaves in the front gable and is clad in wood shingle. There is a wide, interior, red brick chimney on the rear roof slope near the north end. The house is clad in brick veneer that has been painted. The entry is contained in the front projecting section and has a round arched opening and an arched wooden door with eight panels. To the north of the entry is a pair of 8-light casement windows with leaded muntins. It is flanked by inoperable wood plank shutters. Above this window is a small louvered vent in the gable end. On the façade of the main body of the house is a small diamond-paned casement window and a pair of 10-light vinyl replacement casement windows. The casement windows are flanked by inoperable wood plank shutters. Below the casements is a partially below-grade garage with a paneled tilt-up garage door. At the time of survey, the house was undergoing renovation, and brick retaining walls had been added to the driveway, new brick entry steps had been added, a new brick entry with multiple arches was being constructed, and a new brick fence was being built across 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.

Historic Property Inventory Report for **at** *2455 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W224 **OAHP No.:**

Historic Name:

Common Name: *2455 24th Ave E*

Property Address: 2455 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:** 552401.49 **Northing:** 5276656.6

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200360	Pike's 2nd Add to Union City/18/12		.10

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:
Webb, Allison and Ronald Wilson	2455 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** 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: Moderate **Changes to interior:** Unknown

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

Style
Colonial - Colonial Revival

Form/Type
Single Family - Side Gable

Changes to windows: Intact

Other (specify):

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1939

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 1939 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 1930s Colonial Revival style architecture, it is a modest example and is not distinctive. It has suffered loss of integrity from a side addition and an added front porch and railing. 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 1939, with some elements of the Colonial Revival style. Originally it had a simple rectangular footprint, but it has had an addition to the north elevation, giving it its present "L" shape. The house has side gable roofs of composition shingle with flush eaves. The roof over the addition is much lower than that over the main house. There is an interior red brick chimney on the rear roof slope. The façade is symmetrical with a center entry. A row of dentil molding runs along the top of the façade wall. The entry is highlighted by an ornamented surround of rectangular pilasters, and the entry door is paneled. A concrete porch with metal railings that does not appear to be original runs the width of the house, and the entry is accessed by concrete steps to this porch. The porch also projects out to shield the below-grade garage on the north side of the front elevation. The exterior of the house is clad in wood clapboards. On either side of the entry is a 6/6 wood window with a panel below, flanked by full-height paneled shutters. There are two gabled dormers on the front elevation, each with a 6/6 wood window and a small vent above the window. The dormers and gable ends are clad in wood shingle. On the north elevation is a clapboard-walled patio with glass windows along the top of the wall in a contemporary style. This patio area is in front of the addition. A split-face concrete block retaining wall surrounds most 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.

Historic Property Inventory Report for **at** *2415 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W226 **OAHP No.:**

Historic Name:

Common Name: *2415 24th Ave E*

Property Address: 2415 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:** 552401.58 **Northing:** 5276617.05
Sequence: 1 **Easting:** 552401.58 **Northing:** 5276617.05

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200781	Pike's 2nd Add to Union City/23/5 - 6		.10

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:
Dwyer, Timothy & Amelia deBie	2415 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 northeast corner **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 original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other:
Other (specify):

Style
Tudor

Form/Type
Single Family

Cladding
Wood - Clapboard
Veneer - Stucco

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable - Side Gable
Hip
Shed

NARRATIVE SECTION

Study Unit
Architecture/Landscape Architecture

Other

Date Of Construction: 1924

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 residence from 1924 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 of the characteristics of Tudor style architecture, it is not a distinctive example of the style or type. In addition, the front door is obscured by a solid metal security door, and the entrance to the porch has been altered. 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 from 1924 in the Tudor style. It has an L-shaped footprint with a steep side gable roof over the east side of the main body of the house, and a hipped roof over the west side of the main body of the house. There is a front gable over the front projecting section. The roof is clad in composition shingle, and the exterior of the house is clad in wood clapboards. The front entry is under a projecting front gable roof supported on a pair of chamfered wood posts with small curved brackets at the top. The gable end has a wide vergeboard. The porch is accessed by wooden steps with replacement wood railings and non-original lattice below. The entry door is obscured behind a metal security door. Next to the door is a row of three 8/1 windows. All windows are wood and appear to be original. The projecting front section that forms the "L" shape of the footprint has a front gable that is considerably lower than the main roof. The front wall extends out slightly beyond the side walls on both the north and south, and then extends up above the roofline to form a small parapet. The front of this projection features a 5-sided bay under a flat roof with a pair of 6-light casement windows on the front flanked by two narrow 6-light fixed windows. The side gable ends feature half-timbering, projecting beam ends, and an 8/1 window. There is a large, exterior red brick chimney on the north elevation flanked by two 6-light windows. This elevation also has a projecting bay under a shed roof with a pair of 8/1 windows. There is one 8/1 window on the north elevation of the hipped-roof portion 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** *2402 24th Ave E, 98112*

LOCATION SECTION

Field Site No.: SR520W227 **OAHP No.:**

Historic Name:

Common Name: *2402 24th Ave E*

Property Address: 2402 24th Ave E, 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:** 552449.09 **Northing:** 5276571.97

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200900	Pike's 2nd Add to Union City/24/7-8		.10

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:
Hara, Dick	2402 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: Rectangle **No. of Stories:** 1.5

Structural System: Balloon Frame

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

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

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

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco Wood - Clapboard Shingle Wood - Plywood	Unknown	Asphalt / Composition - Shingle	Gable - Front Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 1920 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has 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 Arts and Crafts/Craftsman style architecture, and although it has had minor changes such the replacement of some stucco panels in the half-timbering with plywood and the addition of a sliding glass door at the basement level, it still retains good

integrity. Although it is in rather poor physical condition, it retains its details and is one of the more distinctive examples of this style in the area. 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 from 1920 in the Arts and Crafts/Craftsman style. It has a rectangular footprint under a front gable roof of composition shingle. The roof has projecting eaves with exposed rafter tails, and decorative carved ends on the gable end vergeboards. The front gable features half-timbering, some of which has had the stucco replaced with plywood. In the center it has three double hung wood windows with a single light below and 6-lights above, in a typical Craftsman style pattern of a large center pane surrounded by five smaller panes on the top and sides. All the windows in the house appear to be original, and most share this light pattern. The front gable roof extends out to cover the full-width front porch, where it is supported by two sets of three battered, wood, boxed columns. These likely sit on stuccoed plinths, but this was not visible due to dense vegetation. The front spandrel between them is peaked. The porch is accessed by wooden steps, and it retains remnants of wood railing. The entry door is obscured behind a storm door. On either side of the door is a pair of 6/1 windows. The main body of the house is clad in wood clapboards of two alternating widths, resulting in a strong horizontal pattern. In the center of the north elevation is a large, shed roofed, wall dormer. The east and west sides of the dormer are clad in wood shingle. It has a 6/1 window set off-center. A small interior brick chimney is on the east side of this dormer. A sliding glass door has been added to the basement level near the center of this elevation. On the south elevation is a 6/1 window next to an exterior chimney that pierces the roof, located near the front. Beyond the chimney a side gable dormer extends down to become a projecting bay. The dormer has a pair of 6-light windows, and there is a pair of 6/1 windows below it in the bay section of the wall. Next to this pair is a single 6-light sash. There is a small detached garage at the rear of the property, accessed by a driveway on E. McGraw Street. A larger modern garage has been built in front of and attached to the older garage.

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** *2402 24th Ave E, 98112*



View of southwest corner **taken** 4/16/2009

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

Comments:



View of northwest 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:

Historic Property Inventory Report for **at** *2412 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W227 **OAHP No.:**

Historic Name:

Common Name: *2412 24th Ave E*

Property Address: 2412 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:** 552447.92 **Northing:** 5276602.57
Sequence: 1 **Easting:** 552447.92 **Northing:** 5276602.57

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200861	Pike's 2nd Add to Union City/24/1 - 2		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

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

Owner's Name: Berho, Rodrigo **Owner Address:** 542 NE 94th St. **City/State/Zip:** Seattle, WA 98115

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: Rectangle **No. of Stories:** 1

Structural System: Balloon Frame

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

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

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1919

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 residence from 1919 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. It retains no discernible architectural style, and has suffered loss of integrity from siding and window replacements as well as alterations to the front porch. 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 a rectangular footprint, constructed in 1919. It has a side gable roof with flush eaves, clad in composition shingle. There is an interior chimney of painted brick in the center of the front roof slope. The house is clad in asbestos or cement shingles. The façade is symmetrical with a center entry. It has a Craftsman style front door with two leaded glass windows. It is flanked by two reeded glass sidelights. The porch is concrete, with concrete steps and metal railings. It is covered by a metal shed roof with a rounded, scalloped front edge, supported on a pair of metal grid posts with a floral pattern. On either side of the entry is a non-original plate glass window with a retractable metal or vinyl awning above. There is a three-sided projecting bay on the north elevation. A small detached garage is on the south side of the house and is in deteriorated condition.

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** *2416 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W225 **OAHP No.:**

Historic Name:

Common Name: *2416 24th Ave E*

Property Address: 2416 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:** 552447.94 **Northing:** 5276616.22
Sequence: 1 **Easting:** 552447.94 **Northing:** 5276616.22

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200860	Pike's 2nd Add to Union City/24/1 - 2		.10

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:
Clementz, Jason	2416 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: Rectangle **No. of Stories:** 1.5

Structural System: Balloon Frame

Changes to plan: Slight **Changes to interior:** Unknown

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

Style Arts & Crafts - Craftsman

Form/Type Single Family - Bungalow

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Hardiplank	Concrete - Poured	Asphalt / Composition - Shingle	Gable
Shingle			Shed

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1919

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 residence from 1919 is located 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 the distinctive characteristics of Craftsman style architecture, it has suffered loss of integrity from recent extensive alterations, including extending the rear of the house, and replacing all windows and siding. 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-and-a-half story, single family residence in the Arts and Crafts/Craftsman style. Constructed in 1919, it was completely remodeled in 2008-09. It has a rectangular footprint under a side gable roof of composition shingle with projecting eaves. The house retains a red brick exterior chimney on the south elevation that pierces the roof. The façade features a center entry under a projecting front gable. The porch roof is supported on two sets of three battered, wooden posts at the front corners, sitting on stuccoed pillars with wide wood trim. The porch is accessed by wide wooden steps with replacement wood handrails. The front door is a Craftsman style three-paneled door with three stained glass windows. In the porch gable end is a large 4-light triangular window. All windows and siding on the house are replacements. On either side of the entry is a 6/1 vinyl window. Below these, a wide drip molding marks the line between the first floor and the basement level. 3/1 vinyl windows in the basement line up under these first floor windows. To the north of the entry is a small, non-original dormer with a 2-light triangular window. The body of the house and the basement level are clad in Hardiplank or other cement fiber board. The gable ends are clad in wood shingles. There is a projecting bay window in the center of the north elevation, clad in wood shingles, with a pair of 6/1 windows. A ground level entrance to the basement has been added to the rear of the north elevation, with a pair of 10-light doors. A large shed dormer has been added to the rear (east) elevation, and the main floor has been extended out to cantilever above the basement level on the rear elevation. The livable square footage of the house was changed from 1,090 to 2,600 square feet as part of the 2008-09 renovation. There is a separate, detached, one-car garage at the rear of the property that was also renovated. The property is surrounded by a stone block retaining 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** *2416 24th Ave E, Seattle, WA 98112*



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

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

Comments: northwest corner from E Calhoun St

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** *2406 E Calhoun St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W203 **OAHP No.:**

Historic Name:

Common Name: *2406 E Calhoun St.*

Property Address: 2406 E Calhoun 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:** 552448.52 **Northing:** 5276654.59

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200186	Pikes 2nd Add to Union City/17/7-8		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/11/2009

Owner's Name:	Owner Address:	City/State/Zip:
Fisher, Ana	2406 E. Calhoun 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 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: Rectangle **No. of Stories:** 1

Structural System: Balloon Frame

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

Style Colonial - Cape Cod

Form/Type Single Family - Side Gable

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1939

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 1939 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has good integrity 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 architecturally distinctive, does not represent the work of a master, nor possess high artistic value. 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 Colonial Revival Cape Cod style house from 1939. It is wood framed on a poured concrete foundation with a rectangular footprint, and has a below-grade garage. The roof is a side gable of composition shingle with flush eaves. It retains two red brick chimneys - one exterior chimney in the west gable end, and one interior chimney near the center of the house on the rear slope of the roof. The plan of the house has a center section that projects out slightly on the front elevation, flanked by two side wings that have a lower roofline. The exterior is clad in wide wood weatherboards. The entry is contained in the west side of the center section and is accessed by concrete steps with metal railings. It is recessed under the main roof, supported on a slender square boxed column with a simple molded capital on the west side, with a matching pilaster on the east side. The entry has segmentally arched spandrels, and the front door is a metal, six-panel replacement door. The front elevation of the west wing of the house has an 8/8 wooden double-hung window. To the east of the entry is a projecting, 3-sided bay window under a metal hipped roof with a 12-light fixed wooden window in the center and 4-light fixed windows on each side. Below this bay is a small sliding sash window in the basement. The east elevation has a small 3/6 wood window, and below this, the wall steps out with a shed roof of composition shingle to accommodate the garage entry. The garage entry is below-grade and has a replacement paneled, roll-up garage door. To the east of this, the façade steps back and has a secondary entry with a concrete porch and metal railing. This area has a 12-light door and a 12-light wooden casement window. A large round wooden pendant ornaments the corner of the roof overhang here.

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** *2456 24th Ave E, 98112*

LOCATION SECTION

Field Site No.: SR520W223 **OAHP No.:**

Historic Name:

Common Name: *2456 24th Ave E*

Property Address: 2456 24th Ave E, 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:** 552448.99 **Northing:** 5276667.16

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200185	Pike's 2nd Add to Union City/17/7 - 8		.10

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:
Barkley, Alex	3428 37th Ave. SW	Seattle, WA 98126

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

Structural System: Balloon Frame

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

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

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

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Bungalow

Cladding	Foundation	Roof Material	Roof Type
Shingle - Concrete/Asbestos	Unknown	Asphalt / Composition - Shingle	Gable

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 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 Arts and Crafts/Craftsman style architecture, it has suffered loss of integrity from window and siding replacements, as well as alterations to the front porch. 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 in the Arts and Crafts/Craftsman style, constructed in 1922. It has a rectangular footprint under a side gable roof of composition shingle. The roof has deep eaves, with exposed rafter tails on the sides and knee braces in the gable ends. There is a red brick, exterior chimney on the north elevation. The exterior of the house is clad in concrete or asbestos shingle, and all the windows have been replaced with vinyl. The façade features a half-width front porch on the southern end with a projecting front gable roof. Porch supports are replacement metal sitting on stacked stone plinths, and the porch has metal railing. The porch is clad in stacked stone and accessed by concrete steps with metal railing. On the porch is the entry door and a tripartite window composed of an 8/1 center window flanked by two narrow 4/1 windows. The gable end has 6-light sash. On the façade to the north of the entry is another tripartite window that matches the one on the porch. Above this window is a large gable front dormer with a tripartite window composed of a 6/1 center window flanked by two narrow 4/1 windows. There is a shed dormer on the rear roof slope. The property has a concrete retaining wall along the front and a driveway on the north side. A low wood fence sits on top of the retaining wall, with a trellis marking the entry to the steps that access the front porch.

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** *2466 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W214 **OAHP No.:**

Historic Name:

Common Name: *2466 24th Ave E*

Property Address: 2466 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:** 552446.23 **Northing:** 5276690.19

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200140	Pike's 2nd Add to Union City/17/1		.13

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:
White, Christopher	2466 24th Ave. E.	

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: northwest corner

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House

Current Use: Domestic - Single Family House

Plan: Rectangle **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):** One window change

Style Colonial - Colonial Revival

Form/Type Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 1920 is eligible for the NRHP as a contributing element to the Montlake potential historic district. It has good integrity 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 is not architecturally 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 house from 1920 in the Colonial Revival style. It has a rectangular footprint with a side gable roof of composition shingle. On the gable ends there are projecting eaves with cornice returns. On the north elevation is a substantial exterior chimney of painted brick. The façade is symmetrical with a center entry under a front gable roof supported on a pair of Tuscan columns. The gable end has an arched opening and the cornice return forms a broken entablature. The entry door has 9 panels, and it has a sidelight only on the north side with 15 lights. The house is clad in wood clapboards and has its original wood windows. The entry is flanked by banks of tripartite windows composed of three 6/1 double hung sash. On the side elevations, the gable ends have paired 6/1 windows. Other side elevation windows are single 6/1 double hung. Next to the chimney, a window has been replaced with a 15-light door that has no outside stairs or landing. On the rear roof slope is a shed dormer.

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** *2502 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W217 **OAHP No.:**

Historic Name:

Common Name: *2502 24th Ave E*

Property Address: 2502 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:** 552446.24 **Northing:** 5276735.03

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900915	Union City Add/14/7-8		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/15/2009

Owner's Name:	Owner Address:	City/State/Zip:
Johnson, David	2502 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 southwest corner **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: Square **No. of Stories:** 1.5

Structural System: Balloon Frame

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

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

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

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead Gable - Cross Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1921

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 1921 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 have some distinctive architectural characteristics, it has suffered loss of integrity from all of its windows being replaced. 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 with a square footprint. It has a clipped, cross gable roof of composition shingle with molded rake board at the gable ends and a cornice return at each corner. The façade features a red brick, exterior chimney prominently placed in the center, with two cast stone chimney pots. There is another smaller, ridgeline, red brick chimney with a single terra cotta chimney pot on the side gable, just to the south of the cross gable intersection. The exterior of the house is clad in wood clapboards. On the façade to the south of the chimney is the entry porch with a clipped gable roof supported on each side by a pair of slender wood posts under a wide beam with rounded ends. This gable shares the cornice returns and molded rake board of the main roof, and has a small window in the gable end. The entry door is wood and glass with in a Craftsman pattern, with a center pane surrounded by a frame of two long narrow panes on the side and three smaller panes at the top and bottom. It has sidelights composed of 3 long narrow panes with 3 small panes at the top and bottom. Except for the entry door and sidelights, all windows in the house are modern replacements with interior muntins that mimic 1/1 Craftsman style windows, where the upper sash has a single pane framed by five smaller panes. To the north of the chimney on the façade is a tripartite window with a 1/1 window in the center flanked by smaller 6/1 Craftsman style windows. The second floor has a 1/1 window on each side of the chimney. Side elevations have these same windows, in either single or tripartite groupings. Much of the house is obscured by a tall wooden fence that surrounds it. A driveway to a separate, detached rear garage is on the north side 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** *2506 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W218 **OAHP No.:**

Historic Name:

Common Name: *2506 24th Ave E*

Property Address: 2506 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:** 552445.14 **Northing:** 5276747.84

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900910	Union City Add/14/7-8		.09

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/15/2009

Owner's Name:	Owner Address:	City/State/Zip:
Obermeyer, Kathryn	2506 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: southwest corner

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: Moderate **Other (specify):**

Style
Arts & Crafts - Craftsman

Form/Type
Single Family - Side Gable

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Unknown	Asphalt / Composition - Shingle	Gable - Side Gable Shed

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 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 some characteristics of the Arts and Crafts style, it has suffered loss of integrity from alterations to the primary façade openings, removing the original windows and enlarging the openings to accommodate paired french doors. 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, Arts and Crafts style residence from 1920. It has a rectangular footprint and a side gable roof of composition shingle. The roof has deep eaves with knee-braces in the gable ends, and a ridgeline, red brick chimney. The exterior of the house is clad in narrow wood clapboard. The front roof slope has a large central shed dormer with a tripartite window composed of a 4/1 sash in the center flanked by two narrower 4/1 sash. The façade is symmetrical with a center shed-roofed entry porch. The porch is supported on two rectangular wood posts that sit on top of a clapboard wall. The entry door is a typical Arts and Crafts style wood door, with 6 lights above 3 vertical panels. The openings on either side of the entry have been altered to accommodate pairs of fixed 12-light french doors. A shed roof covers a secondary entry on the south elevation. Side elevation windows are mostly 4/1, paired or single. A solid wood fence surrounds the property, partially obscuring the view of the house from the public right-of-way. A pergola sits over the front gate, marking the front entry to 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.

Historic Property Inventory Report for **at** *2512 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W219 **OAHP No.:**

Historic Name:

Common Name: *2512 24th Ave E*

Property Address: 2512 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:** 552444.72 **Northing:** 5276765.44
Sequence: 1 **Easting:** 552444.72 **Northing:** 5276765.44

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900860	Union City Add/14/1-2		.09

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:
Eck, Marilyn	2512 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: 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:**

Style Arts & Crafts - Craftsman

Form/Type Single Family - Side Gable

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 residence from 1920 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 the distinctive characteristics of Arts and Crafts/Craftsman style architecture, it has suffered loss of integrity from window replacments. 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, one-and-a-half story, Arts and Crafts/Craftsman style house constructed in 1920. It has a rectangular footprint and a clipped, side gable roof of wood shingle. The exterior of the building is clad in wood shingle laid in an overlapping pattern, giving the siding a horizontal appearance. The façade is symmetical with a center entry. There are two clipped gable dormers on the front slope of the roof, each with a pair of single-light casement windows. As with all other windows in the house, these are replacement sash. An exterior, red brick chimney is located on the south elevation, and the chimney stack pierces the roof inside the vergeboard on the front roof slope. The entry is shielded by a front gable roof trimmed wth a vergeboard that has curved ends. The gable end features three knee braces and wood shingles. The porch spandrel on the front-facing side of the porch has a slight arch with a center keystone, while the side spandrels are flat. The porch roof is supported on two battered, wood, boxed columns atop stuccoed masonry plinths. The porch and steps have wood railing with wood newel posts. The railing appears to be new, but is faithful to the style of the house. The skirt of the porch is also wood shingle. The entry door has 8 panels with a small multi-light window. On either side of the porch is a set of four single-light vertical windows. These are replacement sash and appear to be fixed panes. Side elevation windows are also replacements, and include openings that are not original in size or shape. For instance, the north elevation has a modern projecting bay window and a row of square single-light fixed panes above, and has a fixed octagonal window in the gable end.

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** *2516 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W223 **OAHP No.:**

Historic Name:

Common Name: *2516 24th Ave E*

Property Address: 2516 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:** 552444.11 **Northing:** 5276779.87

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900855	Union City Add/14/1 - 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:
Eng, Mary	2516 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 North elevation from E Louisa St **taken** 4/16/2009

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

Comments: Northwest corner

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: Intact **Changes to other:**

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

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

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. It retains good integrity. 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 and undistinguished example. 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 story, single family residence is a modest example of the Tudor style. It was constructed in 1925 and sits on a corner lot with a stacked boulder retaining wall. It has an L-shaped footprint, and the front elevation faces 24th Avenue E. while the garage is accessed by a driveway from E. Louisa Street. The exterior is clad in brick veneer of elongated brick with a convex face. The main body of the house is under a front gable roof of composition shingle with shallow eaves and cornice returns on the gable ends. The house has two chimneys - a small, red brick, ridgeline chimney just east of the center, and a large, prominent, exterior chimney on the north elevation, near the front, constructed of the same distinctive brick as the house. The façade openings are symmetrical, with a center entry porch under a separate front gable. The front elevation of the entry porch has a 12-light

glass block window. The entry is on the north side of the porch, with a single wood bracket in the opening. The entry door is obscured behind a screen door. Above the entry in the gable end is a tripartite window of three 1/1 wood windows with leaded glass muntins in the upper sash. On either side of the entry is a pair of windows - wood framed, single-light sash below leaded glass transoms. On the south side of the façade, the wall extends out beyond the roofline, forming a wing wall with a diagonal top. Side elevation windows are also wood framed, single-light sash below leaded glass transoms, either single or tripartite. At the rear of the house, a wing extends out slightly to the north with a side gable. This gable end shares the same type of tripartite gable window as the front elevation gable. Below this is a small single window, a pair of windows, and three vents. This section also houses the partially below-grade garage, which has a shed roof that extends out with exposed rafter tails. The garage doors are paired, swinging doors with 6-light windows above panels. The house is surrounded by a low concrete wall with brick trim that forms a planter at the base 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** *2516 24th Ave E, Seattle, WA 98112*



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

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

Comments: Northwest corner from 24th Ave E

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** *2400 E Louisa St, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W210 **OAHP No.:**

Historic Name:

Common Name: *2400 E Louisa St*

Property Address: 2400 E Louisa 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:** 552443.6 **Northing:** 5276815.32
Sequence: 1 **Easting:** 552443.6 **Northing:** 5276815.32

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900165	Union City Add/7/7-8		.07

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:
Ayala, Nelly	PO Box 14102	Seattle, WA 98114

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: Rectangle **No. of Stories:** 1

Structural System: Balloon Frame

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

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

Style Colonial - Cape Cod

Form/Type Single Family - Side Gable

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

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

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1924

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 (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 1924 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 distinctive characteristics of 1920s Colonial Revival Cape Cod style architecture, it has suffered loss of integrity of design, materials, and feeling from installation of vinyl siding and false shutters. 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, Colonial Revival Cape Cod style residence from 1924. It has a rectangular footprint and a side gable roof of composition shingle. There is a painted brick exterior chimney on the east gable end. The exterior of the house has been clad in vinyl siding and false shutters have been attached to each window frame. The façade is symmetrical with a center entry flanked by tripartite windows. The façade windows are 6/1 wood framed with leaded muntins. The projecting entry portico is reached by concrete steps with metal railings. It is supported on a pair of round Tuscan columns, with simple flat pilasters on the front wall, and a denticulated and ornamented architrave above. The entry door is a simple 6-panel wood door. Side elevation windows are also mostly 6/1 with leaded muntins, either single or paired, and there are single gable end windows. The house has a below-grade garage on the east elevation, accessed from a driveway on 24th Avenue E.

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** *2400 E Louisa St, Seattle, WA 98112*



View of southwest corner **taken** 4/16/2009

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

Comments:



View of Entry **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:

Historic Property Inventory Report for **at** *2556 24th Ave E, Seattle, WA 98112*

LOCATION SECTION

Field Site No.: SR520W215 **OAHP No.:**

Historic Name:

Common Name: *2556 24th Ave E*

Property Address: 2556 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:** 552445.64 **Northing:** 5276827.88
Sequence: 1 **Easting:** 552445.64 **Northing:** 5276827.88

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900160	Union City Add/7/7-8		.07

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:
Mahon, Robert III	2556 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 northwest corner **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

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

Style Tudor - Cottage

Form/Type Single Family - Cross Gable

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

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Asphalt / Composition - Shingle	Hip - Hip-on-Gable Gable - Cross 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: 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 1925 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 the distinctive characteristics of 1930s Tudor style architecture, it has suffered loss of integrity from replacement of the façade window and garage door, which are the most visually prominent openings on the facade. 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, Tudor Cottage style house with an L-shaped footprint. The exterior is clad in wood shingles. The roof is a cross gable with an off-center front gable, and a center hip, and is clad in composition shingle. Gable ends have molded vergeboards. There is a ridgeline chimney of red brick just east of the roof hip with two cast stone chimney pots. The entry faces north and is located at the apex of the "L," and is accessed by brick steps with metal railings. A brick wall with concrete coping borders the front porch. The entry door is wooden with a small 4-light leaded glass window. A shed roof projects out over the entry formed by a secondary roof pitch of the front facing gable. The front wall forms an arch where it meets the top edge of the shed roof. The only window on the façade is a large fixed plate glass window to the south of the entry. This window has tinted glass and appears to be a replacement. Below this window is a below-grade garage with a replacement roll-up garage door of corrugated metal or vinyl, with concrete retaining walls. On the north elevation under the side facing gable is a long, vertical, tripartite window with wood frame and leaded muntins, secured under storm windows. Other side elevation windows also appear to be wood framed with leaded muntins. The façade window appears to be the only replacement.

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** *2556 24th Ave E, Seattle, WA 98112*



View of Front elevation from street showing garage entry **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:

Historic Property Inventory Report for **at** *2553 24th Ave E, 98112*

LOCATION SECTION

Field Site No.: SR520W214 **OAHP No.:**

Historic Name:

Common Name: *2553 24th Ave E*

Property Address: 2553 24th Ave E, 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:** 552402.04 **Northing:** 5276845.5

Tax No./Parcel No.	Plat/Block/Lot	Supplemental Map(s)	Acreage
8805900261	Union City Add/8/5, 6 & 12		.11

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/12/2009

Owner's Name:	Owner Address:	City/State/Zip:
Bland, Audrey	2553 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 - 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** Multi-Family - Triplex

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

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

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1959

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 (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 was constructed in 1959, which is outside the period of significance for the potential Montlake historic district, so it is not eligible for the NRHP as a contributing element to 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. Although it does embody characteristics of 1950s Ranch style architecture and does retain good integrity, it is not architecturally distinctive, and it is a typical example of a ubiquitous style. The property does not appear to meet any of the criteria necessary to qualify for the NRHP and therefore is not individually eligiible for the NRHP.

Description of Physical Appearance

This is a Ranch-style triplex from 1959 with an L-shaped footprint. It may have originally been constructed as a duplex, which is how it visually appears, as there are two units above ground and one in the basement. The building has a low-pitched, cross-hipped roof of composition shingle with projecting boxed eaves. It has two chimneys, one for each of the main units. The chimney for the 2551 unit on the southwestern end of the building is an interior, ridgeline chimney near the center of the building. The chimney for the 2553 unit on the northeastern end of the building is a larger, wider, exterior chimney on the south wall at the apex of the "L" shaped footprint. The exterior of the building is clad in blond brick with no architectural ornamentation. Both units have a center entry with a window on each side of it. Entries are simple wooden doors behind metal storm doors, and are accessed by concrete steps with metal handrails. Windows are aluminum-framed fixed plate glass, sometimes with sliding sash on the side and sometimes with a single awning sash at the bottom. On the façade, the 2553 unit projects forward, and it has a plate glass window to the north of the entry, and a larger plate glass window to the south that reaches all the way to the corner of the wall. The corner is expressed only by the metal frame of the window, and immediately adjacent to it on the south elevation is another plate glass window, so that is achieves the appearance of glazing wrapping around the corner. The plate glass window on the south elevation has a single awning-style sash at the bottom. This window ends at the side of the chimney breast. On the 2551 unit, the window to the north of the door is a smaller, horizontal plate glass window with a single sliding sash at the north end. To the south of the entry is a narrow plate glass window with a awning sash below. This window reaches to the corner, where it replicates the appearance of the 2553 unit with another large plate glass window immediately past the corner, giving the illusion that the windows wrap around the corner. To the west of this window is another large plate glass window. Below these windows are two paneled, tilt-up garage doors to access the below-grade garage. The below-grade unit appears to be accessed by a stair at the northeast corner of the building, where there is a non-original brick landscaping wall and a metal handrail that goes below ground level.

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** *2553 24th Ave E, 98112*



View of Southeast 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:

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:



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):**

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

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

Comments:

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

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1959

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 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:

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

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

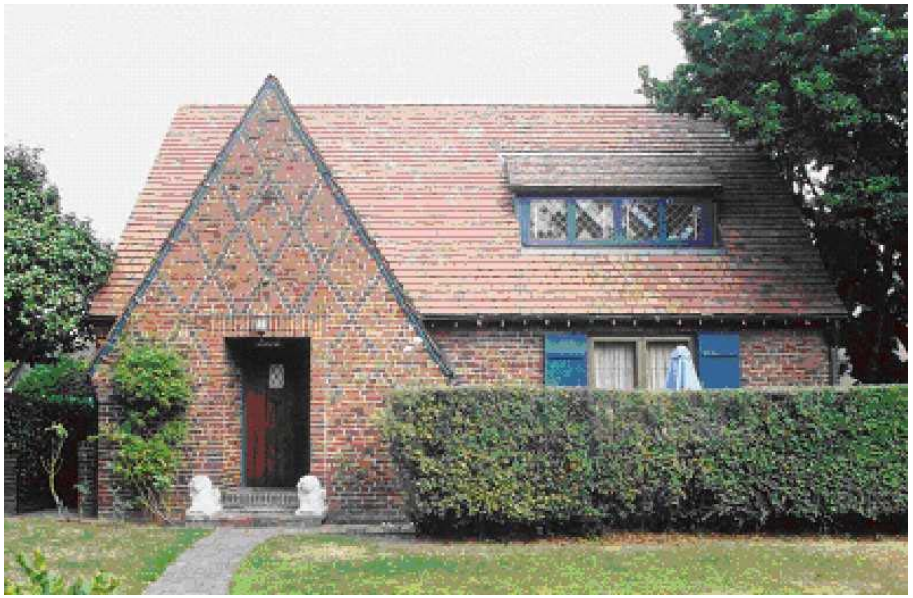
Within a District? No

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.): 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** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Tudor Single Family

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

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.
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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 **Style** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Tudor Single Family

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

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

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 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

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 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:	Owner Address:	City/State/Zip:
Leigh, Michael	2616 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

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

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 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 Modern - Minimal Traditional

Form/Type Single Family

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

NARRATIVE SECTION

Study Unit Architecture/Landscape Architecture

Other

Date Of Construction: 1937

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 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:

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 **Style** Tudor **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 - Stucco	Concrete - Poured	Concrete - Tile	Gable - Clipped Gable/Jerkinhead Gable - Side Gable

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1928

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 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:

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:

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** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Tudor Single Family

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Asphalt / Composition - Shingle	Flat with Parapet
Stone - Cast		Asphalt / Composition - Built Up	Gable - Side Gable
Veneer - Stucco			

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

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

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: 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

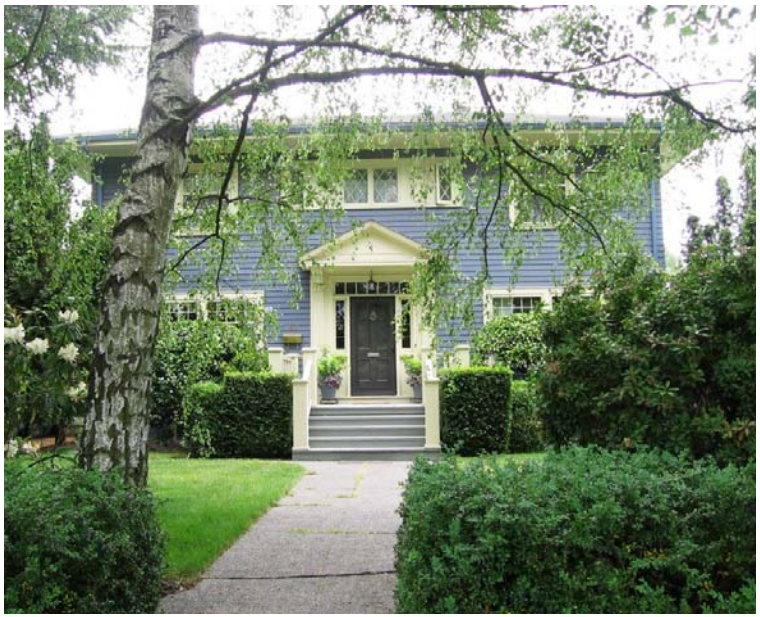
Within a District? No

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 original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other:
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.

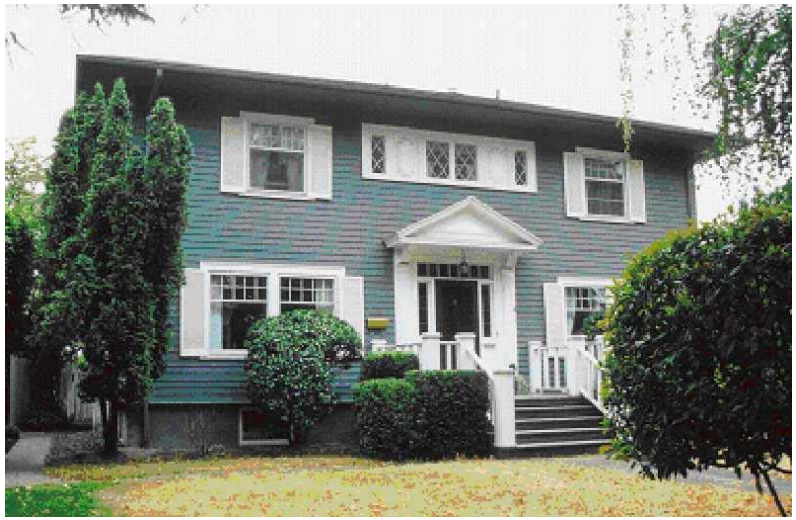
Smith, E. "Montlake: One of Seattle's Treasures." http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.

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:

Printed on 7/6/2009 1:40:24 PM

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

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 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:

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 **Style** Tudor **Form/Type** Single Family

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

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

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

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1931

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 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:

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 **Style** Tudor **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 - Poured	Wood - Shingle	Gable - Clipped Gable/Jerkinhead
Veneer - Stucco			Gable - Side Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1931

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 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

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 (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

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.
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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.
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:

Printed on 7/6/2009 1:49:58 PM

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

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 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

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

Style: Tudor

Form/Type: Single Family - Side Gable

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Veneer - Stucco Wood - Clapboard Stone - Rubble	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Side 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

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.
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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:

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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

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1928

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 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 **Style** Tudor **Form/Type** Single Family

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

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

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

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 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:

Printed on 7/6/2009 1:55:25 PM

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

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

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

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

Style: Tudor

Form/Type: Single Family

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

NARRATIVE SECTION

Study Unit Architecture/Landscape Architecture

Other

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.

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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:

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 | **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 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:

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.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804600035	Glenwilde #2/5/1-2		.10

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio **Date Recorded:** 5/12/2009

Owner's Name:	Owner Address:	City/State/Zip:
Keller, William & Mary	2603 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: 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 Shingle Veneer - Brick	Concrete - Poured	Asphalt / Composition - Shingle	Gable - Clipped Gable/Jerkinhead Gable - Cross Gable

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:

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

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1928

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. 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

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1928

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 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:

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.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804600170	Glenwilde No. 02/7/ 8-9		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:	Owner Address:	City/State/Zip:
Albert, John	2531 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** 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

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: 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.	Plat/Block/Lot	Supplemental Map(s)	Acreage
2804600136	Glenwilde No. 02/7/1&10		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:	Owner Address:	City/State/Zip:
Smith, Leroi M P	2525 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 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

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: 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:

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 **Style** **Form/Type**

Changes to original cladding: Moderate **Changes to other:** Ranch 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

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: 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 **Style** **Form/Type**

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

Study Unit **Other**

Architecture/Landscape Architecture

Date Of Construction: 1947

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 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.
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 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 **Style** **Form/Type**

Changes to original cladding: Extensive **Changes to other:** Vernacular 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 **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 - Clapboard	Unknown	Asphalt / Composition	Gable - Clipped Gable/Jerkinhead

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

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.	Plat/Block/Lot	Supplemental Map(s)	Acreage
6788200050	Pikes 2nd Add to Union City/16/5-6		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:	Owner Address:	City/State/Zip:
Hall, David Connolly IV	2463 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: 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

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

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:	Owner Address:	City/State/Zip:
Root, Bruce W + Maria PP	2457 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: 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:** Moderate

Changes to windows: Intact **Other (specify):** Large front dormer a

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Unknown	Asphalt / Composition	Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1932

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 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:

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** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Tudor Single Family

Changes to windows: Intact

Other (specify):

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

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 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.

Historic Property Inventory Report for *Washington Park* **at** *2300 Arboretum Dr E, Seattle, WA 98112*

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:	4	**Easting:**	552684	**Northing:**	5276092
Sequence:	1	**Easting:**	552938	**Northing:**	5276793
Sequence:	3	**Easting:**	552964	**Northing:**	5275325
Sequence:	2	**Easting:**	553086	**Northing:**	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:	**Owner Address:**	**City/State/Zip:**
City of Seattle Parks Department	800 Maynard Ave. S, 3rd FL	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

Study Unit | **Other**

- Architecture/Landscape Architecture
- Community Planning/Development
- Entertainment/Recreation

Date Of Construction: 1903

Architect: J. Frederick Dawson & John Olmsted of Olmsted Bros

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 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:

Printed on 7/7/2009 9:09:06 AM

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:

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:

Historic Property Inventory Report for *Health Sciences Center* **at** *1925-59 NE Pacific St, University of Washington, Seattle, WA 98101*

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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AskArt. Dudley Pratt. http://www.askart.com/askart/p/dudley_pratt/dudley_pratt.aspx

Ells, Steve. 1998. "History of the UW Buildings." http://www.washington.edu/admin/pb/home/pdf/UW-Buildings-History.pdf

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University of Washington University Libraries, Digital Collections. University of Washington Campus Photographs. http://content.lib.washington.edu/uwcampusweb/index.html. Accessed January 4, 2006.

UW Health Sciences Center Map. 1998. http://uwmedicine.washington.edu/NR/rdonlyres/DDFB305B-9545-4761-81A5-D2C5E9A83B38/0/Health_Sci_Map.pdf

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

Woodbridge, Sally B. and Roger Montgomery. A Guide to Architecture in Washington State. University of Washington Press, 1980.

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

Additional Photos for: *Health Sciences Center* **at** *Health Sciences Center*



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.	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 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

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

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

Style Modern - Northwest Regional

Form/Type Other

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

Study Unit	Other
Architecture/Landscape Architecture	
Education	

Date Of Construction: 1971

Architect: Grant, Copeland, Chervenak and Associates

Builder:

Engineer:

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

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.

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:

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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.	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 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

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

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

Style Modern - Northwest Regional

Form/Type Other

Cladding	Foundation	Roof Material	Roof Type
Wood	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves
Glass - Curtain Wall			
Concrete - Poured			

NARRATIVE SECTION

Study Unit	Other
Architecture/Landscape Architecture	
Education	

Date Of Construction: 1963

Architect: Grant, Copeland and Chervenak

Builder: Baugh Construction

Engineer: Harvey R. Dodd and Associates

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.

Additional Photos for: *Forest Products Science Building* **at** *Stevens Way, University of Washington, Seattle, WA 98101*



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

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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**

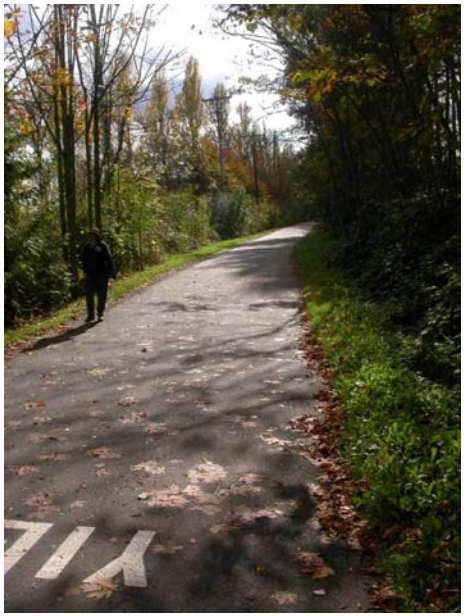
Within a District? No

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

Study Unit **Other**

Entertainment/Recreation

Transportation

Date Of Construction: 1978

Architect: n/a

Builder: n/a

Engineer: n/a

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:

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.	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**

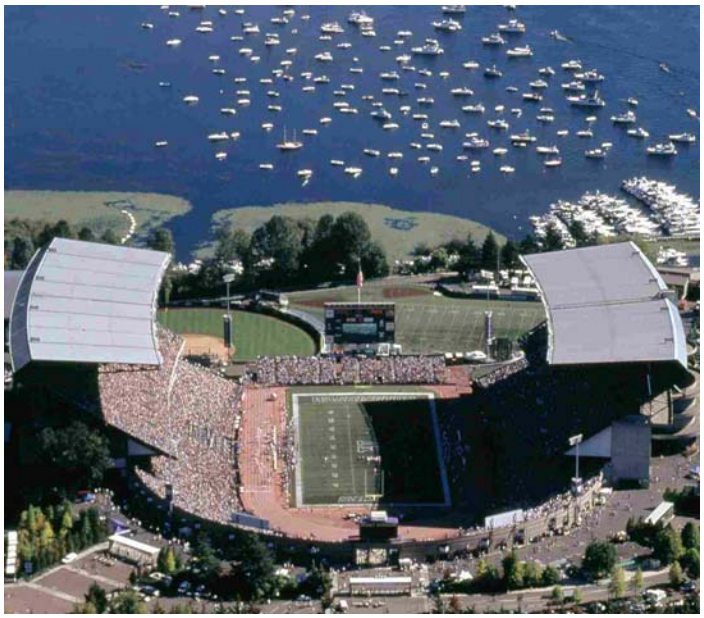
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



View of 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

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

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

Style Other - Utilitarian

Form/Type Utilitarian

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured	Concrete - Poured	Metal	Other

NARRATIVE SECTION

Study Unit	Other
Entertainment/Recreation	
Architecture/Landscape Architecture	

Date Of Construction: 1920, with alterations

Architect: Bebb & Gould

Builder: Puget Sound Bridge and Dredging Company

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

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

Study Unit	Other
Entertainment/Recreation	
Architecture/Landscape Architecture	
Education	

Date Of Construction: 1939

Architect: Bebb & Gould

Builder: Western Construction Co

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

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	Form/Type
Exotic - Late Romanesque Revival	Other

Cladding	Foundation	Roof Material	Roof Type
Veneer - Brick	Concrete - Poured	Metal - Standing Seam Asphalt / Compostion - Rolled	Varied Roof Lines

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Entertainment/Recreation

Date Of Construction: 1928

Architect: Bebb & Gould

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

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:

Printed on 7/6/2009 4:40:13 PM

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.: 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:



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	Foundation	Roof Material	Roof Type
Glass - Glass Block	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves
Veneer - Ceramic Tile			
Concrete - Poured			
Veneer - Brick			

NARRATIVE SECTION

Study Unit	Other
Architecture/Landscape Architecture	
Education	

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 plague **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:

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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.	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:



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** **Form/Type**

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

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured Veneer - Brick Metal	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet

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.: 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:



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
Education
Architecture/Landscape Architecture

Other

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.

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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:

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**

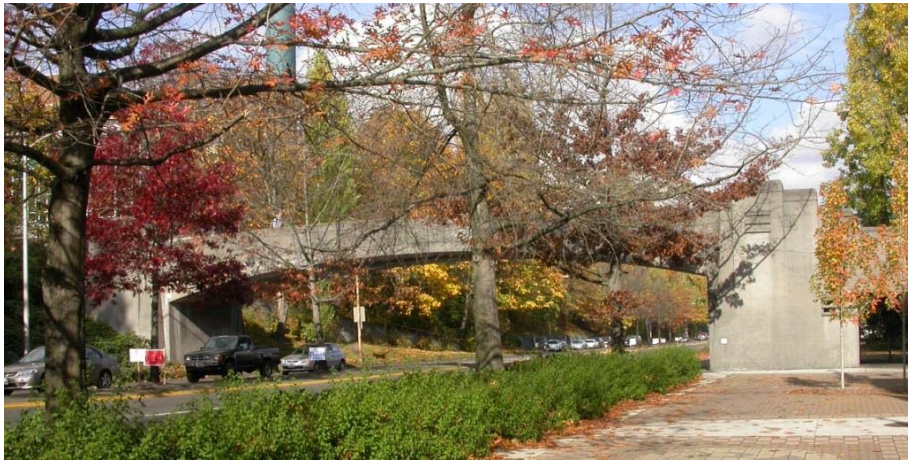
Within a District? No

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.

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 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:	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: 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

Study Unit	Other
Architecture/Landscape Architecture	
Education	

Date Of Construction: 1963

Architect: Robert Billsborough Price

Builder:

Engineer:

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.

Additional Photos for: *Graves Hall* **at** *3910 Montlake Blvd NE, University of Washington Campus, Seattle, WA 98101*



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:

Printed on 9/23/2009 11:21:44 AM

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.	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 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

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

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

Style Other - Industrial

Form/Type Industrial

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured Veneer - Brick Metal	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet

NARRATIVE SECTION

Study Unit

Science & Engineering

Architecture/Landscape Architecture

Other

Date Of Construction: 1909

Architect: Howard & Galloway; John Graham Sr. (1929 Ops Bldg)

Builder: Wiliam Peterson (1935 add.)

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

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:

Printed on 7/6/2009 5:03:03 PM

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: 2	**Easting:** 552281.74	**Northing:**	5278150.32
Sequence: 1	**Easting:** 552315.8	**Northing:**	5278116.36
Sequence: 4	**Easting:** 552326.63	**Northing:**	5278164.33
Sequence: 3	**Easting:** 552301.26	**Northing:**	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: 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: 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

Study Unit
Architecture/Landscape Architecture
Community Planning/Development

Other

Date Of Construction: 1947; 1956; 1909

Architect: Saunders & Lawton

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

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

Study Unit

Education

Architecture/Landscape Architecture

Other

Date Of Construction: 1960

Architect: Victor Steinbreuck and Paul Hayden Kirk

Builder: Wick Construction Company

Engineer: Sigmund Ivarsson, struc.; James P. Notkin & Assoc.

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 rectangle, 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

Study Unit **Other**

Transportation

Architecture/Landscape Architecture

Date Of Construction: 1958

Architect:

Builder:

Engineer: John “Jack” Christiansen

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	Roof Material	Roof Type
	Concrete - Poured		

NARRATIVE SECTION

Study Unit **Other**

Transportation

Architecture/Landscape Architecture

Date Of Construction: 1958

Architect:

Builder:

Engineer: John "Jack" Christiansen

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:	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** 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

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

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

Style Modern - Brutalism

Form/Type Multi-Family

Cladding	Foundation	Roof Material	Roof Type
Concrete - Poured	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves

NARRATIVE SECTION

Study Unit / **Other**

Community Planning/Development

Architecture/Landscape Architecture

Education

Date Of Construction: 1965

Architect: Kirk, Wallace, McKinley & Associates

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

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:

Printed on 7/6/2009 4:59:35 PM

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: 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

Changes to plan: Slight **Changes to interior:** Unknown **Style** **Form/Type**

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

View of East elevation **taken** 10/26/2005

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

Comments: northeast corner

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Glass - Curtain Wall Veneer - Stucco	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Parapet

NARRATIVE SECTION

Date Of Construction: 1948

Architect: John Graham, Jr.

Builder: Unknown

Engineer: Unknown

Study Unit	Other
Education	
Science & Engineering	
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.

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:	Owner Address:	City/State/Zip:
University of Washington	1326 5th Ave. Room 418	Seattle, WA 98101

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

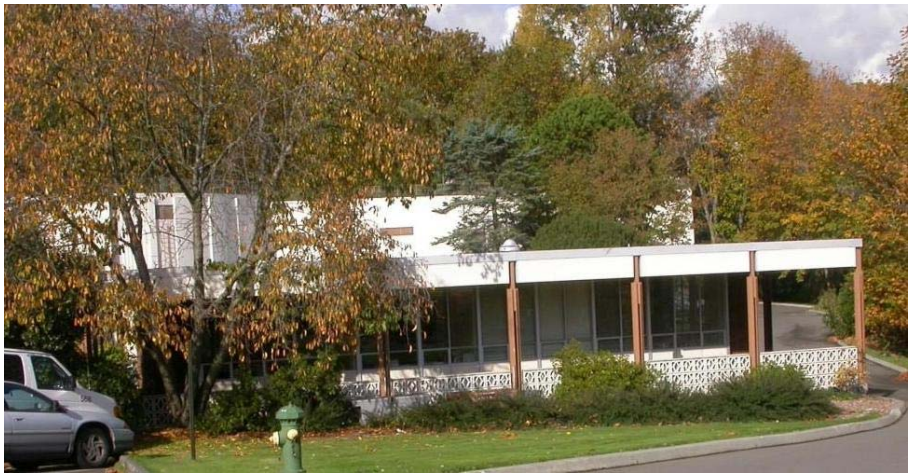
Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:



DESCRIPTION SECTION

Historic Use: Education - College

Current Use: Education - College

Plan: Irregular **No. of Stories:** 1, 2

Structural System: Unknown

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

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

Style Modern

Form/Type Other

View of East Elevation **taken** 10/26/2005

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

Comments:

Changes to windows: Intact

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Glass	Concrete - Poured	Asphalt / Composition - Built Up	Flat with Eaves
Veneer - Stucco			Flat with Parapet
Veneer - Brick			

NARRATIVE SECTION

Date Of Construction: 1949

Architect: John Graham, Jr.

Builder: unknown

Engineer: unknown

Study Unit	Other
Architecture/Landscape Architecture	
Education	
Science & Engineering	

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
Colonial - Colonial Revival
Vernacular

Form/Type
Multi-Family - Four Unit Block
Multi-Family

Changes to windows: Slight

Other (specify):

Cladding	Foundation	Roof Material	Roof Type
Wood - Clapboard	Concrete - Poured	Wood - Shingle	Gable
Brick			
Vertical - Board-and-Batten			

NARRATIVE SECTION

Study Unit **Other**

Architecture/Landscape Architecture

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:

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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 **Style** Vernacular **Form/Type** Single Family

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

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

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** **Form/Type**

Changes to original cladding: Intact **Changes to other:** Modern Single Family

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** Other **Form/Type** Single Family - Cross Gable

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

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

Cladding	Foundation	Roof Material	Roof Type
Shingle	Concrete - Poured	Wood - Shingle	Gable - Cross Gable

NARRATIVE SECTION

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1920

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 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:

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**

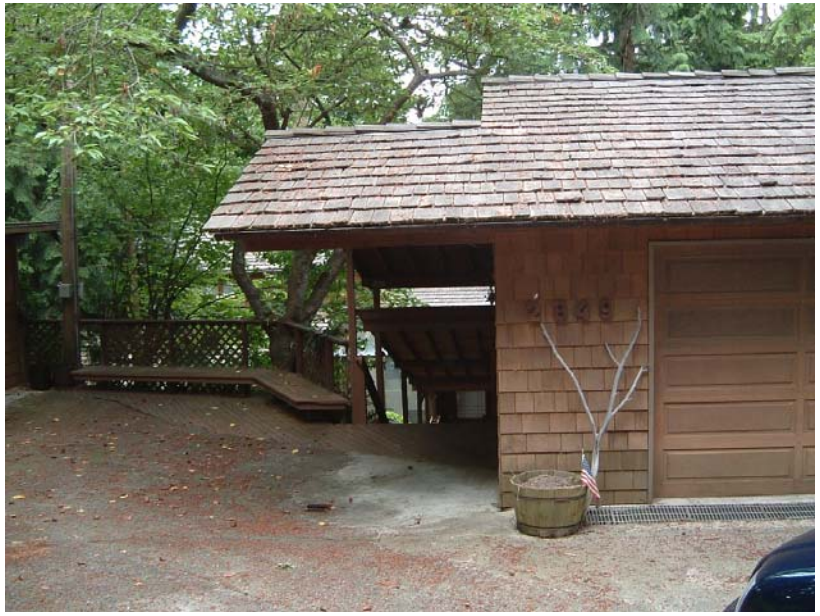
Within a District? No

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

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

Style Modern

Form/Type Single Family

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

Architecture/Landscape Architecture

Other

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** Other **Form/Type** Single Family

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

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

Study Unit | **Other**

Architecture/Landscape Architecture

Date Of Construction: 1947

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 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: