Historic Property Inventory Report for

at Boyer Ave E, Seattle, WA

**LOCATION SECTION**

<table>
<thead>
<tr>
<th>Field Site No.</th>
<th>OAHP No.</th>
<th>Historic Name:</th>
<th>Property Address:</th>
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<td>SR520W83</td>
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<td>Boyer Ave E, Seattle, WA</td>
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<th>Township/Range/EW</th>
<th>Section</th>
<th>1/4 Sec</th>
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<th>Quadrangle</th>
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<td>T25R04E</td>
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<td>NE</td>
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**IDENTIFICATION SECTION**

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio

Date Recorded: 4/21/2009

Owner's Name: WA State Department of Transportation

Owner Address: PO Box 47300

City/State/Zip: Olympia, WA 98504-7300

Classification: Structure

Resource Status: Survey/Inventory

Within a District? No

Contribution? No

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

Printed on 7/6/2009 2:28:45 PM
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.

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.

King County Assessor's Records
**LOCATION SECTION**

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**Common Name:** Mason House

**Property Address:** 2545 Boyer Ave E, Seattle, WA 98102

**County**
- King

**Township/Range/ EW**
- T25R04na

**Section**
- 20

**1/4 Sec**
- NE

**Quadrangle**
- SEATTLE NORTH

**Zone:** 10

**Spatial Type:** Point

**Acquisition Code:** Digitized Source

**Sequence:**
- 0

**Easting:** 551360

**Northing:** 5276817

**Tax No./Parcel No.**
- 1952200150

**Plat/Block/Lot**
- Delmar Park Addition/Block 3/Lots 1-2

**Supplemental Map(s)**
- 13

**IDENTIFICATION SECTION**

**Survey Name:** SR 520 Bridge Replacement and HOV Project

**Field Recorder:** Lori Durio

**Date Recorded:** 3/2/2009

**Owner's Name:** Edward Porges

**Owner Address:** 2545 Boyer Avenue East

**City/State/Zip:** Seattle, WA 98102

**Classification:** Building

**Resource Status:** Survey/Inventory

**Comments:**
- Within a District?: No

**Contributing?**
- No

**National Register Nomination:**
- National Register District/Thematic Nomination Name:

**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 interior:** Unknown

**Changes to other:** Unknown

**Style:** Modern - Northwest Regional

**Form/Type:** Single Family

**View of:** Front façade Alden Mason House

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

**Comments:**
- View of: Front façade Alden Mason House taken 3/7/2004

**Printed on:** 7/6/2009 4:58:56 PM
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.

Historic Property
Inventory Report for

Mason, Alden House at 2545 Boyer Ave E, Seattle, WA 98102

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


## Historic Property Inventory Report for

### Location Section

<table>
<thead>
<tr>
<th>Field Site No.</th>
<th>OAHP No.</th>
<th>Common Name</th>
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<tr>
<td>SR520W104</td>
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</table>

#### Historic Name:

- Property Address: 2542 Boyer Ave E, Seattle, WA 98102

#### Property Address:

- County: King
- Township/Range/EW: T25R4na
- Section: 20
- 1/4 Sec: NE
- 1/4 1/4 Sec: 1/4
- Quadrangle: SEATTLE NORTH
- Coordinate Reference: Zone: 10; Spatial Type: Point; Acquisition Code: Digitized Source; Northing: 5276820.17; Easting: 551409.21;
- Sequence: 1
- Tax No./Parcel No.: 1952200015
- Plat/Block/Lot: Delmar Park Addition/Block 1/Lot 1-2-3
- Supplemental Map(s): 0.07
- Tax No./Parcel No.: 1952200015
- Plat/Block/Lot: Delmar Park Addition/Block 1/Lot 1-2-3
- Supplemental Map(s): 0.07

### Identification Section

#### Survey Name:

- SR 520 Bridge Replacement and HOV Project

#### Field Recorder:

- Name: Lori Durio
- Date Recorded: 4/1/2009

#### Owner's Name:

- Name: FROLUND, BETTY LOU
- Address: 2542 BOYER AVE E
- City/State/Zip: Seattle, WA 98102

#### Classification:

- Building
- Resource Status: Survey/Inventory
- Within a District: No
- Contributing: No
- 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:

- Rectangle
- No. of Stories: 2

#### Structural System:

- Platform Frame

#### Changes to plan:

- Intact

#### Changes to original cladding:

- Intact

#### Changes to windows:

- Intact

#### Changes to interior:

- Unknown

#### Changes to other:

- Unknown

#### Style:

- Ranch - Split Level/Split Entry

#### Form/Type:

- Single Family

#### View of:

- Front (streetside) elevation
- 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**

at 2542 Boyer Ave E, Seattle, WA 98102

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<td>Wood</td>
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<td>Wood - Plywood</td>
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</table>

**NARRATIVE SECTION**

**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): No

**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
**Historic Property Inventory Report for**

**Field Site No.:** SR520W86  
**OAHP No.:**  
**Common Name:** 2534 Boyer Ave E

**Historic Name:**  
**Property Address:** 2534 Boyer Ave E, Seattle, WA 98102

**County** | **Township/Range/EW** | **Section** | **1/4 Sec** | **1/4 1/4 Sec** | **Quadrangle** | **Coordinate Reference**  
---|---|---|---|---|---|---  
King | T25R04na | 20 | NE | | SEATTLE NORTH |  

**Tax No./Parcel No.**  
1952200025

**Survey Name:** SR 520 Bridge Replacement and HOV Project

**Field Recorder:** Lori Durio  
**Date Recorded:** 4/22/2009

**Owner's Name:** Frolund, Betty Lou  
**Owner Address:** 2542 Boyer Ave E, Seattle, WA 98102

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

**Within a District?** No  
**Contributing?**  
**National Register Nomination:**

**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 original cladding:** Extensive  
**Changes to windows:** Moderate  
**Changes to interior:** Unknown  
**Changes to other:**  
**Style:** Arts & Crafts

**View of:** front elevation  
**taken:** 4/16/2009

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

**Comments:** looking east

**Form/Type:** Single Family
## Historic Property Inventory Report for

**at 2534 Boyer Ave E, Seattle, WA 98102**

<table>
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<tr>
<th>Cladding</th>
<th>Foundation</th>
<th>Roof Material</th>
<th>Roof Type</th>
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<tr>
<td>Wood - Clapboard</td>
<td>Concrete - Poured</td>
<td>Asphalt / Composition - Shingle</td>
<td>Gable - Front Gable</td>
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<tr>
<td>Vertical - Board-and-Batten</td>
<td>Other</td>
<td>Other</td>
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### NARRATIVE SECTION

**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:
Historic Property
Inventory Report for

**LOCATION SECTION**

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**Historic Name:**

**Property Address:** 2524 Boyer Ave E, Seattle, WA 98102

**County** | **Township/Range/EW** | **Section** | **1/4 Sec** | **1/4 Sec** | **Quadrangle** | **Coordinate Reference** |
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<td>King</td>
<td>T25R04na</td>
<td>20</td>
<td>NE</td>
<td></td>
<td></td>
<td>SEATTLE NORTH</td>
</tr>
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</table>

**Tax No./Parcel No.:** 6861900000

**Survey Name:** SR 520 Bridge Replacement and HOV Project

**Field Recorder:** Lori Durio

**Date Recorded:** 4/21/2009

**Owner’s Name:** N/A

**Classification:** Building - 24 units

**Survey/Inventory**

**Comments:**

**Within a District?** No

**Contributing?**

**National Register Nomination:**

**IDENTIFICATION SECTION**

**Common Name:** Portage Bayshore Condominium

**Identification Section**

**Acquisition Code:**

**Spatial Type:** Point

**Acquisition Code:** Digitized Source

**Sequence:** 1

**Easting:** 551457.39

**Northing:** 5276797.59

**Acreage:** 0.57

**Supplemental Map(s):** Portage Bayshore

**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

**View of:** front elevation taken 4/16/2009

**View of:** looking east

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

**Changes to plan:** Intact

**Changes to interior:** Unknown

**Style:** Modern

**Changes to original cladding:** Intact

**Changes to other:**

**Changes to windows:** Moderate

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

**Other (specify):**
Cladding | Foundation | Roof Material | Roof Type
--- | --- | --- | ---
Stone | Concrete - Poured | Asphalt / Composition - Built Up | Flat with Eaves
Concrete - Block | Concrete - Poured

**NARRATIVE SECTION**

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**

**Date Of Construction:** 1958

**Study Unit**

<table>
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<th>Study Unit</th>
<th>Other</th>
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| Architecture/Landscape Architecture | Unknown

**Architect:** Unknown

**Builder:** Unknown

**Engineer:** Unknown

**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 boat slips. 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

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:
Historic Property
Inventory Report for

LOCATION SECTION

Field Site No.: SR520W84
OAHP No.: 2518 Boyer Ave E - Kelley House

Historic Name: 2518 Boyer Ave E - Kelley House

Property Address: 2518 Boyer Ave E, Seattle, WA 98102

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

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: Kelley, Robert A.
Owner Address: 2518 Boyer Ave E
City/State/Zip: Seattle, WA 98102

Classification: Building
Resource Status: Survey/Inventory

Within a District? No
Contributing? No
National Register Nomination: No
Local District: None
National Register District/Thematic Nomination Name: None

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 original cladding: Intact
Changes to windows: Intact

View of front façade from Boyer Avenue taken 4/16/2009
Photography Neg. No (Roll No./Frame No.): N/A
Comments:

Style: Arts & Crafts - Swiss Chalet
Form/Type: Single Family
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.

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.
<table>
<thead>
<tr>
<th>Major Bibliographic References</th>
</tr>
</thead>
<tbody>
<tr>
<td>King County Assessor's Records</td>
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Additional Photos for: 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:
Historic Property
Inventory Report for

**LOCATION SECTION**

Historic Name: **Bureau of Fisheries Building**

Property Address: **2723 Montlake Blvd NE, Seattle, WA**

County: King

Township/Range/EW: T25R04na

Section: 21

1/4 Sec: NW

Quadrangle: SEATTLE NORTH

**IDENTIFICATION SECTION**

Field Recorder: Lori Durio

Date Recorded: 9/14/2009

Owner's Name: US Dept of Commerce

Owner Address: NOAA/NMFS/NWAFC-BINC15700, 7600 Sandpoint Way NE, Seattle, WA 98115

Classification: Building

Resource Status: Survey/Inventory

Within a District? No

Contributing?

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

**DESCRIPTION SECTION**

Historic Use: Education - Research Facility

Current Use: Education - Research Facility

Plan: Rectangle

No. of Stories: 3

Structural System: Brick

View of West elevation taken 6/10/2004

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

Comments: from Portage Bay
Historic Property Inventory Report for Bureau of Fisheries Building at 2723 Montlake Blvd NE, Seattle, WA

Changes to plan: Intact
Changes to original cladding: Intact
Changes to windows: Intact

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

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

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 building, 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 Marché, 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.

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 in 1965. 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 facade, 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.
## Bibliographic References

<table>
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<tr>
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<td>King County Real Property Cards, on file at the Puget Sound Regional Archive, Seattle, WA.</td>
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Additional Photos for: Bureau of Fisheries Building at 2723 Montlake Blvd NE, Seattle, WA

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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: View of Interior, sea shell motif metal air register 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.
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Historic Property
Inventory Report for

at 1891 E Hamlin St, Seattle, WA 98102

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Page 1 of 3 Printed on 9/23/2009 11:16:10 AM
Date Of Construction: 1919

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): Yes - National

 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 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 turretcd 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.

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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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.
<table>
<thead>
<tr>
<th>Description of Physical Appearance</th>
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<tbody>
<tr>
<td>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 footprint, 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.</td>
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<table>
<thead>
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<th>Major Bibliographic References</th>
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<tr>
<td>King County Assessor's Records</td>
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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:
Historic Property
Inventory Report for

**LOCATION SECTION**

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<tr>
<td>SR520W237</td>
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<td>1893 E Hamlin St</td>
<td>1893 E Hamlin St, Seattle, WA 98112</td>
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**IDENTIFICATION SECTION**

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<th>Contributing</th>
<th>National Register Nomination</th>
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<tr>
<td>Lori Durio</td>
<td>5/22/2009</td>
<td>Smith, Katherine Holway</td>
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**DESCRIPTION SECTION**

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<th>Current Use</th>
<th>Plan</th>
<th>No. of Stories</th>
<th>Structural System</th>
<th>Changes to plan</th>
<th>Changes to original cladding</th>
<th>Changes to windows</th>
<th>Changes to interior</th>
<th>Changes to other</th>
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<td>Domestic - Single Family House</td>
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<td>Balloon Frame</td>
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<td>Colonial - Georgian Revival</td>
<td>Single Family - Side Gable</td>
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View of Front elevation taken 6/29/2008

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

Comments:
**Historic Property Inventory Report for**

**at 1893 E Hamlin St, Seattle, WA 98112**

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**NARRATIVE SECTION**

**Study Unit**

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<td>Architecture/Landscape Architecture</td>
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**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

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**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.

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The stories 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

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<td>Smith, E. &quot;Montlake: One of Seattle's Treasures.&quot; <a href="http://montlake.net/mcc/mcc_historyEugene_Smith.htm">Website</a></td>
<td>n/d</td>
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</tbody>
</table>
Historic Name: 1885 E. Hamlin St.

Property Address: 1885 E. Hamlin St, Seattle, WA 98112

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

Coordinate Reference:
Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source
Easting: 552164.47
Northing: 5277120.47

Tax No./Parcel No.: 5605000380
Plat/Block/Lot: Montlake Park Add/3/16

Survey Name: SR 520 Bridge Replacement and HOV Project
Date Recorded: 5/22/2009

Owner's Name: Bodre, Margaret & Ronald
Owner Address: 1885 E. Hamlin St.
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status: Survey/Inventory
Comments:

Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:

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 original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other: Unknown
Style: Colonial - Cape Cod
Form/Type: Single Family - Side Gable
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.

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### 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

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<thead>
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<tbody>
<tr>
<td>King County Assessor's Records</td>
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<tr>
<td>Guide to the Architects. University of Washington Press, Seattle and</td>
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<td>London.</td>
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<td>Washington State: An Environmental Perspective.</td>
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### LOCATION SECTION
- **Field Site No.**: SR520W235
- **OAHP No.**
- **Historic Name**: 1888 E Hamlin St
- **Property Address**: 1888 E Hamlin St, Seattle, WA 98112
- **County**: King
- **Township/Range/EW**: T25R04na
- **Section**: 21 NW
- **Quadrangle**: SEATTLE NORTH
- **Coordinate Reference Zone**: 10
- **Spatial Type**: Point
- **Sequence**: 1
- **Easting**: 552166.27
- **Northing**: 5277166.64
- **Tax No./Parcel No.**: 5605000210
- **Plat/Block/Lot**: Montlake Park Add/2/20
- **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**: Murray, James
- **Owner Address**: 1888 E Hamlin St
- **City/State/Zip**: Seattle, WA 98112
- **Classification**: Building
- **Resource Status**: Survey/Inventory
- **Within a District?**: No
- **Contributing?**: No
- **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**: Rectangle
- **No. of Stories**: 1
- **Structural System**: Balloon Frame
- **Changes to plan**: Intact
- **Changes to interior**: Unknown
- **Style**: Arts & Crafts - Craftsman
- **Form/Type**: Single Family - Side Gable
- **View of**: Front elevation
- **taken**: 6/29/2008
- **Photography Neg. No (Roll No./Frame No.)**: N/A
- **Comments**: southeast corner
Historic Property
Inventory Report for

at 1888 E Hamlin St, Seattle, WA 98112

Changes to windows: Extensive
Other (specify):

Cladding
Wood - Clapboard

Foundation
Unknown

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable - Side Gable

Colonial - Colonial Revival

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

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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

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<td>Smith, E.</td>
<td>“Montlake: One of Seattle’s Treasures.” <a href="http://montlake.net/mcc/mcc_history_Eugene_Smith.htm">http://montlake.net/mcc/mcc_history_Eugene_Smith.htm</a>.</td>
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Historic Property
Inventory Report for

1896 E Hamlin St, Seattle, WA 98112

LOCATION SECTION

Historic Name: 1896 E Hamlin St
Property Address: 1896 E Hamlin St, Seattle, WA 98112
County: King
Tax No./Parcel No.: 5605000205

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project
Field Recorder: Lori Durio
Field Site No.: SR520W238
Date Recorded: 5/22/2009
Owner's Name: Budnik, Charles & Elaine
Owner Address: 1896 E Hamlin St Seattle, WA 98112

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 original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other: Unknown
Style: Colonial - Colonial Revival
Form/Type: Single Family

View of Front elevation taken 6/29/2008
Photography Neg. No (Roll No./Frame No.): N/A
Comments: N/A
**Historic Property**
**Inventory Report for**

**at 1896 E Hamlin St, Seattle, WA 98112**

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**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

---

**NARRATIVE SECTION**

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 Galler 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 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 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 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

- Smith, E. “Montlake: One of Seattle’s Treasures.” [http://montlake.net/mcc/mcc_history_Eugene_Smith.htm](http://montlake.net/mcc/mcc_history_Eugene_Smith.htm). n/d.
Historic Property
Inventory Report for

LOCATION SECTION
Field Site No.: SR520W242
OAHP No.:

Historic Name: 2809 Montlake Blvd NE, Seattle, WA

Property Address: 2809 Montlake Blvd NE, Seattle, WA

County: King
Township/Range/EW: T25R04na 21 NW
Section: SEATTLE NORTH
Quadrangle: SEATTLE NORTH
Coordinate Reference: King T25R04na 21 NW SEATTLE NORTH
Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source
Sequence: 1
Easting: 552194
Northing: 5277180

Tax No./Parcel No.: 56050000200
Plat/Block/Lot: Montlake Park Add/2/19

Supplemental Map(s): Acreage

IDENTIFICATION SECTION
Survey Name: SR 520 Bridge Replacement and HOV Project
Field Recorder: Lori Durio
Date Recorded: 5/25/2009

Owner's Name: Warman, Dian
Owner Address: 9328 12th Pl SE Everett, WA 98205
City/State/Zip: Everett, WA 98205

Classification: Building
Resource Status: Survey/Inventory
Within a District? No
Contributing? No
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: T-Shape
No. of Stories: 1

Structural System: Balloon Frame

Changes to plan: Moderate
Changes to original cladding: Extensive
Changes to windows: Intact
Changes to interior: Unknown
Changes to other:

View of Front elevation taken 3/7/2004
Photography Neg. No (Roll No./Frame No.): N/A

Style Colonial - Colonial Revival
Form/Type Single Family

Comments:

Page 1 of 3 Printed on 7/6/2009 2:16:52 PM
### Historic Property Inventory Report for

**at 2809 Montlake Blvd NE, Seattle, WA**

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<td>Asphalt / Composition</td>
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<td>Gable</td>
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### NARRATIVE SECTION

**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.
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.


King County Assessor's Records


Historic Property
Inventory Report for

LOCATION SECTION
Field Site No.: SR520W245
OAHP No.: 
Common Name: 2815 Montlake Blvd

Historic Name: 
Property Address: 2815 Montlake Blvd NE, Seattle, WA
County: King
Township/Range/EW: T25R04na
Section: 21
1/4 Sec: NW
1/4 1/4 Sec: 
Quadrangle: SEATTLE NORTH
Coordinate Reference System:
Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source
Sequence: 1
Easting: 552188
Northing: 5277193
Acreage: 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: Olson, Meredith Beach
Owner Address: 4262 NE 125th
City/State/Zip: Seattle, WA 98125
Classification: Building
Resource Status: Survey/Inventory
Contributing?: No
Within a District?: No
Local District:
National Register District/Thematic Nomination Name:

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 original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other: 
Style: Arts & Crafts - Craftsman
Form/Type: Single Family - Side Gable
View of: Front elevation
taken 3/7/2004
Photography Neg. No (Roll No./Frame No.): N/A
Comments: 

Printed on 7/6/2009 2:18:14 PM
**Historic Property**

**Inventory Report for**

at **2815 Montlake Blvd NE, Seattle, WA**

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### Cladding
- **Shingle - Coursed**

### Foundation
- **Unknown**

### Roof Material
- **Asphalt / Composition**

### Roof Type
- **Gable - Side Gable**

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**NARRATIVE SECTION**

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**Date Of Construction:** 1914

**Architect:** unknown

**Builder:** unknown

**Engineer:** unknown

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**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.

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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.
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<th>Description of Physical Appearance</th>
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<td>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 symmetrical 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.</td>
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<th>Major Bibliographic References</th>
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<td>Smith, E. &quot;Montlake: One of Seattle’s Treasures.&quot; <a href="http://montlake.net/mcc/mcc_history_Eugene_Smith.htm">http://montlake.net/mcc/mcc_history_Eugene_Smith.htm</a>. n/d.</td>
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Historic Property
Inventory Report for

**LOCATION SECTION**

Field Site No.: SR520W247  OAHP No.:

Historic Name:  
Property Address: 1897 E Shelby St, Seattle, WA

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**IDENTIFICATION SECTION**

Survey Name: SR 520 Bridge Replacement and HOV Project  
Field Recorder: Lori Durio  
Date Recorded: 5/25/2009

Owner's Name: Dibuz, Jeno J+Judith
Owner Address: 1897 E Shelby ST
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status: Survey/Inventory
Comments:

Within a District? No
Contributing? No
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: 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: Unknown
Changes to windows: Unknown

Style: Tudor
Form/Type: Single Family

View of Front elevation taken 3/7/2004
Photography Neg. No (Roll No./Frame No.): N/A
Comments:
Cladding
Veneer - Stucco
Wood - Clapboard

Foundation
Concrete - Poured

Roof Material
Wood - Shingle

Roof Type
Gable - Front Gable Hip

Date Of Construction: 1926

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

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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 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.
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.

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### Historic Property Inventory Report for

**Historic Name:** 1887 E Shelby St, Seattle, WA

**Field Site No.:** SR520W245  
**OAHP No.:**

**Common Name:** 1887 E Shelby St

**Property Address:** 1887 E Shelby St, Seattle, WA

**County:** King  
**Township/Range/EW Section:** T25R04na 21 NW

**Quadrangle:** SEATTLE NORTH

**Coordinate Reference**
- **Zone:** 10
- **Spatial Type:** Point
- **Acquisition Code:** Digitized Source
- **Sequence:** 1
- **Easting:** 552165
- **Northing:** 5277207

**Tax No./Parcel No.:** 5605000185  
**Plat/Block/Lot:** Montlake Park Add/2/17

**Survey Name:** SR 520 Bridge Replacement and HOV Project

**Field Recorder:** Lori Durio  
**Date Recorded:** 5/25/2009

**Owner’s Name:** Wener, Mark & Corinne  
**Owner Address:** 1856 E Shelby St, Seattle, WA 98112

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

**Within a District?** No

**Contributing?**

**National Register Nomination:**

### Identification Section

**Local District:**

**National Register District/Thematic Nomination Name:**

### Description Section

**Historic Use:** Domestic - Single Family House

**Current Use:** Domestic - Single Family House

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

**Structural System:** Balloon Frame

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

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

**Changes to plan:** Intact

**Changes to interior:** Unknown

**Style:** Other - Eclectic/Mixed

**Changes to original cladding:** Extensive

**Changes to other:** Slight

**Form/Type:** Single Family

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Page 1 of 3  
Printed on 7/6/2009 1:09:32 PM
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 Hagen, 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.
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.


King County Assessor's Records


Historic Property
Inventory Report for

LOCATION SECTION
Field Site No.: SR520W247
OAHP No.: 

Historic Name: 1894 E Shelby St
Property Address: 1894 E Shelby St, Seattle, WA 98112
Comments:

County: King
Township/Range/EW Section 1/4 Sec 1/4 1/4 Sec Quadrangle Coordinate Reference
King T25R04na 21 NW SEATTLE NORTH
Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source
Sequence: 1
Easting: 552194
Northing: 5277250
Acquisition Code: Digitized Source

Tax No./Parcel No. Plat/Block/Lot Supplemental Map(s) Acreage
5605000095 Montlake Park Add/1/18 

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:

DESCRIPTION SECTION

View of Front elevation taken 3/7/2004
Photography Neg. No (Roll No./Frame No.): N/A

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 original cladding: Intact
Changes to windows: Slight

Changes to interior: Unknown
Changes to other: 

Style Ranch - Storybook Ranch

Form/Type Single Family - Side Gable

Page 1 of 3 Printed on 7/6/2009 1:10:51 PM
**Historic Property Inventory Report for**  
**at** 1894 E Shelby St, Seattle, WA 98112

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**NARRATIVE SECTION**

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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**

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. Bordering 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 border 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 parallel 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**


King County Assessor's Records


Historic Property
Inventory Report for

**LOCATION SECTION**

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**IDENTIFICATION SECTION**

| Survey Name: | SR 520 Bridge Replacement and HOV Project |
| Field Recorder: | Lori Durio |
| Date Recorded: | 5/25/2009 |
| Owner's Name: | Lysak, William+Jo Ann |
| Owner Address: | 9342 Lohrer Lane NE, Olympia, WA 98516 |
| Classification: | Building |
| Resource Status: | Survey/Inventory |
| Within a District?: | No |
| Contributing?: | No |
| National Register Nomination: | |

**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 original cladding: | Extensive |
| Changes to windows: | Extensive |
| Changes to interior: | Unknown |
| Changes to other: | Vernacular |
| Style: | Vernacular |
| Form/Type: | Single Family |
| View of | East elevation, view from Montlake Blvd. |
| taken: | 3/7/2004 |
| Photography Neg. No (Roll No./Frame No.): | N/A |
| Comments: | |
Historic Property Inventory Report for at 2907 Montlake Blvd NE, Seattle, WA

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NARRATIVE SECTION

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.

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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**


King County Assessor's Records


## Historic Property Inventory Report for

**Location Section**

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**Tax No./Parcel No.**: 5605000590

**Survey Name**: SR 520 Bridge Replacement and HOV Project

**Field Recorder**: Lori Durio

**Date Recorded**: 5/25/2009

**Owner’s Name**: Johnson, Bruce A & Sean M

**Owner Address**: 2908 Montlake Blvd E

**City/State/Zip**: Seattle, WA 98112

**Classification**: Building

**Resource Status**: Survey/Inventory

**Within a District?**: No

**Contributing?**: No

**National Register Nomination**: No

**Local District**: No

**National Register District/Thematic Nomination Name**: No

## Identification Section

**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**: Arts & Crafts - Craftsman

**Form/Type**: Single Family - Bungalow

**View of Front elevation**: taken 3/6/2004

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

**Comments**: Intact

**Changes to original cladding**: Intact

**Changes to other**: Unknown

### Comments:

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Page 1 of 3  Printed on 7/6/2009 2:21:51 PM
Historic Property
Inventory Report for
at 2908 Montlake Blvd NE, Seattle, WA

Changes to windows: Intact
Cladding: Brick
Wood - Clapboard
Foundation: Unknown
Roof Material: Asphalt / Composition
Roof Type: 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

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. Rendered 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 turretted 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.
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.


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

**LOCATION SECTION**

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Historic Name: 2904 Montlake Blvd NE, Seattle, WA

Property Address: 2904 Montlake Blvd NE, Seattle, WA

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Tax No./Parcel No.: 5605000595

Plat/Block/Lot: Montlake Park Add/6/1

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio

Date Recorded: 5/25/2009

Owner's Name: Driscoll, Mark A + Grace A

Owner Address: 2904 Montlake Blvd E, Seattle, WA, 98112

Classification: Building

Resource Status: Survey/Inventory

Comments:

**IDENTIFICATION SECTION**

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Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio

Date Recorded: 5/25/2009

Owner's Name: Driscoll, Mark A + Grace A

Owner Address: 2904 Montlake Blvd E, Seattle, WA, 98112

Classification: Building

Resource Status: Survey/Inventory

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 original cladding: Intact

Changes to windows: Slight

Changes to doors and side: Front doors and side

Changes to interior: Unknown

Changes to other: Arts & Crafts - Craftsman

Style: Arts & Crafts - Craftsman

Form/Type: Single Family - Bungalow

View of: Front elevation

taken: 6/28/2008

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

Comments:

Acreage: 0.13

Printed on 7/6/2009 2:21:22 PM
Historic Property
Inventory Report for
at 2904 Montlake Blvd NE, Seattle, WA

Cladding
- Wood - Clapboard
- Brick

Foundation
- Unknown

Roof Material
- Asphalt / Composition

Roof Type
- Shed
- Gable - Side Gable

Date Of Construction: 1921

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

NARRATIVE SECTION

Study Unit
- Other
- Architecture/Landscape Architecture

Architect: Unknown
Builder: Unknown
Engineer: Unknown

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 Gailer 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 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 likely 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

- 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

**Historic Name:** 2112 E Shelby St

**Property Address:** 2112 E Shelby St, Seattle, WA

**County:** King

**Township/Range/EW Section 1/4 Sec 1/4 Sec Quadrangle:** T25R04na 21 NW SEATTLE NORTH

**Field Site No.:** SR520W248

**OAHP No.:**

**Common Name:** 2112 E Shelby St

**Comments:**

**Coordinate Reference Zone:** 10

**Easting:** 552286

**Northing:** 5277251

**Spatial Type:** Point

**Acquisition Code:** Digitized Source

**Sequence:** 1

**Acres:** 0.12

**Tax No./Parcel No.:** 5605000600

**Plat/Block/Lot:** Montlake Park Add/6/2

**Survey Name:** SR 520 Bridge Replacement and HOV Project

**Owner's Name:** Mickels, Erik Alan & Amy Lee

**Owner Address:** 2112 E Shelby St Seattle, WA 98112

**Classification:** Building

**Resource Status:** Survey/Inventory

**Within a District?** No

**Contributing?**

**National Register Nomination:**

**Local District:**

**National Register District/Thematic Nomination Name:**

## Identification Section

**Field Recorder:** Lori Durio

**Date Recorded:** 5/25/2009

## 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

**Style:** Arts & Crafts - Craftsman

**Changes to original cladding:** Intact

**Changes to other:** Intact

**Form/Type:** Single Family

**View of:** Front elevation

**taken:** 6/29/2008

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

**Comments:**
**NARRATIVE SECTION**

**Study Unit**

Architecture/Landscape Architecture

**Other**


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**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

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**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. Bordering 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

- King County Assessor's Records
- Smith, E. "Montlake: One of Seattle’s Treasures." http://montlake.net/mcc/mcc_history_Eugene_Smith.htm. n/d.
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Historic Property
Inventory Report for

at 2118 E Shelby St, Seattle, WA

LOCATION SECTION
Field Site No.: SR520W248
OAHP No.: Common Name: 2118 E Shelby St

Historic Name:

Property Address: 2118 E Shelby St, Seattle, WA

County: King
Township/Range/ EW: T25R04na
Section: 21
1/4 Sec: NW
Quadrangle: 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. 5605000605
Plat/Block/Lot Montlake Park Add/6/3

Supplemental Map(s) Acreage 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: Balick, Bruce & Della
Owner Address: 2118 E Shelby
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status: Survey/Inventory

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: Balloon Frame

Changes to plan: Moderate
Changes to cladding: Intact
Changes to original cladding: Extensive
Changes to interior: Unknown
Changes to other: Extensive

View of Front elevation taken 10/26/2005
Photography Neg. No (Roll No./Frame No.): N/A

Other - Eclectic/Mixed
Form/Type Single Family

Comments:

Page 1 of 3 Printed on 9/23/2009 11:16:33 AM
Historic Property
Inventory Report for
at 2118 E Shelby St, Seattle, WA

Changes to windows: Extensive
Other (specify): additions to front façade

Cladding
Wood - Clapboard
Shingle

Foundation
Concrete - Poured

Roof Material
Asphalt / Composition - Shingle

Roof Type
Hip

Gable - Clipped Gable/Jerkinhead

Date Of Construction: 1926

Study Unit Other
Architecture/Landscape Architecture

Architect: Unknown
Builder: Unknown
Engineer: Unknown

NARRATIVE SECTION

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

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 Montlake Bridge (1925 - NRHP, WHR and City of Seattle Landmark), the Washington Park Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and the gateways, gardens, pavilions, and the gateways, gardens, pavilions, Arboretum Aqueduct (1910 - NRHP, WHR and City of Seattle Landmark) and other components of the Montlake neighborhood remain essentially intact.

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.
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.


King County Assessor's Records


### Historic Property
#### Inventory Report for

**at 2122 E Shelby St, Seattle, WA**

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View of Front elevation taken 10/26/2005
Photography Neg. No (Roll No./Frame No.): N/A
Comments:

Page 1 of 3 Printed on 7/6/2009 1:16:27 PM
Historic Property
Inventory Report for
at 2122 E Shelby St, Seattle, WA

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**NARRATIVE SECTION**

**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

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 Comer (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.
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.


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 2126 E Shelby St, Seattle, WA**

**LOCATION SECTION**

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**Historic Property Address:** 2126 E Shelby St, Seattle, WA

**County** | **Township/Range/EW** | **Section** | **1/4 Sec** | **1/4 Sec** | **Quadrangle** |
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**Coordinate Reference**

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

**Sequence:** 1  **Easting:** 552331  **Northing:** 5277258

**Tax No./Parcel No.** 5605000615

**Plat/Block/Lot** Montlake Park Add/6/5

**Supplemental Map(s)**

**Acreage** 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:** Ralph, David D & Susan Ott  **Owner Address:** 2126 E Shelby  **City/State/Zip:** Seattle, WA 98112

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

**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

**View of front elevation taken 10/26/2005**

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

**Changes to plan:** Intact  **No. of Stories:** 2  **Changes to original cladding:** Extensive  **Structural System:** Balloon Frame  **Changes to interior:** Unknown  **Style:** Colonial - Dutch Colonial  **Changes to other:** 

**Comments:**

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NARRATIVE SECTION

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. Bordering 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 Montlake neighborhood is 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

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- Wood - Clapboard
- Veneer - Permastone

Foundation
- Concrete - Poured

Roof Material
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Roof Type
- Shed

Date Of Construction: 1955

Study Unit Other
- Architecture/Landscape Architecture

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

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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 section is 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

- **King County Assessor’s Records**
- **Smith, E.** "Montlake: One of Seattle’s Treasures." [http://montlake.net/mcc/mcc_history_Eugene_Smith.htm](http://montlake.net/mcc/mcc_history_Eugene_Smith.htm). n/d.
Historic Property
Inventory Report for
at 2136 E Shelby St, Seattle, WA

**LOCATION SECTION**

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View of front elevation taken 10/26/2005
Photography Neg. No (Roll No./Frame No.): N/A
Comments:
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.

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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.
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.


King County Assessor's Records


Historic Property
Inventory Report for

**LOCATION SECTION**

Field Site No.: SR520W251  
OAHP No.:  
Common Name: 2142 E Shelby St

Property Address: 2142 E Shelby St, Seattle, WA

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

Coordinate Reference

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

Tax No./Parcel No.: 5605000630  
Plat/Block/Lot: Montlake Park Add/6/8  
Supplemental Map(s):  
Acreage: 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: Warne, B. Patricia  
Owner Address: 2142 E Shelby  
City/State/Zip: Seattle, WA 98112

Classification: Building  
Resource Status: Survey/Inventory

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: 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: Unknown

Style: Colonial - Colonial Revival  
Form/Type: Single Family

View of front elevation taken 10/26/2005

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

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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.
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


King County Assessor's Records


Historic Property
Inventory Report for

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View of front elevation taken 10/26/2005
Photography Neg. No (Roll No./Frame No.): N/A
Comments: |

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**Historic Property
Inventory Report for**

**at 2146 E Shelby St, Seattle, WA**

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**NARRATIVE SECTION**

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**Date**

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**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.

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### 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

- King County Assessor's Records
- Smith, E. "Montlake: One of Seattle’s Treasures." [http://montlake.net/mcc/mcc_history_Eugene_Smith.htm](http://montlake.net/mcc/mcc_history_Eugene_Smith.htm). n/d.
**Historic Property**
**Inventory Report for**

**LOCATION SECTION**
- **Field Site No.**: SR520W252
- **OAHP No.**: Common Name: 2152 E Shelby St

**Property Address**: 2152 E Shelby St, Seattle, WA

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

**Coordinate Reference**
- **Zone**: 10  
- **Spatial Type**: Point  
- **Acquisition Code**: Digitized Source  
- **Sequence**: 1  
- **Easting**: 552412  
- **Northing**: 5277255

**Tax No./Parcel No.**: 5605000640  
**Plat/Block/Lot**: Montlake Park Add/6/10  
**Acreage**: 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**: Hooyman Nancy Runkle  
**Owner Address**: 2152 E Shelby St, Seattle, WA

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

**Within a District?**: No

**Contributing?**: No

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

**Structural System**: Balloon Frame

**Changes to plan**: Intact  
**Changes to original cladding**: Intact  
**Changes to windows**: Intact  
**Changes to interior**: Unknown  
**Changes to other**: Unknown

**Style**: Arts & Crafts - Craftsman  
**Form/Type**: Single Family - Side Gable

**View of front elevation taken**: 10/26/2005

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

**Comments**:

Page 1 of 3  
Printed on 7/6/2009 1:21:32 PM
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.
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.


King County Assessor's Records


### Historic Property Inventory Report for

**at 2158 E Shelby St, Seattle, WA 98102**

#### LOCATION SECTION

**Field Site No.:** SR520W13  
**OAHP No.:**  
**Common Name:** 2158 E. Shelby St.

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**County**  
**Township/Range/EW**  
**Section**  
**1/4 Sec**  
**1/4 Sec**  
**Quadrangle**  

**Coordinate Reference**  
**Zone:** 10  
**Spatial Type:** Point  
**Acquisition Code:** Unknown  
**Sequence:** 0  
**Eastings:** 552428  
**Northing:** 5277265  
**Sequence:** 0  
**Eastings:** 552428  
**Northing:** 5277265

**Tax No./Parcel No.:** 5605000645  
**Plat/Block/Lot:** Montlake Park Addition, Block 6, Lot 11  
**Supplemental Map(s):** .25

#### IDENTIFICATION SECTION

**Survey Name:** SR 520 Bridge Replacement and HOV Project  
**Field Recorder:** Lori Durio  
**Date Recorded:** 3/27/2009  
**Owner's Name:** John Hutchinson  
**Owner Address:** 2158 E. Shelby St.  
**City/State/Zip:** Seattle, WA 98102  
**Classification:** Building  
**Resource Status:** Survey/Inventory  
**Comments:**

**Within a District?** No  
**Contributing?** No  
**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  
**View of:** Front façade  
**taken:** 3/7/2004

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

**Plan:** Rectangle  
**No. of Stories:** 2.5  
**Structural System:** Unknown  
**Changes to plan:** Intact  
**Changes to interior:** Unknown  
**Style:** Tudor - Tudor Revival  
**Changes to original cladding:** Intact  
**Changes to other:**

**Form/Type:** Single Family  

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Page 1 of 3  
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Historic Property
Inventory Report for
at 2158 E Shelby St, Seattle, WA 98102

Changes to windows:  Intact
Other (specify):  

Cladding  Veneer - Stucco
Foundation  Concrete - Poured

Roof Material  Asphalt / Composition - Shingle
Roof Type  Gable - Parallel Gables

NARRATIVE SECTION

Date Of Construction:  1925
Study Unit Other Architect:  Unknown
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. Bordering 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
### Historic Property

**Inventory Report for**

| 2158 E Shelby St, Seattle, WA 98102 |

**Historic Property at 2158 E Shelby St, Seattle, WA 98102**

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 determine 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

- King County Assessor's Records
### LOCATION SECTION

**Field Site No.:** SR520W14  
**OAHP No.:**  
**Historic Name:** *Houlahan, Mary House*  
**Property Address:** 2159 E Shelby St, Seattle, WA 98102  
**County:** King  
**Township/Range/EW:** T25R04na  
**Section:** 21  
**1/4 Sec:** NW  
**Quadrangle:** SEATTLE NORTH  
**Sequence:** 0  
**Easting:** 552422  
**Northing:** 5277210  
**Tax No./Parcel No.:** 5605000515  
**Plat/Block/Lot:** Montlake Park Addition, Block 5, Lot 11  
**Acquisition Code:** Unknown  
**Tax No./Parcel No.:** 5605000515  
**Supplemental Map(s):** LOCATION SECTION  
**Acreage:** 0.14

### IDENTIFICATION SECTION

**Survey Name:** SR 520 Bridge Replacement and HOV Project  
**Field Recorder:** Lori Durio  
**Date Recorded:** 3/27/2009  
**Owner’s Name:** Donald Stark and Karen Hude  
**Owner Address:** 2159 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:**

### DESCRIPTION SECTION

**Historic Use:** Domestic - Single Family House  
**Current Use:** Domestic - Single Family House  
**Plan:** Irregular  
**No. of Stories:** 2  
**Structural System:** Brick  
**View of:** Front façade  
**taken:** 3/7/2004  
**Photography Neg. No (Roll No./Frame No.):** N/A  
**Comments:**
Historic Property Inventory Report for

Houlahan, Mary House

at 2159 E Shelby St, Seattle, WA 98102

Changes to plan: Intact
Changes to original cladding: Intact
Changes to windows: Intact
Cladding
- Stone - Cast
- Veneer - Terra Cotta
- Brick

Changes to interior: Unknown
Changes to other:

Style
Colonial - Georgian Revival

Form/Type
Single Family

Roof Material
Asphalt / Composition - Built Up

Roof Type
Flat with Parapet

NARRATIVE SECTION

Date Of Construction: 1914

Study Unit
Architecture/Landscape Architecture
Community Planning/Development

Other

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.

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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 Houlanah, widow of Daniel Houlanah, 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 Houlanah (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 buildings 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.

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. The 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 6/6. 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.


King County Assessor’s Records


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:

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## 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 original cladding: | Intact |
| Changes to windows: | Extensive |
| Changes to interior: | Unknown |
| Changes to other: | Unknown |
| Style | Tudor |
| Form/Type | Single Family |
| View of | Front elevation |
| taken | 3/7/2004 |
| Photography Neg. No (Roll No./Frame No.): | N/A |
| Comments: | |

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Cladding
- Veneer - Stucco
- Veneer - Brick
- Stone - River Rock

Foundation
- Concrete - Poured

Roof Material
- Asphalt / Composition - Shingle

Roof Type
- Gable - Front Gable
- Shed

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

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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 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.
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.


King County Assessor's Records


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
Historic Property
Inventory Report for

Historic Property
at 2153 E Shelby St, Seattle, WA 98112

LOCATION SECTION
Field Site No.: SR520W224 OAHP No.: Common Name: 2153 E Shelby St

Historic Name: Property Address: 2153 E Shelby St, Seattle, WA 98112

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

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 Comments
Within a District? No Survey/Inventory
Contributing? No
National Register Nomination: No

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

Changes to plan: Moderate Changes to original cladding: Intact Changes to windows: Extensive

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

Changes to windows: Extensive Other (specify):

View of Front elevation taken 6/29/2008

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

Comments:

Form/Type Single Family - Side Gable
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 turretted 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 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 footprint, 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

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<thead>
<tr>
<th>Reference</th>
<th>Description</th>
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<tr>
<td>Smith, E.</td>
<td>&quot;Montlake: One of Seattle’s Treasures.&quot; <a href="http://montlake.net/mcc/mcc_history_Eugene_Smith.htm">http://montlake.net/mcc/mcc_history_Eugene_Smith.htm</a>. n/d.</td>
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**LOCATION SECTION**

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**Common Name:** 2147 E Shelby St  
**Property Address:** 2147 E Shelby St, Seattle, WA 98112

**County** | **Township/Range/EW** | **Section** | **1/4 Sec** | **1/4 Sec** | **Quadrangle** | **Coordinate Reference** |
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**Tax No./Parcel No.** 56050000505  
**Plat/Block/Lot** Montlake Park Add/5/9  
**Supplemental Map(s)**  
**Acres:** 0.13

**IDENTIFICATION SECTION**

**Survey Name:** SR 520 Bridge Replacement and HOV Project

**Field Recorder:** Lori Durio  
**Date Recorded:** 5/21/2009

**Owner’s Name:** Allen, Frank & Nola  
**Owner Address:** 2147 E Shelby St, Seattle, WA 98112

**Classification:** Building

**Within a District?** No

**Contributing?** No

**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:** 2

**Structural System:** Balloon Frame

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

**Style:** Tudor

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

**Changes to windows:** Intact

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

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

**Form/Type:** Single Family

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*Printed on 7/6/2009 1:20:29 PM*
### Historic Property

**Inventory Report for**

**Cladding**
- Veneer - Brick

**Foundation**
- Unknown

**Roof Material**
- Clay Tile

**Roof Type**
- Gable

**Date Of Construction:** 1926

**Study Unit Other**
- Architecture/Landscape Architecture

**Other**
- 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 |

#### NARRATIVE SECTION

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**


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

**LOCATION SECTION**

Field Site No.: SR520W229
OAHP No.: 2143 E Shelby St

Common Name: 2143 E Shelby St
Property Address: 2143 E Shelby St, Seattle, WA 98112

Comments:

- County: King
- Township/Range/EW: T25R04na
- Section: 21
- 1/4 Sec: NW
- Quadrangle: SEATTLE NORTH
- Coordinate Reference: Zone: 10, Spatial Type: Point, Acquisition Code: Digitized Source, Northing: 5277209.28
- Tax No./Parcel No.: 5605000500
- Plat/Block/Lot: Montlake Park Add/5/8
- Sequence: 1
- Easting: 552375.14
- Supplemental Map(s):
- Acreage: .13

**IDENTIFICATION SECTION**

Survey Name: SR 520 Bridge Replacement and HOV Project
Field Recorder: Lori Durio
Date Recorded: 5/21/2009

Owner's Name: Dunn, Richard
Owner Address: 2143 E Shelby St, Seattle, WA 98112
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status: Survey/Inventory
Comments:

Within a District? No
Contributing? No
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

View of: Front elevation

Plan: Rectangle
No. of Stories: 2

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

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
Style:

Form/Type: Single Family

Page 1 of 3 Printed on 7/6/2009 1:18:55 PM
NARRATIVE SECTION

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

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 turretred 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

- King County Assessor's Records
Historic Property
Inventory Report for

at 2137 E Shelby St, Seattle, WA 98112

LOCATION SECTION

Field Site No.: 520new11
OAHP No.: 2137 E. Shelby St.

Historic Name: 2137 E Shelby St.

Property Address: 2137 E Shelby St, Seattle, WA 98112

County: King
Township/Range/EW: T25R04E
Section: 21
1/4 Sec: NW
1/4 1/4 Sec: SEATTLE NORTH

Coordinate Reference
Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source
Sequence: 1
Easting: 552362
Northing: 5277211

Tax No./Parcel No.: 5605000495
Plat/Block/Lot: Montlake Park Add/5/4

IDENTIFICATION SECTION

Field Recorder: Lori Durio
Date Recorded: 7/9/2009

Owner’s Name: Little, Sally
Owner Address: 2137 E. Shelby St.
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status: Survey/Inventory
Comments:

Within a District? No
Contributing? No
National Register Nomination: No
Local District: No
National Register District/Thematic Nomination Name: No

DESCRIPTION SECTION

Historic Use: Domestic - Single Family House
Current Use: Domestic - Single Family House

Plan: Rectangle
No. of Stories: 1.5

Changes to plan: Intact
Changes to original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to to other: Arts & Crafts - Craftsman

Style Form/Type
Unknown Single Family - Side Gable

View of Front elevation taken 7/9/2009
Photography Neg. No (Roll No./Frame No.): N/A
Comments: None

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**Historic Property Inventory Report for**

**at 2137 E Shelby St, Seattle, WA 98112**

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**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

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**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.

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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.

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

- 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 Name: 2133 E. Shelby St.

### Property Address: 2133 E Shelby St, Seattle, WA 98112

### Tax No./Parcel No.:
- Tax No.: 5605000490
- Plat/Block/Lot: Montlake Park Add/5/6

### 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

### Within a District?: No

### Contributing?:

### National Register Nomination:

### 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 original cladding: Intact

### Changes to windows: Intact

### Changes to interior: Unknown

### Changes to other: Colonial - Dutch Colonial

### Style: Colonial - Dutch Colonial

### Form/Type: Single Family

### View of northeast corner taken 7/9/2009

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

### Comments:

### Spatial Type: Point

### Zone: 10

### Acquisition Code: Digitized Source

### Coordinate Reference:
- Sequence: 1
- Easting: 552345
- Northing: 5277209

### Acreage: 13
Historic Property
Inventory Report for
at 2133 E Shelby St, Seattle, WA 98112

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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 Corrner (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.

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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.
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.


King County Assessor's Records


**Historic Property Inventory Report for**

**2127 E Shelby St, Seattle, WA 98112**

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### DESCRIPTION SECTION

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Historic Property
Inventory Report for
at 2127 E Shelby St, Seattle, WA 98112

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NARRATIVE SECTION

Date Of Construction: 1920

Study Unit Other
Architecture/Landscape Architecture

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

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 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 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.
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<th>Description of Physical Appearance</th>
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View of Front elevation taken 7/9/2009

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

Form/Type: Single Family
Historic Property
Inventory Report for
at 2121 E Shelby St, Seattle, WA 98112

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**NARRATIVE SECTION**

**Study Unit**
Architecture/Landscape Architecture

**Other**

**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**

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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 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.
**Historic Property**

**Inventory Report for**

**at 2121 E Shelby St, Seattle, WA 98112**

<table>
<thead>
<tr>
<th>Description of Physical Appearance</th>
</tr>
</thead>
<tbody>
<tr>
<td>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.</td>
</tr>
</tbody>
</table>

<table>
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<th>Major Bibliographic References</th>
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<tr>
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</tr>
</tbody>
</table>
Historic Property
Inventory Report for

**LOCATION SECTION**

Field Site No.: 520new7
OAHP No.: Common Name: 2117 E Shelby St.

Historic Name: 2117 E Shelby St.,
Property Address: 2117 E Shelby St.
County: King
Township/Range/EW Section: T25R04E 21 NW

1/4 Sec 1/4 1/4 Sec Quadrangle: SEATTLE NORTH
Coordinate Reference Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source

Sequence: 1
Easting: 552301
Northing: 5277208
Acreage: 0.13

Tax No./Parcel No.: 5605000475
Plat/Block/Lot: Montlake Park Add/5/3
Survey Name: SR 520 Bridge Replacement and HOV Project
Field Recorder: Lori Durio
Date Recorded: 7/9/2009

Owner's Name: Magnano Ben & Bracha
Owner Address: 2117 E Shelby St.
Ephrat Toshav
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status: Survey/Inventory
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: 1.5
Structural System: Balloon Frame

Changes to plan: Intact Changes to interior: Unknown
Changes to original cladding: Intact Changes to other: Colonial - Colonial Revival

View of Front elevation taken 7/9/2009
Photography Neg. No (Roll No./Frame No.): N/A
Comments:

Form/Type Single Family
Historic Property
Inventory Report for
at 2117 E Shelby St.

Changes to windows: Intact
Other (specify):

Cladding
Wood - Clapboard

Foundation
Unknown

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable

Date Of Construction: 1926

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. 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.
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.

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</tr>
<tr>
<td>View of</td>
</tr>
<tr>
<td>-------------------------------</td>
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<tr>
<td>Front elevation detail of entry</td>
</tr>
<tr>
<td>View of</td>
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<tr>
<td>Front elevation</td>
</tr>
<tr>
<td>View of</td>
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<tr>
<td></td>
</tr>
<tr>
<td>View of</td>
</tr>
<tr>
<td></td>
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</tbody>
</table>
Historic Property
Inventory Report for

LOCATION SECTION

Historic Name: 2111 E Shelby St
Property Address: 2111 E Shelby St, Seattle, WA 98112
County: King
Township/Range/EW Section: T25R04na 21 NW
1/4 Sec: 1/4
1/4 Sec Quadrangle: 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.: 5605000470
Plat/Block/Lot: Montlake Park Add/5/2
Supplemental Map(s): .12

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project
Field Recorder: Lori Durio
Date Recorded: 5/21/2009
Owner's Name: DeBuys, Mabry Chambliss
Owner Address: 2111 E Shelby St
City/State/Zip: Seattle, WA 98112
Classification: Building
Resource Status: Survey/Inventory
Comments
Within a District? No
Contributing? Yes
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

Changes to plan: Moderate
Changes to original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other: Unknown
Changes to original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other: Unknown

View of Front elevation taken 6/28/2008
Photography Neg. No (Roll No./Frame No.): N/A
Comments:

Style
Colonial - Colonial Revival
Form/Type
Single Family - Side Gable
**Historic Property Inventory Report for**

**at** 2111 E Shelby St, Seattle, WA 98112

<table>
<thead>
<tr>
<th>Cladding</th>
<th>Foundation</th>
<th>Roof Material</th>
<th>Roof Type</th>
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</thead>
<tbody>
<tr>
<td>Wood - Clapboard</td>
<td>Concrete - Poured</td>
<td>Asphalt / Composition - Shingle</td>
<td>Gable - Clipped Gable/Jerkinhead</td>
</tr>
</tbody>
</table>

**NARRATIVE SECTION**

**Date Of Construction:** 1925

**Architect:** Unknown

**Builder:** Unknown

**Engineer:** Unknown

**Study Unit Other**

- Architecture/Landscape Architecture

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

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

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

**Statement of Significance**

The Montlake area is generally from the Washington Park Arboretum to Portage Bay, with the northern boundary at the Montlake Cut and the southern boundary often listed as Interlaken Park or Interlaken Boulevard. The name “Montlake” frequently appears on maps such as the Thomas Guide as the label for this entire neighborhood. The Montlake neighborhood appears to meet the eligibility criteria for a NRHP historic district under Criterion C. Taken as a whole, the area represents a significant, cohesive collection of residential architecture typical of early 20th century Seattle, with a combination of distinctive builder’s houses, high-style, architect-designed residences, and impressive non-residential structures. There is a very low level of intrusion. The period of significance is 1905 to 1952.

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

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

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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.
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.


King County Assessor's Records


Historic Property
Inventory Report for

LOCATION SECTION
Field Site No.: SR520W245
OAHP No.: 

Historic Name: 
Property Address: 2818 Montlake Blvd NE, Seattle, WA

County: King
Township/Range/EW: T25R04na
Section: 21
1/4 Sec: NW
1/4 1/4 Sec: 
Quadrangle: 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 
5605000465 Montlake Park Add/5/1

Supplemental Map(s) Acreage

IDENTIFICATION SECTION
Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio
Date Recorded: 5/25/2009

Owner's Name: Olson, Meredith B
Owner Address: 4262 NE 125th St
City/State/Zip: 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:

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 original cladding: Intact

Changes to interior: Unknown
Changes to other:

View of Front elevation taken 6/29/2008
Photography Neg. No (Roll No./Frame No.): N/A
Comments:

Style Arts & Crafts - Craftsman
Colonial - Colonial Revival
Form/Type Single Family
**Historic Property
Inventory Report for**

at 2818 Montlake Blvd NE, Seattle, WA

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

Cladding
- Shingle - Coursed

Foundation
- Concrete - Poured

Roof Material
- Asphalt / Composition

Roof Type
- Gable

**NARRATIVE SECTION**

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.

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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 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.


King County Assessor's Records


Historic Property
Inventory Report for

LOCATION SECTION

Field Site No.: SR520W244
OAHP No.: Common Name: 2812 Montlake Blvd

Historic Name:
Property Address: 2812 Montlake Blvd NE, Seattle, WA

County: King
Township/Range/EW: T25R04na
Section: 25
1/4 Sec: 1/4 1/4 Sec
Coordinate Reference: SEATTLE NORTH

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

Easting: 552264
Northing: 5277193

Tax No./Parcel No.: 5605000455
Plat/Block/Lot: Montlake Park Add/5/1
Supplemental Map(s): Acreage: 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: Calton, Kyle
Owner Address: 2022 NE 35th Pl
City/State/Zip: Renton, WA 98056

Classification: Building
Resource Status: Survey/Inventory
Comments:
Within a District? No
Contributing? No
National Register Nomination: 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: 1.5

Structural System: Balloon Frame
Changes to plan: Intact
Changes to original cladding: Extensive

Changes to interior: Unknown
Changes to other:

Style: Arts & Crafts - Craftsman
Colonial - Colonial Revival

View of Front elevation taken 3/7/2004
Photography Neg. No (Roll No./Frame No.): N/A

Comments:
### Historic Property Inventory Report for

at **2812 Montlake Blvd NE, Seattle, WA**

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<thead>
<tr>
<th>Changes to windows:</th>
<th>Extensive</th>
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<tr>
<td>Cladding:</td>
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<td>Roof Material</td>
<td>Asphalt / Composition</td>
</tr>
<tr>
<td>Roof Type</td>
<td>Shed Gable - Side Gable</td>
</tr>
</tbody>
</table>

**NARRATIVE SECTION**

**Date Of Construction:** 1922

**Study Unit & Other 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. 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**


King County Assessor's Records


Historic Name: 2810 Montlake Blvd

Property Address: 2810 Montlake Blvd NE, Seattle, WA

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

Historic Use: Domestic - Single Family House
Current Use: Domestic - Single Family House

Plan: Other
No. of Stories: 2

Structural System: Balloon Frame

View of: Front elevation, view from Montlake Blvd taken 3/7/2004

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

Changes to plan: Intact
Changes to original cladding: Intact
Changes to interior: Unknown
Changes to other: Moderate

Style: Tudor
Form/Type: Single Family - Cross Gable

Survey Name: SR 520 Bridge Replacement and HOV Project
Field Recorder: Lori Durio
Date Recorded: 9/14/2009

Owner’s Name: Walton, Gregory
Owner Address: 2810 Montlake Blvd. E
City/State/Zip: Seattle, WA 98112

Acquisition Code: Digitized Source
Sequence: 1
Easting: 552261
Northing: 5277179

Coord. Reference: Zone: 10
Spatial Type: Point
Comments: northwest corner

Tax No./Parcel No. Plat/Block/Lot: 5605000460 Montlake Park Add/5/1&22
Acreage: 0.13

Supplemental Map(s):
**Historic Property Inventory Report for**

at 2810 Montlake Blvd NE, Seattle, WA

**Changes to windows:** Intact

**Other (specify):** Front porch altered

**Cladding**
- Veneer - Stucco
- Veneer - Brick

**Foundation**
- Concrete - Poured

**Roof Material**
- Asphalt / Composition

**Roof Type**
- Gable - Cross Gable

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**Narrative Section**

**Date Of Construction:** 1915

**Study Unit**
- Architecture/Landscape Architecture

**Other**

**Architecture/Landscape Architecture**

**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

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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 Corrigan (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 exaggerated 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

- 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 2810 Montlake Blvd NE, Seattle, WA

View of Entry taken 3/7/2004
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Comments:

View of taken
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View of taken
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View of taken
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Comments:
Historic Property Inventory Report for

**LOCATION SECTION**

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**IDENTIFICATION SECTION**

| Owner's Name | Hurley, Jan |
| Owner Address | 2110 E Hamlin St |
| City/State/Zip | Seattle, WA 98112 |
| Classification | Building |
| Resource Status | Survey/Inventory |
| Within a District? | No |
| Contributing? | No |
| 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 | Rectangle |
| No. of Stories: | 1.5 |
| Structural System | Balloon Frame |
| Changes to plan: | Intact |
| Changes to original cladding: | Intact |
| Changes to windows: | Intact |
| Changes to interior: | Unknown |
| Changes to other: | |
| View of | Front elevation taken 6/29/2008 |
| Photography Neg. No (Roll No./Frame No.): | N/A |
| Comments: | southwest corner |
| Style | Arts & Crafts - Craftsman |
| Form/Type | Single Family - Bungalow |
Historic Property
Inventory Report for
at 2110 E Hamlin St, Seattle, WA 98112

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**NARRATIVE SECTION**

**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.

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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 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**

- King County Assessor's Records
**Historic Property Inventory Report for**

**Location Section**
- **Field Site No.**: 520new1
- **OAHP No.**: 520new1
- **Common Name**: 2112 E Hamlin St.
- **Property Address**: 2112 E Hamlin St, Seattle, WA 98112
- **County**: King
- **Township/Range/EW Quadrangle**: T25R04E NW SEATTLE NORTH
- **1/4 Sec 1/4 Sec 1/4 Sec**: 21 NW
- **Easting**: 552301
- **Northing**: 5277163
- **Tax No./Parcel No.**: 56050000570
- **Plat/Block/Lot**: MontlakePark Add/5/20
- **Acquisition Code**: Digitized Source
- **Sequence**: 1
- **Acreage**: 1.13

**Identification Section**
- **Survey Name**: SR 520 Bridge Replacement and HOV Project
- **Field Recorder**: Lori Durio
- **Date Recorded**: 7/9/2009
- **Owner's Name**: Smidt, Douglas & Pauline
- **Owner Address**: 2112 E Hamlin St, Seattle, WA 98112
- **City/State/Zip**: Seattle, WA 98112
- **Classification**: Building
- **Resource Status**: Survey/Inventory
- **Survey/Inventory**: No

**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**: Arts & Crafts - Craftsman
- **Form/Type**: Single Family - Side Gable
- **View of Front elevation taken**: 7/9/2009
- **Photography Neg. No (Roll No./Frame No.)**: N/A
- **Comments**: Single Family - Side Gable

**Comments**: Single Family - Side Gable
Historic Property
Inventory Report for
at 2112 E Hamlin St, Seattle, WA 98112

Changes to windows: Intact
Other (specify):

Cladding
Wood - Clapboard

Foundation
Unknown

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable - Bellcast Gable Shed

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

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The area of the neighborhood south of SR 520, originally known as “Interlaken,” was developed separately from the northern part of the neighborhood. John Boyer of the Interlaken Land Company filed his plat in December 1905. Bordering 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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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 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.
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.


King County Assessor's Records


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


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Printed on 7/13/2009 12:26:15 PM
Historic Property Inventory Report for

**Historic Name:** 2122 E. Hamlin St.  
**Common Name:** 2122 E. Hamlin St.

### LOCATION SECTION

<table>
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<th>Field Site No.:</th>
<th>OAHP No.:</th>
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**Property Address:** 2122 E Hamlin St, Seattle, WA 98112

**County** | **Township/Range/EW** | **Section** | **1/4 Sec** | **1/4 Sec** | **Quadrangle** | **Coordinate Reference** |
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<td>SEATTLE NORTH</td>
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**Tax No./Parcel No.:** 5605000565  
**Plat/Block/Lot:** Montlake Park Add/5/19  
**Supplemental Map(s):**  
**Acreage:** 13

### IDENTIFICATION SECTION

**Field Recorder:** Lori Durio  
**Date Recorded:** 7/9/2009

**Owner's Name:** Kaplan, Barry  
**Owner Address:** 2122 E. Hamlin St, Seattle, WA 98112

**Classification:** Building  
**Survey Name:** SR 520 Bridge Replacement and HOV Project  
**Comments:** Survey/Inventory

**Within a District?** No  
**Contributing?** No  
**National Register Nomination:**

### 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 original cladding:** Intact  
**Changes to windows:** Intact  
**Changes to interior:** Unknown  
**Changes to other:** Unknown  
**Style:** Colonial - Colonial Revival  
**Form/Type:** Single Family - Side Gable

View of Front elevation taken 7/9/2009

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

**Comments:**

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Page 1 of 3 Printed on 7/13/2009 12:26:45 PM
**Historic Property Inventory Report for**

**at 2122 E Hamlin St, Seattle, WA 98112**

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<th>Cladding</th>
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**NARRATIVE SECTION**

**Study Unit**
- Architecture/Landscape Architecture
- Other

**Architect:** Unknown
**Builder:** Unknown
**Engineer:** Unknown

**Date Of Construction:** 1926

**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

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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

- King County Assessor's Records
- Smith, E. "Montlake: One of Seattle’s Treasures." [http://montlake.net/mcc/mcc_history_Eugene_Smith.htm](http://montlake.net/mcc/mcc_history_Eugene_Smith.htm). n/d.
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**

**Field Site No.:** 520new3  
**OAHP No.:**

**Historic Name:**  
**Property Address:** 2128 E Hamlin St, Seattle, WA 98112

**County**  
**Township/Range/EW Section 1/4 Sec 1/4 1/4 Sec Quadrangle Coordinate Reference**  
**King**  
**T25R04E 21 NW SEATTLE NORTH**

**Tax No./Parcel No.**  
**Plat/Block/Lot**  
**Supplemental Map(s)**  
5605000560  
**Montlake Park Add/5/18**  
13

**Survey Name:** SR 520 Bridge Replacement and HOV Project  
**Date Recorded:** 7/9/2009

**Field Recorder:** Lori Durio  
**Owner's Name:** Schoettler, Ceneth  
**Owner Address:** 2128 E Hamlin St, Seattle, WA 98112

**Classification:** Building  
**Resource Status:** Survey/Inventory  
**Within a District?** No  
**Contributing?**

**National Register Nomination:**

**Local District:**

**National Register District/Thematic Nomination Name:**

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**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:**

**Style:** Colonial - Colonial Revival  
**Form/Type:** Single Family - Side Gable

**View of Front elevation taken 7/13/2009**

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

---

Page 1 of 3  
Printed on 7/13/2009 5:31:59 PM
**Cladding**
- Wood - Clapboard

**Foundation**
- Concrete - Poured

**Roof Material**
- Asphalt / Composition - Shingle

**Roof Type**
- Gable - Side Gable

---

**NARRATIVE SECTION**

**Study Unit**
- Architecture/Landscape Architecture

**Other**

**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

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.

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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 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.
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.


King County Assessor's Records


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.): N/A
Comments:

View of taken
Photography Neg. No (Roll No./Frame No.): N/A
Comments:

Printed on 7/13/2009 5:32:22 PM
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**Historic Name:**

- Property Address: 2130 E Hamlin St, Seattle, WA 98112

**County**

- King

**Township/Range/EW Section**

- T25R04E 21 NW

**Quadrangle**

- 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: Montlake Park Add/5/17

**Survey Name:** SR 520 Bridge Replacement and HOV Project

**Field Recorder:** Lori Durio

**Date Recorded:** 7/9/2009

**Owner's Name:** Kowalski, Paul & Alice

**Owner Address:** 15528 26th Ave. NE

**City/State/Zip:** Shoreline, WA 98155

**Classification:** Building

**Resource Status:** Survey/Inventory

**Within a District?** No

**Contributing?**

**National Register Nomination:**

**Identification Section**

**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:**

**Style:** Arts & Crafts - Craftsman

**Form/Type:** Single Family - Bungalow

**View of southeast corner** taken 7/9/2009

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

**Comments:**
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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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.
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.

<table>
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<tr>
<th>Description of Physical Appearance</th>
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<tr>
<td>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.</td>
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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:

Printed on 7/13/2009 12:27:51 PM
Historic Property
Inventory Report for

at 2136 E Hamlin St, Seattle, WA 98112

LOCATION SECTION

Field Site No.: 520new5
OAHP No.: 

Historic Name: 

Property Address: 2136 E Hamlin St, Seattle, WA 98112

County: King
Township/Range/EW: T25R04E
Section: 21

1/4 Sec: NW

Quadrangle: SEATTLE NORTH

Coordinate Reference
Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source

Tax No./Parcel No.:

56050000543

Plat/Block/Lot:
Montlake Park Add/5/15-16

Survey Name:
SR 520 Bridge Replacement and HOV Project

Date Recorded: 7/9/2009

Owner's Name: Turner, William & Sara
Owner Address: 2136 E Hamlin St, Seattle, WA 98112

Classification: Building

Resource Status: Survey/Inventory

Comments:

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio

Date Recorded: 7/9/2009

Owner's Name: Turner, William & Sara
Owner Address: 2136 E Hamlin St, Seattle, WA 98112

Classification: Building

Resource Status: Survey/Inventory

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: Arts & Crafts - Craftsman

View of Front elevation taken 7/9/2009

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

Comments:

Form/Type Single Family
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 neighborhood 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 north of Union City 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 Comer (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 Montlake neighborhood remains essentially intact. The Montlake neighborhood remains essentially intact.

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.
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.


King County Assessor's Records


Historic Property
Inventory Report for
at 2142 E Hamlin St, Seattle, WA 98112

LOCATION SECTION
Field Site No.: 520new6
OAHP No.: Common Name: 2142 E Hamlin St.

Historic Name:
Property Address: 2142 E Hamlin St, Seattle, WA 98112

County
Township/Range/EW
Section
1/4 Sec
1/4 1/4 Sec
Quadrangle
Coordinate Reference
Zone: 10
Spatial Type: Point
Acquisition Code: Digitized Source
Sequence: 1
Easting: 552379
Northing: 5277166

Tax No./Parcel No.
5605000544

 Plat/Block/Lot
Montlake Park Add/5/15

Supplemental Map(s)
Acreage

IDENTIFICATION SECTION
Survey Name: SR 520 Bridge Replacement and HOV Project

Field Recorder: Lori Durio
Date Recorded: 7/9/2009

Owner's Name: Waknitz, Kristin
Owner Address: 2142 E Hamlin St.
City/State/Zip: Seattle, WA 98112

Classification: Building
Resource Status: Survey/Inventory
Comments

Within a District? No
Contributing? No
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: Platform Frame

Changes to plan: Intact
Changes to original cladding: Slight
Changes to windows: Intact

Changes to interior: Unknown
Changes to other: Ranch

View of Front elevation taken 7/9/2009
Photography Neg. No (Roll No./Frame No.): N/A
Comments: Form/Type Single Family
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

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.
### Historic Property Inventory Report for

**at** 2142 E Hamlin St, Seattle, WA 98112

### 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.

### Bibliographic References

- King County Assessor's Records
- Smith, E. “Montlake: One of Seattle’s Treasures.” [http://montlake.net/mcc/mcc_history_Eugene_Smith.htm](http://montlake.net/mcc/mcc_history_Eugene_Smith.htm). n/d.
Historic Property
Inventory Report for

LOCATION SECTION

Field Site No.: SR520W273
OAHP No.: 

Historic Name: 
Property Address: 2146 E. Hamlin St. Seattle, WA 98112

Tax No./Parcel No. 5605000540
Plat/Block/Lot Montlake Park Addition, Block 5, Lot 14

IDENTIFICATION SECTION

Survey Name: SR 520 Bridge Replacement and HOV Project
Field Recorder: Lori Durio
Date Recorded: 5/27/2009

Owner's Name: Petillo, Jeffrey & Betty Lynn
Owner Address: 2146 E. Hamlin St.

Classification: Building
Resource Status Survey/Inventory
Within a District? No
Contributing?
National Register Nomination:

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 original cladding: Intact
Changes to windows: Intact
Changes to interior: Unknown
Changes to other: Intact

Style Colonial - Dutch Colonial
Form/Type Single Family

View of front elevation taken 3/7/2004
Photography Neg. No (Roll No./Frame No.): N/A

Comments:
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

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.
Historic Property
Inventory Report for

at 2146 E Hamlin St, Seattle, WA 98112

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


King County Assessor's Records


### LOCATION SECTION

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<td>Supplemental Map(s)</td>
<td>Acreage</td>
</tr>
<tr>
<td>LOCATION SECTION</td>
<td>Survey Name: SR 520 Bridge Replacement and HOV Project</td>
</tr>
</tbody>
</table>

### IDENTIFICATION SECTION

| Field Recorder: | Lori Durio |
| Owner's Name: | Van Oosten, Roger and Jeanna |
| Owner Address: | 2150 E. Hamlin 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: | |

### 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 original cladding: | Intact |
| Changes to interior: | Unknown |
| Changes to other: | Slight |
| Style | Tudor |
| View of | Front elevation |
| taken | 6/10/2004 |
| Photography Neg. No (Roll No./Frame No.): | N/A |
| Form/Type | Single Family - Side Gable |
Changes to windows: Intact
Other (specify): front dormer added;

Cladding
Shingle
Veneer - Brick

Foundation
Unknown

Roof Material
Asphalt / Composition - Shingle

Roof Type
Gable - Side Gable

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

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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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 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.
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.

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