Historic Property Inventory Report

Location

Field Site No. DAHP No.

Historic Name:

Common Name: 814-816 NE Northlake Pl

Property Address: 814-816 NE Northlake, Seattle, WA 98105

Comments:

Tax No./Parcel No. 4092302290

Plat/Block/Lot

Acreage

Supplemental Map(s)

<table>
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<th>Section</th>
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<th>1/4</th>
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<th>Quadrangle</th>
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Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type:

Acquisition Code:

Sequence:
### Identification

**Survey Name:** SR520 I-5 to Medina: Bridge Replacement and HOV Project  
**Date Recorded:** 06/10/2010

**Field Recorder:** Christopher Hetzel

**Owner’s Name:**

**Owner Address:**

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<th>City</th>
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<th>Zip</th>
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**Classification:** Building  
**Resource Status:** Survey/Inventory  
**Comments:** Not Eligible

**Within a District?** No

**Contributing?** No

**National Register Nomination:**

**Local District:**

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

**Eligibility Status:**

**Determination Date:**

**Determination Comments:**

### Description

### Commerce/Trade - Business

**Historic Use:**

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**Current Use:**

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<th>Structural System</th>
<th>Changes to Interior</th>
<th>Changes to Windows</th>
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<tbody>
<tr>
<td>Concrete - Reinforced Concrete</td>
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**Changes to Plan:** Intact  
**Changes to Original Cladding:** Moderate  
**Changes to Other:** Unknown

**Other (specify):**

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<th>Style</th>
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<tr>
<th>Cladding</th>
<th>Roof Type</th>
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<tbody>
<tr>
<td>Brick</td>
<td>Flat with Parapet</td>
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### Narrative

**Study Unit**  
**Other**

Architecture/Landscape Architecture
### Year Constructed
1928

<table>
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<th>Work Type Description</th>
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**Architect:**

**Builder:**

**Landscape Architect:**

**Engineer:**

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:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1928 in the University District, and now stands a few parcels east of I-5. The building has a simple vernacular design and its setting has been impacted by the construction of I-5 to the east. The building is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**

The property contains a one-story commercial/industrial building with a rectangular plan and concrete construction. The building has a vernacular design. It has a flat roof with brick coping. The exterior walls are infilled with hollow clay tile and brick. The primary facade is symmetrically divided and two bays wide. The fenestration is composed of original steel casement windows.

**Major Bibliographic References:**

- King County Assessor’s Records
Photos

West Elevation, Looking Northeast

South Elevation, Looking Northwest
### Location

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<td><strong>Acreage</strong></td>
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<td>SEATTLE NORTH</td>
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**Coordinate Reference**

- **Easting:**
- **Northing:**
- **Zone:**
- **Spatial Type:**
- **Acquisition Code:**
- **Sequence:**
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Connie Gray and Christopher Hetzel
Owner’s Name: 
Owner Address: 
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Commerce/Trade - Business 
Current Use:
Plan: Rectangle 
Structural System: Platform Frame
Stories: 2
Changes to Interior: Unknown
Changes to Plan: Rectangle
Changes to Original Cladding: Moderate
Changes to Windows: Extensive
Changes to Other: Unknown
Other (specify):
Style: Vernacular
Form/Type: Commercial
Cladding: Wood - Plywood
Foundation:
Roof Type: Flat with Parapet
Roof Material: Asphalt / Composition - Built Up

Narrative

Study Unit 
Architecture/Landscape Architecture
Other
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<th>Builder:</th>
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<tr>
<td>Landscape</td>
<td>Engineer:</td>
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<td>Architect:</td>
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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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1936 in the University District, and now stands a few parcels east of I-5. The building has a vernacular design and poor integrity, due to substantial changes to its exterior wall cladding and fenestration. The building's setting has also been impacted by the construction of I-5 to the west. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a two-story commercial building with a rectangular plan and concrete construction. The building has a vernacular design. It has a flat roof with a parapet and coping. The exterior walls are clad with plywood and vertical board siding. The primary facade is asymmetrically divided and four bays wide. The fenestration is composed of non-original aluminum sliding windows.

Major Bibliographic References:
King County Assessor's Records
Photos

East Elevation, Looking Southwest  
North Elevation, Looking Southwest

North Elevation, Looking Southeast  
East Elevation, Looking West
North Elevation, Looking Southwest
Historic Property Inventory Report

Location

Field Site No. | DAHP No.
---|---

Historic Name:

Common Name: 1001 NE Boat St

Property Address: 1001 NE Boat, Seattle, WA 98102

Comments:

Tax No./Parcel No. 4088801095

Township/Range/EW | Section | 1/4 Sec | 1/4 Sec | County | Quadrangle
---|---|---|---|---|---
T25R04E | 17 | | | King | SEATTLE NORTH

Supplemental Map(s)

Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type:

Acquisition Code:

Sequence:
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project

Date Recorded: 07/05/2010

Field Recorder: Schwab, Leslie and Christopher Hetzel

Owner’s Name:

Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Historic Use: Commerce/Trade - Business

Current Use:

Plan: Rectangle

Structural System: Platform Frame

Stories: 1

Changes to Interior: Unknown

Changes to Plan: Intact

Changes to Original Cladding: Moderate

Changes to Windows: Intact

Changes to Other: Unknown

Other (specify):

Style: Modern

Form/Type: Commercial

Cladding: Veneer - Brick

Foundation:

Roof Type: Flat with Parapet

Roof Material: Unknown

Narrative

Study Unit Other

Architecture/Landscape Architecture
**Historic Property Inventory Report**

<table>
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<tr>
<th>Year Constructed</th>
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**Architect:**  
**Builder:**  
**Landscape Architect:**  
**Engineer:**

**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:** The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1957 in the western portion of the University District, and now stands a few parcels east of I-5. The building is a modest example of the Modern style in a commercial building and has fair integrity, due to changes to its exterior wall cladding and fenestration. The building’s setting has also been impacted by the construction of I-5 to the west. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:** The property contains a one-story commercial building with a rectangular plan and platform frame wood construction. The building was originally designed in the Modern style. It has a flat roof with metal coping. The exterior walls are clad with concrete, brick, and corrugated metal. The primary facade is asymmetrically divided and multiple bays wide. The window fenestration is composed of original metal frame windows.

**Major Bibliographic References:**  
King County Assessor’s Records  
Historic Property Inventory Report

Photos

North Elevation, Looking South

North Elevation (detail), Looking South

North Elevation, Looking South (detail)
## Location

<table>
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<th>Field Site No.</th>
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**Common Name:** 3254 Portage Bay Place  
**Property Address:** 3254 Portage Bay, Seattle, WA 98102  
**Comments:**  
**Tax No./Parcel No.:** 4088801436  
**Plat/Block/Lot:**  
**Acreage:**  
**Supplemental Map(s):**

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**Coordinate Reference**

**Easting:**  
**Northing:**  
**Zone:**  
**Spatial Type:**  
**Acquisition Code:**  
**Sequence:**
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Durio Price, Lori and Christopher Hetzel
Owner’s Name: 
Owner Address: 
City: State: Zip: 
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination: 
Local District: 
National Register District/Thematic Nomination Name: 
Eligibility Status: 
Determination Date: 
Determination Comments: 

Description

Historic Use: Domestic - Single Family House
Current Use:
Plan: Irregular
Stories: 2
Structural System: Platform Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Intact
Changes to Other: Unknown
Other (specify): 
Style: Modern - Contemporary
Form/Type: Single Family
Cladding: Metal
Foundation: 
Roof Type: Shed
Roof Material: Metal - Standing Seam

Narrative

Study Unit
Architecture/Landscape Architecture
Other

Tuesday, August 24, 2010
**Historic Property Inventory Report**

<table>
<thead>
<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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<td>1970 (c.)</td>
<td>Remodel</td>
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**Architect:** |

**Builder:** |

**Landscape Architect:** |

**Engineer:** |

**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:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1925 and stands a few parcels away from the University Bridge. Originally a modest boat house, it has been remodeled into a residence in the Contemporary Modern style. It does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**

The property contains a two-story single-family residence with a rectangular plan. The building was originally designed in the Contemporary Modern style. It has a low pitch shed roof clad with wood shingles and seamed metal. The exterior walls are clad with vertical wood siding and metal. The primary facade is asymmetrically divided and two bays wide. The window fenestration is composed of glass block windows. The residence features an attached garage with a metal roll-up door.

**Major Bibliographic References:**


Photos

West Elevation, Looking Northeast

West Elevation, Looking Southeast
### Historic Property Inventory Report

#### Location

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<thead>
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<th>Field Site No.</th>
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**Common Name:** 3245 Eastlake Ave E  
**Property Address:** 3245 Eastlake E, Seattle, WA 98102

**Comments:**

**Tax No./Parcel No.:** 1959703260  
**Plat/Block/Lot:**

**Acreage:**

**Supplemental Map(s):**

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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/11/2010
Field Recorder: Durio Price, Lori and Christopher Hetzel
Owner's Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Domestic - Multiple Family House
Current Use:
Plan: Rectangle Stories: 4
Structural System: Platform Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Intact
Changes to Other: Unknown
Other (specify):
Style: Modern
Form/Type: Multi-Family - Multi-Story Apartment Block
Cladding: Veneer - Stucco
Foundation:
Roof Type: Flat with Eaves
Roof Material: Asphalt / Composition - Built Up

Narrative

Study Unit
Other
Architecture/Landscape Architecture
Historic Property Inventory Report

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<th>Year Constructed</th>
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<td>1970</td>
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Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1970, and now stands underneath I-5. The building is a modest example of the Modern style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The building’s setting has also been impacted by the construction of I-5, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance: The property contains a four-story apartment building with a rectangular plan and platform frame wood construction. The building was originally designed in the Modern style. It has a flat roof. The exterior walls are clad with stucco and accented with T-1-11 spandrel panels. The primary facade is symmetrically divided into three sections. The fenestration consists of original metal windows throughout the building.

Major Bibliographic References:
King County Assessor’s Records
Photos

East and North Elevations, Looking West

North Elevation, Looking Southwest

North and West Elevations, Looking Southeast
**Historic Property Inventory Report**

**Location**

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<th>Field Site No.</th>
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**Historic Name:**

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**Property Address:**

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**Comments:**

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**Coordinate Reference**

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**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/12/2010
Field Recorder: Orton, Sara and Christopher Hetzel
Owner’s Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Commerce/Trade - Restaurant

Historic Use: Current Use:
Plan: Rectangle Stories: 3 Structural System: Platform Frame
Changes to Plan: Rectangle Changes to Interior: Platform Frame
Changes to Original Cladding: Intact Changes to Windows: Moderate
Changes to Other: Unknown
Other (specify):
Style: Tudor - Tudor Revival Form/Type: Commercial
Cladding: Veneer - Stucco Foundation:
Roof Type: Gable - Cross Gable Roof Material: Wood - Shingle

Narrative

Study Unit Other
Architecture/Landscape Architecture

Tuesday, August 24, 2010 Page 2 of 6
Year Constructed: 1916

Work Type Description: Built Date

Architect:  
Builder:  
Landscape Architect:  
Engineer:  

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

Property is located in a potential historic district (National and/or local): No

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

Statement of Significance:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. The building was built in 1916, as a single family home. In the 1920s it was remodeled into a furniture store by Frederick Anhalt, one of Seattle's most prominent apartment developers of the 1920s. Anhalt was renowned for his use of the Norman French and Tudor styles, which is evident in his work here. The store was originally Skewe's Furniture, and was later a tavern, Rapunzel's, for many years. The apartments were called Lake Union Court Apartments in the 1950s and are now known as The Martello. The building has recently been renovated and is now a condominium. The building has good integrity and embodies the distinctive characteristics of the Tudor Revival style. Its setting has been somewhat impacted by the construction of I-5 to the west, but it is a unique building design that remains intact in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design. The Eastlake neighborhood was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916, Boeing's first factory was located on the shores of Lake Union at the foot of Roanoke Street. However, since 1960s and 1970s, with the construction of I-5, the neighborhood has suffered numerous demolitions, less than sensitive infill construction, and substantial renovations of its older building stock. Many intact historic buildings still remain from the early twentieth century through the 1920s, but these are intermixed with examples of newer construction and extensive remodels mixed. While the Eastlake neighborhood has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as an NRHP or local historic district due to the high number of intrusions and loss of integrity.

Description of Physical Appearance:
The property contains a three-story commercial building with a rectangular plan and platform frame wood construction. The building was originally designed in the Tudor Revival styles. It has a steeply pitched conical tower and a cross-gable roof, both clad with wood shingles, and slightly overhanging eaves, and exposed structural elements. The exterior walls are clad with a stucco finish. The primary facade is asymmetrically divided and four bays wide. The fenestration primarily consists of original wood windows with leaded muntins, while some of the storefront windows have been replaced.

Major Bibliographic References:
King County Assessor's Records
Photos

West Elevation, Looking Southeast

North and West Elevations, Looking South

North Elevation, Looking South

North Elevation, Looking Southeast
South Elevation, Looking Northeast
Historic Property Inventory Report

Location

Field Site No. DAHP No.

Historic Name:

Common Name: Skewe's Furniture

Property Address: 3240 Eastlake E, Seattle, WA 98102

Comments:

Tax No./Parcel No. 1959703120

Plat/Block/Lot: Denny Fuhrman

Acreage: Less than one

Supplemental Map(s)

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Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type: Point

Acquisition Code: Geocoded

Sequence: 0
Identification

Survey Name: Eastlake  
Date Recorded: 02/27/2002

Field Recorder: M. Sheridan

Owner’s Name: 3240 Eastlake LLC

Owner Address: c/o Ferguson Property Mgmt. 4710 University Way NE

City: Seattle  
State: Washington  
Zip: 98105

Classification: Building

Resource Status: Survey/Inventory

Comments:

Within a District?

Contributing?

National Register Nomination:

Local District: Eastlake

National Register District/Thematic Nomination Name:

Eligibility Status: Not Determined - SHPO

Determination Date:

Determination Comments:

Description

Historic Use: Domestic - Multiple Family House

Current Use:

Plan: Irregular

Structural System: Balloon Frame

Stories: three

Changes to Interior:

Changes to Plan: Intact

Changes to Original Cladding: Intact

Changes to Windows: Slight

Changes to Other:

Other (specify):

Style: Other

Form/Type:

Cladding: Veneer - Stucco

Foundation:

Roof Type: Gable

Roof Material: Wood - Shingle

Narrative

Study Unit

Commerce

Other

Year Constructed

Built Date

Work Type Description

1916  

Tuesday, August 24, 2010  
Page 2 of 7
Historic Property Inventory Report

Architect: Anhalt, Frederick
Builder:
Landscape Architect:
Engineer:

Property appears to meet criteria for the National Register of Historic Places: Unable to Determine
Property is located in a potential historic district (National and/or local): Unable to Determine
Property potentially contributes to a historic district (National and/or local): Unable to Determine

Statement of Significance:
This is one of Eastlake's most significant buildings, with its distinctive Norman French appearance and location at the northern gateway of the community. It is also significant for its architectural history. The building was built in 1916, as a single family home. In the 1920s it was remodeled into a furniture store by Frederick Anhalt, one of Seattle's most prominent apartment developers of the 1920s. Anhalt was renowned for his use of the Norman French and Tudor styles, which is evident in his work here. The store was originally Skewe's Furniture, and was later a tavern, Rapunzel's, for many years. The apartments were called Lake Union Court Apartments in the 1950s and are now known as The Martello. The building has recently been renovated and is now a condominium.

Description of Physical Appearance:
This stucco-clad building is three stories high with very steep gable roofs and a prominent Norman French hexagonal turret at the southwest corner. At the south end of the main (west) elevation is a three-story gabled section with an oriel window and an arched doorway. The steep roof has two shed dormers on the front. The main commercial entry is through arched doorways at the base of the turret. The apartment entry is to the east on the north elevation. Significant detailing is found throughout, with pointed-arch windows and multipane sash. The glass-enclosed restaurant area on the main elevation extends out from the three story mass of the building, between the two towers. The rear elevation, on the east, has been somewhat modernized with newer windows, two small balconies and several small skylights.

Major Bibliographic References:
King County Property Record Card (c. 1938-1972), Washington State Archives.
Polk's Seattle Directories, 1890-1996.
Photos

2001
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/12/2010
Field Recorder: Orton, Sara and Christopher Hetzel
Owner’s Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Unknown
Current Use:
Plan: Rectangle Stories: 3
Structural System: Platform Frame
Changes to Plan: Rectangle
Changes to Interior: Platform Frame
Changes to Original Cladding: Extensive
Changes to Windows: Extensive
Changes to Other: Unknown

Other (specify):
Style: Modern - Contemporary
Form/Type: Commercial
Cladding: Shingle - Coursed
Foundation:
Roof Type: Flat with Parapet
Roof Material: Unknown

Narrative

Study Unit Other
Architecture/Landscape Architecture
**Historic Property Inventory Report**

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**Architect:**

**Builder:**

**Landscape Architect:**

**Engineer:**

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:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1909 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building appears to have been substantially altered and now exhibits a Contemporary Modern style. It has poor. The building's setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**

The property contains a three-story commercial office building with a rectangular plan and platform frame wood construction. The building appears to have been substantially altered from its original use and now exhibits the Contemporary Modern style. It has a flat roof with metal coping. The exterior walls are clad with coursed wood shingles. The primary facade is symmetrically divided and three bays wide. The fenestration consists of non-original metal windows.

**Major Bibliographic References:**

- King County Assessor's Records
Photos

West Elevation, Looking Southeast

West Elevation, Looking South

West Elevation, Looking East
### Location

<table>
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<td>Common Name:</td>
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#### Supplemental Map(s)

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Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/13/2010
Field Recorder: Orton, Sara and Christopher Hetzel
Owner’s Name: 
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Domestic - Single Family House
Current Use: 
Plan: Rectangle
Stories: 2
Structural System: Platform Frame
Changes to Plan: Rectangle
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Slight
Changes to Other: Unknown
Other (specify):
Style: Tudor - Tudor Revival
Cladding: Wood - Clapboard
Form/Type: Single Family
Roof Type: Gable - Cross Gable
Foundation:
Roof Material: Asphalt / Composition - Rolled

Narrative

Study Unit
Architecture/Landscape Architecture
Other
Historic Property Inventory Report

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Architect:  
Builder:  
Landscape Architect:  
Engineer:  

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1925, and now stands a few parcels east of I-5. The residence is a modest example of the Tudor Revival style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence’s setting has also been impacted by the construction of I-5 to the west, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a two-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed in the Tudor Revival style. It has a steeply pitched cross-gable roof with slightly overhanging eaves. The exterior walls are clad with wood clapboard siding. The primary facade is asymmetrically divided and two bays wide. The fenestration consists of original wood windows throughout the residence.

Major Bibliographic References:
- King County Assessor's Records
Photos

North Elevation, Looking South

West Elevation, Looking Southeast

East and North Elevations, Looking Southwest

East Elevation, Looking West
Historic Property Inventory Report

North Elevation, Looking South
## Location

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**Historic Name:**
- **Common Name:** 3261 Fuhrman Ave E
- **Property Address:** 3261 Fuhrman E, Seattle, WA 98102
- **Comments:**

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**Coordinate Reference**
- **Easting:**
- **Northing:**
- **Zone:**
- **Spatial Type:**
- **Acquisition Code:**
- **Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/13/2010

Field Recorder: Orton, Sara and Christopher Hetzel
Owner’s Name:
Owner Address:

City: State: Zip:

Classification: Building
Resource Status: Survey/Inventory
Comments: Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Domestic - Multiple Family House
Current Use:

Plan: Irregular
Stories: 2

Changes to Plan: Intact
Changes to Original Cladding: Intact
Changes to Other: Unknown

Other (specify):

Style: Modern
Form/Type: Multi-Family - Multi-Story Apartment Block

Cladding: Wood - Vertical
Foundation:

Roof Type: Flat with Eaves
Roof Material: Unknown

Narrative

Study Unit
Other

Architecture/Landscape Architecture
Historic Property Inventory Report

<table>
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<th>Year Constructed</th>
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Architect:          Builder:
Landscape Engineer: Architect:

Property appears to meet criteria for the National Register of Historic Places: Yes
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1952, and now stands a few parcels east of I-5. The building is a good example of the Modern style and has good integrity, despite changes to its fenestration. The building's setting has been impacted by the construction of I-5 to the west, and it is not located in a cohesive neighborhood. However, the building embodies the distinctive characteristics of the Modern style and is an unusual example of a Modern style apartment building. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design.

Description of Physical Appearance: The property contains a three-story apartment building with an irregular plan and platform frame wood construction. The residence was originally designed in the Modern style. It has a flat roof with overhanging eaves and metal coping. The exterior walls are clad with a brick veneer and vertical wood siding. The primary facade is asymmetrically divided and multiple bays wide. The fenestration consists of non-original vinyl windows throughout the residence.

Major Bibliographic References:
- King County Assessor's Records
Photos

North Elevation, Looking South

North Elevation, Southwest

North and East Elevations, Looking Southwest

North and East Elevations, Looking West
North Elevation Detail, Looking South
# Historic Property Inventory Report

## Location

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**Common Name:** 3272 Fuhrman Ave E  
**Property Address:** 3272 Fuhrman E, Seattle, WA 98102  
**Comments:**

**Tax No./Parcel No.:** 1959703000  
**Plat/Block/Lot:**

**Acreage:**

**Supplemental Map(s):**

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## Coordinate Reference

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Field Recorder: Orton, Sara and Christopher Hetzel
Owner’s Name:
Owner Address:

City: State: Zip:  
Classification: Building  
Resource Status: Survey/Inventory  
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Vacant/Not in Use

Historic Use: Commerce/Trade - Business  
Current Use:  
Plan: Irregular  
Stories: 1
Changes to Plan: Irregular
Changes to Original Cladding: Extensive
Changes to Other: Unknown
Other (specify):
Style: Vernacular
Cladding: Wood - Clapboard
Roof Type: Other

Narrative

Study Unit: Architecture/Landscape Architecture
Other:  

Tuesday, August 24, 2010
### Historic Property Inventory Report

<table>
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<th>Year Constructed</th>
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**Architect:**  

**Builder:**  

**Landscape Architect:**  

**Engineer:**  

*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:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1916, and now stands a few parcels east of I-5. The building has been substantially altered and has poor integrity, due to substantial changes to its plan, exterior wall cladding and fenestration. The residence’s setting has also been impacted by the construction of I-5 to the west. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

#### Description of Physical Appearance:

The property contains a one-story commercial building with an irregular plan and platform frame wood construction. The building has been substantially altered since its original construction and currently retains a vernacular design. It has a mansard roof clad with wood shingles. The exterior walls are clad with wood siding. The primary facade is asymmetrically divided and two bays wide. The fenestration consists of non-original metal windows throughout the building.

### Major Bibliographic References:

- King County Assessor's Records
Photos

West Elevation, Looking Southeast

West and South Elevations, Looking Southeast

South Elevation, Looking Northeast

East Elevation, Looking North
## Location

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<td>Property Address:</td>
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### Coordinate Reference

- **Easting:** 551073
- **Northing:** 5277479
- **Zone:** 10
- **Spatial Type:** Point
- **Acquisition Code:** TopoZone.com
- **Sequence:** 1
Historic Property Inventory Report

Identification

Survey Name: Seattle Apartments  Date Recorded: 09/06/2006
Field Recorder: Mimi Sheridan
Owner’s Name: Lanai Apartments LLC
Owner Address: 420 E. Howell St.
City: Seattle  State: WA  Zip: 98122
Classification: Building
Resource Status: Survey/Inventory
Comments:
Within a District? No
Contributing?
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Domestic - Multiple Family House  Current Use:
Plan: U-Shape  Stories: 4
Changes to Plan: Intact
Changes to Original Cladding: Intact
Changes to Other:
Other (specify):
Style: Modern
Cladding: Concrete - Block
Roof Type: Flat with Eaves
Form/Type: Multi-Family
Foundation:
Roof Material: Unknown
Narrative

Study Unit
Architecture/Landscape Architecture

Year Constructed  Work Type Description
1955  Built Date
Historic Property Inventory Report

Architect: LaCourse, Ted
Landscape Architect:
Builder:
Landscape Engineer:

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

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

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

Statement of Significance:
The Lanai Apartments are a good early example of the open corridor building form that became extremely popular in the 1950s-70s. It was designed in 1955 by Ted La Court for Orville Cohen, and built by the century Construction Company. Its other modern features include concrete block construction, aluminum windows and glass-enclosed entry pavilions. It has 28 units, averaging approximately 500 square feet. The building is located in the northern part of Eastlake near the University of Washington, which saw a tremendous increase in students in the 1950s (including the opening of a new medical school), and a very strong demand for housing. This growth significantly changed Eastlake. The neighborhood, despite its small size, has a wide variety of land uses, including industry, maritime industry, marinas, large institutions, a dense commercial strip and single family homes. Its key location between Lake Union and Capitol Hill has long made it an important north/south route connecting downtown with the University of Washington and other neighborhoods. Streetcars began running here as early as 1885, making it a logical location for apartment living.

Description of Physical Appearance:
The Lanai is of concrete block construction, with reinforced concrete ceilings. It is generally rectangular in plan, but an entry/staircase pavilion projecting about 15 feet at each end gives it a U shape. The front of these pavilions are glass, with brick, painted white, on the sides. The building has three stories, with the lower one slightly below grade, with landscaping between the building and the front parking lot. The main features are the two balconies extending the full width of the building (approximately 95 feet) on both the south (front) and north facades. They are supported by seven steel columns, on the outside of the railing. The solid railings are topped with an original decorative wrought iron railing with a chevron pattern. Apartment doors open onto these open corridors.

Major Bibliographic References:
City of Seattle Department of Planning and Development Microfilm Records.
King County Property Record Card (c. 1938-1972), Washington State Archives.
Polk’s Seattle Directories, 1890-1996.
Photos

south façade
2006

south façade
2006
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Orton, Sara and Christopher Hetzel
Owner's Name:
Owner Address:

City: State: Zip:

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

National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House
Current Use:

Plan: Rectangle
Stories: 3

Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Slight
Changes to Other: Unknown

Other (specify):

Style: Modern
Form/Type: Multi-Family - Multi-Story Apartment Block

Cladding: Concrete - Block
Foundation:

Roof Type: Flat with Parapet
Roof Material: Unknown

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Tuesday, August 24, 2010
Year Constructed: 1955  
Work Type Description: Built Date

Architect:  
Builder:

Landscape Architect:  
Engineer:

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

Property is located in a potential historic district (National and/or local): No

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

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1955 and now stands a few parcels east of I-5. The building is a good example of the Modern style in a multi-family apartment building and has good integrity. The building's setting has been impacted by the construction of I-5 to the west, and it is not located in a cohesive neighborhood. However, the building embodies the distinctive characteristics of the Modern style and is a notable example of the style in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design.

Description of Physical Appearance: The property contains a three-story apartment building with a rectangular plan and reinforced concrete construction. The residence was originally designed in the Modern style. It has a flat roof with overhanging eaves and metal coping. The exterior walls are clad with a rusticated concrete block veneer. The primary facade is asymmetrically divided and multiple bays wide. The fenestration consists of original metal windows throughout the building.

Major Bibliographic References:
- King County Assessor’s Records
Historic Property Inventory Report

Location

Field Site No.          DAHP No.
Historic Name:          
Common Name: 3230-3232 Fuhrman Ave E
Property Address: 3230-3232 Fuhrman E, Seattle, WA 98102
Comments: 
Tax No./Parcel No. 1959703055
Plat/Block/Lot
Acreage
Supplemental Map(s)

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Coordinate Reference

Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
Identification

Survey Name: SR520 I-5 to Medina: Bridge
Replacement and HOV Project

Date Recorded: 06/12/2010

Field Recorder: Orton, Sara and Christopher Hetzel

Owner's Name:

Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Historic Use: Domestic - Multiple Family House

Current Use:

Plan: Rectangle

Stories: 2

Structural System: Platform Frame

Changes to Plan: Intact

Changes to Interior: Unknown

Changes to Original Cladding: Intact

Changes to Windows: Intact

Changes to Other: Unknown

Other (specify):

Style: Modern

Form/Type: Multi-Family - Four Unit Block

Cladding: Wood - Vertical

Foundation:

Roof Type: Gable - Side Gable

Roof Material: Unknown

Narrative

Study Unit

Architecture/Landscape Architecture

Other
## Historic Property Inventory Report

<table>
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<tbody>
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</table>

**Architect:**

**Builder:**

**Landscape Engineer:**

**Architect:**

### 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:**
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1960, and now stands a few parcels east of I-5. The building is a good example of the Modern style in a multi-family apartment building and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The building's setting has also been impacted by the construction of I-5 to the west, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**
The property contains a two-story apartment building with a rectangular plan and platform frame wood construction. The residence was originally designed in the Modern style. It has a side-gable roof with overhanging eaves. The exterior walls are clad with vertical board siding. The primary facade is asymmetrically divided and multiple bays wide. The fenestration consists of original metal windows throughout the residence.

**Major Bibliographic References:**

Photos

West Elevation, Looking Northeast

West Elevation Entry, Looking Northeast
Historic Property Inventory Report

Location

Field Site No. DAHP No.

Historic Name:

Common Name: 3226 Fuhrman Ave E

Property Address: 3226 Fuhrman E, Seattle, WA 98102

Comments:

Tax No./Parcel No. 7766800000

Plat/Block/Lot

Acreage

Supplemental Map(s)

<table>
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<tr>
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<th>Section</th>
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Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type:

Acquisition Code:

Sequence:
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010

Field Recorder: Orton, Sara and Christopher Hetzel

Owner’s Name:
Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House

Current Use:

Plan: Rectangle

Structural System: Platform Frame

Stories: 3

Changes to Interior: Unknown

Changes to Plan: Intact

Changes to Original Cladding: Intact

Changes to Windows: Moderate

Changes to Other: Unknown

Other (specify):

Style: Beaux Arts - Italian Renaissance Revival

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

Cladding: Brick

Foundation:

Roof Type: Flat with Parapet

Roof Material: Unknown

Narrative

Study Unit Other

Architecture/Landscape Architecture
## Historic Property Inventory Report

<table>
<thead>
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</table>

**Architect:**

**Builder:**

**Landscape Architect:**

**Engineer:**

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

Property is located in a potential historic district (National and/or local): No

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

**Statement of Significance:**
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1928. The building has good integrity and embodies the distinctive characteristics of the Renaissance Revival style with Beaux Arts style elements. Its setting has been somewhat impacted by the construction of I-5 to the east, but it is one of a dwindling few historic residences that continue to remain intact in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design.

**Description of Physical Appearance:**
The property contains a three-story apartment building with a rectangular plan and unreinforced masonry construction. The residence was originally designed in the Renaissance Revival style with Beaux Arts style elements. It has a flat roof with metal coping. The exterior walls are clad with a brick veneer. The primary facade is symmetrically divided and three bays wide. The fenestration primarily consists of original wood windows with a few non-original replacements.

**Major Bibliographic References:**

Photos

North and West Elevations, Looking Southeast

West Elevation, Looking East

West and South Elevations, Looking Northeast

West Elevation Detail, Looking East
Historic Property Inventory Report

Location

Field Site No. DAHP No.
Historic Name:

Common Name: 3206 Harvard Ave E
Property Address: 3206 Harvard E, Seattle, WA 98102
Comments:

Tax No./Parcel No. 1959703155
Plat/Block/Lot
Acreage
Supplemental Map(s)

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Coordinate Reference

Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
## Identification

**Survey Name:** SR520 I-5 to Medina: Bridge Replacement and HOV Project  
**Date Recorded:** 06/11/2010

**Field Recorder:** Durio Price, Lori and Christopher Hetzel

**Owner’s Name:**

**Owner Address:**

<table>
<thead>
<tr>
<th>City</th>
<th>State</th>
<th>Zip</th>
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</thead>
</table>

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

**Within a District?** No  
**Contributing?** No

**National Register Nomination:**

**Local District:**

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

**Eligibility Status:**

**Determination Date:**

**Determination Comments:**

## Description

**Historic Use:** Commerce/Trade - Business  
**Current Use:**

**Plan:** Triangular  
**Stories:** 2

**Changes to Plan:** Intact  
**Changes to Original Cladding:** Intact

**Changes to Other:** Unknown

**Other (specify):**

**Style:** Beaux Arts  
**Form/Type:** Commercial

**Cladding:** Veneer - Brick  
**Foundation:**

**Roof Type:** Flat with Parapet  
**Roof Material:** Unknown

## Narrative

**Study Unit**

**Analysis Unit**

**Other**

Architecture/Landscape Architecture
Historic Property Inventory Report

<table>
<thead>
<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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<tbody>
<tr>
<td>1924</td>
<td>Built Date</td>
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</table>

Architect: [Architect]  
Builder: [Builder]  
Landscape Architect: [Landscape Architect]  
Engineer: [Engineer]  

Property appears to meet criteria for the National Register of Historic Places: Yes  
Property is located in a potential historic district (National and/or local): No  
Property potentially contributes to a historic district (National and/or local): No

Statement of Significance: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1924. The residence has good integrity and embodies the distinctive characteristics of the Renaissance Revival style with Beaux Arts style elements. Its setting has been somewhat impacted by the construction of I-5 to the west, but it is one of a dwindling few historic residences that continue to remain intact in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design.

Description of Physical Appearance: The property contains a two-story commercial building with a triangular plan and platform unreinforced masonry construction. The building was originally designed in the Renaissance Revival style with Beaux Arts style elements. It has a flat roof and decorative cornice. The exterior walls are clad with brick and include decorative cut stone and ceramic tile accents. The primary facade is asymmetrically divided and eight bays wide. The fenestration consists of original windows throughout the building.

Major Bibliographic References:  
King County Assessor’s Records  
Photos

West and South Elevations, Looking Northeast

West Elevation (detail), Looking East

West Elevation (detail at entrance), Looking North

West Elevation (detail at entrance), Looking East
## Location

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| Common Name: 3120 Harvard Ave E |

| Property Address: 3120 Harvard E, Seattle, WA 98102 |

| Comments: |
| Tax No./Parcel No. 1959702937 |

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<th>Supplemental Map(s)</th>
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| Easting: |
| Northing: |

| Zone: |
| Spatial Type: |
| Acquisition Code: |

<table>
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<tr>
<th>Sequence:</th>
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</table>
## Identification

**Survey Name:** SR520 I-5 to Medina: Bridge Replacement and HOV Project  
**Date Recorded:** 06/10/2010

**Field Recorder:** Schwab, Leslie and Christopher Hetzel

**Owner's Name:** [owner name]

**Owner Address:**

- City:  
- State:  
- Zip:  

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

**Within a District?** No  
**Contributing?** No  

**National Register Nomination:**

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

**Eligibility Status:**

- Determination Date:  
- Determination Comments:

## Description

### Commerce/Trade - Warehouse

**Historic Use:** Domestic - Single Family House  
**Current Use:**  
**Plan:** Rectangle  
**Stories:** 1  
**Structural System:** Platform Frame  
**Changes to Plan:** Rectangle  
**Changes to Interior:** Platform Frame  
**Changes to Original Cladding:** Moderate  
**Changes to Windows:** Extensive  
**Changes to Other:** Unknown  

**Other (specify):**

- **Style:** Commercial  
- **Form/Type:** Commercial  
- **Cladding:** Wood - T 1-11  
- **Foundation:**  
- **Roof Type:** Gable - Front Gable  
- **Roof Material:** Asphalt / Composition - Rolled

## Narrative

**Study Unit**

- Architecture/Landscape Architecture

**Other**

- [other details]
### Historic Property Inventory Report

<table>
<thead>
<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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<tbody>
<tr>
<td>1924</td>
<td>Built Date</td>
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</table>

**Architect:**  
**Builder:**  
**Landscape Architect:**  
**Engineer:**

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:**

**Description of Physical Appearance:**
The property contains a one-story single-family residence with a rectangular plan and platform frame construction. The residence was originally designed in the Vernacular style. It has a medium pitched front-gable roof with slightly overhanging eaves and rolled composition roofing. The exterior walls are clad with T-1-11 siding. The primary facade is symmetrically divided and two bays wide. The building has been heavily altered for commercial purposes and no longer possesses any windows. A detached two-car garage of wood construction stands on the property.

**Major Bibliographic References:**
The property consists of only the yellow 2-car and 1-car garages located in the left foreground at grade.
West Elevation, Looking Northeast
### Location

<table>
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<td>Property Address: 3115 Franklin E, Seattle, WA 98102</td>
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| Comments: |
| Tax No./Parcel No. 1959702925 |
| Plat/Block/Lot |
| Acreage |

| Supplemental Map(s) |

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### Coordinate Reference

| Easting: |
| Northing: |
| Zone: |
| Spatial Type: |
| Acquisition Code: |
| Sequence: |
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge
Replacement and HOV Project

Date Recorded: 06/12/2010

Field Recorder: Orton, Sara and Christopher Hetzel

Owner's Name:
Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments:
Within a District? No
Contributing? No

National Register Nomination:

Local District:
National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Historic Use: Domestic - Single Family House

Current Use:

Plan: Rectangle

Stories: 1.5

Structural System: Platform Frame
Changes to Plan: Intact

Changes to Interior: Unknown

Changes to Original Cladding: Intact

Changes to Windows: Intact
Changes to Other: Unknown

Other (specify):

Style: Colonial - Colonial Revival

Form/Type: Single Family - Side Gable

Cladding: Shingle - Coursed

Foundation:

Roof Type: Gable - Side Gable

Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit
Architecture/Landscape Architecture

Other
Historic Property Inventory Report

<table>
<thead>
<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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<td>1922</td>
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Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1922, and now stands immediately east of I-5. The residence is a modest example of the Craftsman style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence's setting has also been impacted by the construction of I-5 to the west, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a one and half-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed in the Colonial Revival style. It has a medium pitched side-gable roof with composition asphalt shingles and slightly overhanging eaves. The exterior walls are clad with coursed wood shingles. The primary facade is asymmetrically divided and four bays wide. The fenestration consists of original wood windows.

Major Bibliographic References:
King County Assessor's Records
Photos

South and East Elevations, Looking Northwest  East Elevation, Looking West

North Elevation, Looking Southwest
Historic Property Inventory Report

Location

Field Site No. DAHP No.

Historic Name:

Common Name: 3109 Franklin Ave E

Property Address: 3109 Franklin E, Seattle, WA 98102

Comments:

Tax No./Parcel No. 1959702900

Plat/Block/Lot

Acreage

Supplemental Map(s)

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Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type:

Acquisition Code:

Sequence:
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/12/2010
Field Recorder: Orton, Sara and Christopher Hetzel
Owner's Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Single Family House
Current Use:
Plan: Rectangle Stories: 2
Structural System: Platform Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Intact
Changes to Other: Unknown
Other (specify):
Style: Colonial - Colonial Revival
Form/Type: Single Family
Cladding: Wood - Clapboard
Foundation:
Roof Type: Gable - Front Gable
Roof Material: Asphalt / Composition - Rolled

Narrative

Study Unit
Other
Architecture/Landscape Architecture
Year Constructed: 1923

Architect: Builder:
Landscape Architect: Engineer:

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: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1923, and now stands adjacent to I-5. The residence is a good example of the Craftsman style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence’s setting has also been impacted by the construction of I-5 to the west, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance: The property contains a two-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed in the Colonial Revival style. It has a medium pitch front-gable roof with composition asphalt shingles and overhanging eaves. The exterior walls are clad with wood clapboard siding. The primary facade is symmetrically divided and three bays wide. The fenestration consists of original wood windows throughout the residence.

Major Bibliographic References:
King County Assessor’s Records
Photos

South Elevation, Looking East
Historic Property Inventory Report

Location

Field Site No.
Historic Name:
Common Name: 3111 Franklin Ave E
Property Address: 3111 Franklin E, Seattle, WA 98102
Comments:
Tax No./Parcel No. 1959702920
Plat/Block/Lot
Acreage
Supplemental Map(s)

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Coordinate Reference
Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge
Replacement and HOV Project

Date Recorded: 06/12/2010

Field Recorder: Orton, Sara and Christopher Hetzel

Owner's Name:
Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Domestic - Single Family House

Historic Use: Domestic - Single Family House

Current Use:

Plan: Rectangle

Structural System: Platform Frame

Stories: 1.5

Changes to Plan: Rectangle

Changes to Interior: Platform Frame

Changes to Original Cladding: Intact

Changes to Windows: Intact

Changes to Other: Unknown

Other (specify):

Style: Colonial - Colonial Revival

Form/Type: Single Family - Cross Gable

Cladding: Wood - Clapboard

Foundation:

Roof Type: Gable - Cross Gable

Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit Other

Architecture/Landscape Architecture

Tuesday, August 24, 2010
<table>
<thead>
<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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<tr>
<td>1922</td>
<td>Built Date</td>
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**Architect:**

**Builder:**

**Landscape Architect:**

**Engineer:**

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:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1922, and now stands immediately east of I-5. The residence is a modest example of the Craftsman style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence's setting has also been impacted by the construction of I-5 to the west, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**

The property contains a one and a half-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed with elements of the Colonial Revival style. It has a medium pitched cross-gable roof with composition shingles and slightly overhanging eaves. The exterior walls are clad with wood clapboard siding. The primary facade is asymmetrically divided and four bays wide. The fenestration consists of original wood windows.

**Major Bibliographic References:**

- King County Assessor's Records
Photos

West Elevation, Looking Southeast

South and East Elevations, Looking North

East Elevation, Looking Northeast

East and North Elevations, Looking Southwest
Historic Property Inventory Report

Location

Field Site No.  DAHP No.

Historic Name:  
Common Name:  Lake Union Cafe

Property Address:  3119 Eastlake E, Seattle, WA 98102

Comments:

Tax No./Parcel No.  1959702760

Plat/Block/Lot

Acreage

Supplemental Map(s)

County

Quadrangle

Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type:

Acquisition Code:

Sequence:

Township/Range/EW  Section  1/4 Sec  1/4 1/4 Sec

T25R04E  17

King

SEATTLE NORTH
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner’s Name: 
Owner Address: 
City: 
State: 
Zip: 
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? Yes
Contributing? No
National Register Nomination:
Local District: 
National Register District/Thematic Nomination Name: 
Eligibility Status: 
Determination Date: 
Determination Comments:

Description

Historic Use: Commerce/Trade - Business
Current Use:
Plan: Rectangle
Stories: 1
Structural System: Platform Frame
Changes to Plan: Rectangle
Changes to Interior: Platform Frame
Changes to Original Cladding: Intact
Changes to Windows: Extensive
Changes to Other: Unknown
Other (specify): 
Style: Vernacular
Form/Type: Commercial
Cladding: Brick
Foundation: 
Roof Type: Flat with Parapet
Roof Material: Unknown

Narrative

Study Unit
Architecture/Landscape Architecture
Other

Tuesday, August 24, 2010 Page 2 of 4
Historic Property Inventory Report

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<th>Year Constructed</th>
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Architect:  Builder:  
Landscape Architect:  Engineer:  

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: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1927 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building has a vernacular design and poor integrity, due to substantial changes to its fenestration. The building's setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance: The property contains a one-story commercial building with a rectangular plan and platform frame wood construction. The residence was originally designed in a commercial vernacular style. It has a flat roof with a stepped parapet and coping. The exterior walls are clad with a brick veneer. The primary facade is asymmetrically divided and three bays wide. The fenestration is composed of non-original metal windows.

Major Bibliographic References: King County Assessor's Records  
Photos

East and North Elevations, Looking Southwest

East Elevation, Looking West
## Location

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## Coordinate Reference

- **Easting:**
- **Northing:**
- **Zone:**
- **Spatial Type:**
- **Acquisition Code:**
- **Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner's Name:
Owner Address:

City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination
Comments:

Description

Commerce/Trade - Business

Historic Use: Commerce/Trade - Business
Current Use:

Plan: Square
Stories: 1
Structural System: Platform Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Extensive
Changes to Windows: Moderate
Changes to Other: Unknown

Other (specify):

Style: Vernacular
Form/Type: Commercial
Cladding: Shingle - Fishscale
Foundation:
Roof Type: Flat with Parapet
Roof Material: Asphalt / Composition - Built Up

Narrative

Study Unit
Architecture/Landscape Architecture

Other

Tuesday, August 24, 2010
Page 2 of 4
Historic Property Inventory Report

Year Constructed: 1953
Work Type Description: Built Date

Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1953 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building has a vernacular design and appears to have been substantially altered. The building’s setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a one-story commercial building with a square plan and platform frame wood construction on a poured concrete foundation. The building has a vernacular design and appears to have been substantially altered. It has a flat roof with metal coping. The exterior walls are clad in wood clapboard siding and fish scale shingles. The primary facade is asymmetrically divided and two bays wide. The fenestration consists of non-original wood windows throughout the building.

Major Bibliographic References:
King County Assessor’s Records
Photos

East Elevation, Looking West
Historic Property Inventory Report

Location

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Coordinate Reference

Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
### Identification

**Survey Name:** SR520 I-5 to Medina: Bridge Replacement and HOV Project  
**Date Recorded:** 06/10/2010

**Field Recorder:** Walker Gray, Connie and Christopher Hetzel

**Owner’s Name:**
**Owner Address:**

**City:**
**State:**
**Zip:**

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

**Comments:** Not Eligible

**Within a District?** No  
**Contributing?** No

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

**Eligibility Status:**
**Determination Date:**
**Determination Comments:**

### Description

**Historic Use:** Commerce/Trade - Business  
**Current Use:**

**Plan:** Rectangle  
**Stories:** 2  
**Structural System:** Platform Frame

**Changes to Plan:** Intact  
**Changes to Interior:** Unknown

**Changes to Original Cladding:** Moderate  
**Changes to Windows:** Extensive

**Changes to Other:** Unknown

**Other (specify):**

**Style:** Vernacular  
**Form/Type:** Commercial

**Cladding:** Concrete - Block  
**Foundation:**

**Roof Type:** Flat with Parapet  
**Roof Material:** Asphalt / Composition - Built Up

### Narrative

**Study Unit**  
**Other**

Architecture/Landscape Architecture
Historic Property Inventory Report

Year Constructed: 1945

Architect:       Builder:
Landscape Architect:       Engineer:

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1945 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building has a vernacular design and poor integrity, due to substantial changes to its exterior wall cladding and fenestration. The building's setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a two-story commercial building with a rectangular plan and platform frame wood construction. The building was originally designed in a vernacular commercial style. It has a flat roof with metal coping. The exterior walls are clad in coursed wood shingle siding on the second story and a cultured stone veneer on the first story. The primary facade is asymmetrically divided and three bays wide. The fenestration consists of non-original metal windows throughout the building.

Major Bibliographic References:
King County Assessor's Records
Photos

East and North Elevations, Looking Southwest

East Elevation, Looking West
Historic Property Inventory Report

Location

Field Site No.  
DAHP No.  
Historic Name: Wembley Court  
Common Name: Wembley Court  
Property Address: 3100 Franklin E, Seattle, WA 98102  
Comments:  
Tax No./Parcel No. 924550000  
Plat/Block/Lot: Wembley Court Condominium  
Acreage: <1  
Supplemental Map(s)

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Coordinate Reference

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Northing: 5277248  
Zone: 10  
Spatial Type: Point  
Acquisition Code: TopoZone.com  
Sequence: 1
Historic Property Inventory Report

Identification

Survey Name: Seattle Apartments
Date Recorded: 09/06/2006
Field Recorder: Mimi Sheridan
Owner’s Name: Wembley Court Owners Assoc.
Owner Address: 3100 Franklin Avenue E.
City: Seattle
State: WA
Zip: 98102
Classification: Building
Resource Status: Survey/Inventory
Comments:
Within a District? No
Contributing?
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination
Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House
Current Use:

Plan: Irregular
Stories: 1
Structural System: Balloon Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Intact
Changes to Other:
Other (specify):
Style: Tudor - Cottage
Form/Type: Multi-Family - U Court
Cladding: Brick
Foundation:
Roof Type: Gable
Roof Material: Wood - Shingle

Narrative

Study Unit
Architecture/Landscape Architecture
Other

Year Constructed
1924
Work Type Description
Built Date

Tuesday, August 24, 2010 Page 2 of 8
Statement of Significance: Wembley Court is a good example of the small apartment court that was popular in many Seattle neighborhoods in the 1920s. It has only six large units, averaging 937 square feet and including amenities such as fireplaces, built-in refrigerators and tile kitchens and baths. It was designed in 1924 by architect Howard Riley, who also designed a number of other bungalow courts in the area. It is unusual for its V-shaped plan to fit onto its corner site.

This is one of the numerous bungalow courts in the Eastlake neighborhood. Despite its small size, Eastlake has a wide variety of land uses, including industry, maritime industry, marinas, large institutions, a dense commercial strip and single family homes. Its key location between Lake Union and Capitol Hill has long made it an important north/south route connecting downtown with the University of Washington and other neighborhoods. Streetcars began running here as early as 1885, making it a logical location for apartment living. The numerous older apartment buildings are typically small in scale to fit in with the single family homes. It is now being transformed with much larger mixed use buildings.

Description of Physical Appearance: This small apartment court has a V-shaped plan to fit onto its corner lot. The courtyard is used for parking, but also has small landscaped courts near the building; these are enclosed with brick and wrought iron fences. The front is also heavily landscaped with small trees and shrubs. The building is clad primarily with “used” painted brick, with stucco in the gable ends. The roofline is complex, being basically a gabled roof, but with gabled bays between units and gabled dormers above some of the entries. Some units have partial second stories with a pair of casement windows set into the roofline above the entry. Brick chimneys rise at the ends of the building and between each unit.

Major Bibliographic References:

- City of Seattle Department of Planning and Development Microfilm Records.
- King County Property Record Card (c. 1938-1972), Washington State Archives.
- Polk’s Seattle Directories, 1890-1996.
Photos

south façade
2006
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project  
Date Recorded: 06/10/2010

Field Recorder: Durio Price, Lori and Christopher Hetzel

Owner's Name: 
Owner Address: 

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House  
Current Use: 

Plan: Other Stories: 1

Changes to Plan: Other

Changes to Original Cladding: Intact

Changes to Other: Unknown

Other (specify):

Style: Tudor - Tudor Revival

Cladding: Brick

Roof Type: Gable - Side Gable

Structural System: Platform Frame

Changes to Interior: Unknown

Changes to Windows: Slight

Form/Type: Multi-Family

Foundation:

Roof Material: Wood - Shingle

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Tuesday, August 24, 2010

Page 5 of 8
Year Constructed: 1924

Architect: Riley, Howard

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

Property is located in a potential historic district (National and/or local): No

Statement of Significance:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1924 in the Eastlake neighborhood and designed by architect Howard Riley. Wembley Court is a good example of the small apartment court that was popular in many Seattle neighborhoods in the 1920s. The residence has good integrity, despite alterations to its fenestration, and is an excellent example of the Tudor Revival style in a multi-family residence. It embodies the distinctive characteristics of this style and is the work of a recognized architect. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion for its architectural design.

Description of Physical Appearance:
The property contains a one-story multiple-family residence with a U-shape plan and platform frame wood construction. The residence was originally designed in the Tudor Revival style. It has a medium pitched side-gable roof with wood shingles, exposed rafter tails, a jerkinhead dormer, and slightly overhanging eaves. The exterior walls are clad with a brick veneer and smooth stucco siding. The primary facade is asymmetrically divided and multiple bays wide. The fenestration consists of non-original vinyl windows throughout the property.

Major Bibliographic References:
- King County Assessor's Records
Photos

South Elevation, Looking North

South Elevation, Looking Northwest

West Elevation, Looking East

West Elevation, Looking East
West Elevation, Looking Southeast
Historic Property Inventory Report

Location

Field Site No.
Historic Name:
Common Name: 3020 Harvard Ave E
Property Address: 3020 Harvard E, Seattle, WA 98102
Comments:
Tax No./Parcel No. 1959702463
Plat/Block/Lot
Acreage
Supplemental Map(s)

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Coordinate Reference
Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project  
Date Recorded: 06/11/2010

Field Recorder: Durio Price, Lori and Christopher Hetzel

Owner’s Name: Owner Address:  
City: State: Zip:  

Classification: Building  
Resource Status: Survey/Inventory  
Comments: Not Eligible  
Within a District? No  
Contributing? No

National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House  
Current Use:  
Plan: Rectangle Stories: 3  
Structural System: Platform Frame  
Changes to Plan: Intact  
Changes to Interior: Unknown  
Changes to Original Cladding: Intact  
Changes to Windows: Extensive  
Changes to Other: Unknown

Other (specify):
Style: Modern  
Form/Type: Multi-Family - Multi-Story Apartment Block  
Cladding: Veneer - Stucco  
Foundation:  
Roof Type: Flat with Eaves  
Roof Material: Unknown

Narrative

Study Unit Other
Architecture/Landscape Architecture
Historic Property Inventory Report

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Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1965, and now stands immediately east of I-5. The building is a modest example of the Modern style and has fair integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The building’s setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance: The property contains a three-story apartment building with a rectangular plan and platform frame wood construction. The building was originally designed in the Modern style. It has a flat roof with slightly overhanging eaves. The exterior walls are clad with pebbledash stucco and wood siding. The primary facade is asymmetrically divided and seven bays wide. The fenestration consists of non-original vinyl windows throughout the building.

Major Bibliographic References: King County Assessor’s Records
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**Historic Property Inventory Report**

**Location**

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**Historic Name:** Killarney Apartments  
**Common Name:** Killarney Apartments  
**Property Address:** 3008 Harvard E, Seattle, WA 98102  
**Comments:**  
**Tax No./Parcel No.** 1959702235  
**Plat/Block/Lot**  
**Acreage**  
**Supplemental Map(s)**

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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/11/2010

Field Recorder: Durio Price, Lori and Christopher Hetzel
Owner’s Name: 
Owner Address: 

City: State: Zip: 
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No

National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House
Current Use: 

Plan: Rectangle
Stories: 3

Changes to Plan: Intact
Changes to Original Cladding: Intact
Changes to Other: Unknown

Other (specify):

Style: Beaux Arts - American Renaissance
Form/Type: Multi-Family - Multi-Story Apartment Block

Cladding: Brick
Foundation: 

Roof Type: Flat with Parapet
Roof Material: Unknown

Narrative

Study Unit

Architecture/Landscape Architecture

Page 2 of 4
<table>
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Architect: [(Name)]
Builder: [(Name)]
Landscape Architect: [(Name)]
Engineer: [(Name)]

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1926 in an area located adjacent (to the north) of the Roanoke historic district. The building has fair integrity, due to the removal and replacement of its windows. It is also outside the suggested historic district boundaries, and the area where the building is located is separated from the historic district by abrupt changes in the topography. Few of the extant structures in the immediate area that date from before 1971 are architecturally distinguished, and this building and its immediately neighboring structures do not form a cohesive grouping that conveys the historic significance of the community. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributor to a potential historic district.

Description of Physical Appearance:
The property contains a three-story apartment building with a rectangular plan. The building was originally designed in the Renaissance Revival style with Beaux Arts style elements. It has a flat roof with a parapet and metal coping. The exterior walls are clad with brick. The primary facade is symmetrically divided and five bays wide. The fenestration consists of non-original vinyl windows throughout the building.

Bibliographic References:
- Historic Property Inventory Form, Inv #B17 - Roanoke Park Historic District, nd. On file at the Washington State Office of Archaeology and Historic Preservation.
Photos

building front (west elevation), facing east

West Elevation (detail), Looking East
## Location

**Field Site No.**  
**Historic Name:**

**Common Name:** 3002 Harvard Ave E  
**Property Address:** 3002 Harvard E, Seattle, WA 98102  
**Comments:**

**Tax No./Parcel No.** 1959702230  
**Plat/Block/Lot**  
**Acreage**  
**Supplemental Map(s)**

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## Coordinate Reference

**Easting:**  
**Northing:**  
**Zone:**  
**Spatial Type:**  
**Acquisition Code:**  
**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project

Date Recorded: 06/11/2010

Field Recorder: Durio Price, Lori and Christopher Hetzel

Owner’s Name:

Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Historic Use: Domestic - Single Family House

Current Use:

Plan: Irregular

Stories: 2

Structural System: Platform Frame

Changes to Plan: Extensive

Changes to Interior: Unknown

Changes to Original Cladding: Extensive

Changes to Windows: Moderate

Changes to Other: Unknown

Form/Type: Single Family

Style: Arts & Crafts - Craftsman

Foundation:

Cladding: Shingle - Concrete/Asbestos

Roof Type: Gable

Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit

Architecture/Landscape Architecture

Other

Architecture/Landscape Architecture
### Historic Property Inventory Report

<table>
<thead>
<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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**Architect:**

**Builder:**

**Landscape Engineer:**

**Architect:**

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:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1916 in an area located adjacent (to the north) of the potential Roanoke historic district. The residence has poor integrity, due to substantial changes to its exterior wall cladding and fenestration, and a large rear addition. It is outside the suggested historic district boundaries, and the area where this house is located is separated from the historic district by abrupt changes in the topography. Few of the extant houses in the immediate area that date from before 1971 are architecturally distinguished, and this house and its immediately neighboring structures do not form a cohesive grouping that conveys the historic significance of the community. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributor to a potential historic district.

**Description of Physical Appearance:**

The property contains a two-story single-family residence with an irregular plan and platform frame construction. The residence was originally designed in the Arts and Crafts style and has a large Modern style addition. It has a medium pitch multi-gable roof with composition asphalt shingles and exposed roof supports. The exterior walls are clad with asbestos siding and half-timbered stucco. The primary facade is asymmetrically divided into two sections. The fenestration consists of non-original windows throughout the residence. An attached garage is arranged beneath the residence.

**Major Bibliographic References:**


King County Assessor’s Records


Historic Property Inventory Report

Photos

building east end of south elevation (showing addition)
building southeast corner

building front (west elevation)

West and South Elevations, Looking Northeast
## Location

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**Historic Name:**

**Common Name:** 2921 Eastlake Ave E

**Property Address:** 2921 Eastlake E, Seattle, WA 98102

**Comments:**

**Tax No./Parcel No.:** 1959702715

**Plat/Block/Lot**

**Acreage**

**Supplemental Map(s)**

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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner's Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Commerce/Trade - Business

Historic Use: Commerce/Trade - Business
Current Use:
Plan: Rectangle
Stories: 2
Structural System: Platform Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Slight
Changes to Other: Unknown

Other (specify):
Style: Modern - Contemporary
Form/Type: Commercial
Cladding: Shingle - Coursed
Foundation:
Roof Type: Flat with Parapet
Roof Material: Asphalt / Composition - Built Up

Narrative

Study Unit
Architecture/Landscape Architecture

Other

Tuesday, August 24, 2010
Historic Property Inventory Report

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**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:**
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1970 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building is a modest example of the Contemporary Modern style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The building’s setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**
The property contains a two-story commercial building with a rectangular plan construction. The building was originally designed in the Contemporary Modern style. It has a flat roof with metal coping. The exterior walls are clad in coursed wood shingles. The primary facade is asymmetrically divided and four bays wide. The fenestration consists of original windows throughout the building.

**Major Bibliographic References:**
Photos

East Elevation, Looking West

East Elevation, Looking Northwest

East and North Elevations, Looking Southwest
Historic Property Inventory Report

Location

Field Site No. DAHP No.

Historic Name:

Common Name: 2930 Harvard Ave E

Property Address: 2930 Harvard E, Seattle, WA 98102

Comments:

Tax No./Parcel No. 1962200560

Plat/Block/Lot:

Acreage:

Supplemental Map(s):

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Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type:

Acquisition Code:

Sequence:
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner's Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Single Family House

Historic Use: Domestic - Single Family House
Current Use:
Plan: Rectangle Stories: 1.5
Structural System: Platform Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Moderate
Changes to Other: Unknown
Other (specify):
Style: Tudor - Tudor Revival
Form/Type: Single Family - Cross Gable
Cladding: Veneer - Stucco
Foundation:
Roof Type: Gable - Cross Gable
Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit Other
Architecture/Landscape Architecture
## Historic Property Inventory Report

<table>
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<th>Year Constructed</th>
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**Architect:**

**Builder:**

**Landscape Engineer:**

**Architect:**

**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:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed circa 1925 in an area located adjacent (to the north) of the potential Roanoke historic district. The residence has fair integrity, but is outside the suggested historic district boundaries. The area where this house is located is separated from the historic district by abrupt changes in the topography. Few of the extant houses in the immediate area that date from before 1971 are architecturally distinguished, and this house and its immediately neighboring structures do not form a cohesive grouping that conveys the historic significance of the community. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributor to a potential historic district.

### Description of Physical Appearance:

The property contains a one and a half-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed with elements of the Tudor Revival style. It has a steeply pitched cross-gable roof with overhanging eaves, exposed rafter tails and composition asphalt shingles. The exterior walls are clad with a smooth stucco finish. The primary facade is symmetrically divided and three bays wide. The fenestration consists of original wood windows throughout the residence with some non-original additions.

### Major Bibliographic References:

Photos

South Elevation, Looking Northeast

West Elevation Window (detail), Looking Northeast
Location

Field Site No.                         DAHP No.
Historic Name: Valencia Apartments
Common Name: Valencia Apartments
Property Address: 2852 Eastlake E, Seattle, WA 98102
Comments:
Tax No./Parcel No. 1959701355
Plat/Block/Lot
Acreage
Supplemental Map(s)

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Coordinate Reference
Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge
Replacement and HOV Project

Date Recorded: 06/10/2010

Field Recorder: Walker Gray, Connie and Christopher Hetzel

Owner’s Name:

Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Historic Use: Domestic - Multiple Family House

Current Use: 

Plan: L-Shape
Stories: 5

Structural System: Steel

Changes to Plan: Intact

Changes to Interior: Unknown

Changes to Original Cladding: Intact

Changes to Windows: Slight

Changes to Other: Unknown

Foundation:

Other (specify): 

Style: Modern - International Style

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

Cladding: Concrete - Poured

Roof Material: Asphalt / Composition - Built Up

Roof Type: Flat with Parapet

Narrative

Study Unit Other

Architecture/Landscape Architecture
Historic Property Inventory Report

Year Constructed | Work Type Description
--- | ---
1957 | Built Date

Architect:       Builder:
Landscape Architect:       Engineer:

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1957 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building is a modest example of the International style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The building's setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a five-story apartment building with an L-shape plan and steel frame construction. The building was originally designed in the International style. It has a flat roof with metal coping. The exterior walls are finished in concrete. The primary facade is asymmetrically divided and multiple bays wide. The fenestration consists of original metal windows throughout the building.

Major Bibliographic References:
King County Assessor's Records
Photos

West Elevation, Looking Southeast

West Elevation (detail), Looking Southeast

West Elevation (detail), Looking West
**Location**

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<tr>
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<th>DAHP No.</th>
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**Historic Name:** Coronado Apartments  
**Common Name:** Coronado Apartments  
**Property Address:** 2828-2840 Eastlake E, Seattle, WA 98102  
**Comments:**

**Tax No./Parcel No.** 1959701365  
**Plat/Block/Lot**

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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
## Identification

**Survey Name:** SR520 I-5 to Medina: Bridge Replacement and HOV Project  
**Date Recorded:** 06/10/2010

**Field Recorder:** Walker Gray, Connie and Christopher Hetzel

**Owner’s Name:**  
**Owner Address:**

**City:**  
**State:**  
**Zip:**

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

**Local District:**

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

**Eligibility Status:**

**Determination Date:**

**Determination Comments:**

## Description

**Historic Use:** Domestic - Multiple Family House  
**Current Use:**

**Plan:** Rectangle  
**Stories:** 8  
**Structural System:** Steel

**Changes to Plan:** Intact  
**Changes to Interior:** Unknown

**Changes to Original Cladding:** Intact  
**Changes to Windows:** Slight

**Changes to Other:** Unknown

**Other (specify):**

**Style:** Modern - International Style  
**Form/Type:** Multi-Family - Multi-Story Apartment Block

**Cladding:** Concrete - Poured  
**Foundation:**

**Roof Type:** Flat with Parapet  
**Roof Material:** Asphalt / Composition - Built Up

## Narrative

**Study Unit**  
Architecture/Landscape Architecture

**Other**
**Historic Property Inventory Report**

<table>
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<th>Year Constructed</th>
<th>Work Type Description</th>
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<td>1958</td>
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**Architect:**

**Builder:**

**Landscape Architect:**

**Engineer:**

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

**Property is located in a potential historic district (National and/or local):** No

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

**Statement of Significance:**
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1958 in the Eastlake neighborhood. The building has good integrity and embodies the distinctive characteristics of the International style as constructed in the Eastlake neighborhood in the mid twentieth century. It is an uncommon example of this style and could be the design of a master architect. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design. The Eastlake neighborhood was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916, Boeing’s first factory was located on the shores of Lake Union at the foot of Roanoke Street. However, since 1960s and 1970s, with the construction of I-5, the neighborhood has suffered numerous demolitions, less than sensitive infill construction, and substantial renovations of its older building stock. Many intact historic buildings still remain from the early twentieth century through the 1920s, but these are intermixed with examples of newer construction and extensive remodels mixed. While the Eastlake neighborhood has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as an NRHP or local historic district due to the high number of intrusions and loss of integrity.

**Description of Physical Appearance:**
The property contains a eight-story apartment building, Coronado Apartments, with a rectangular plan and steel frame construction. The residence was originally designed in the International style. It has a flat roof and exterior hallways. The exterior walls are clad with concrete and a wood siding veneer. The primary facade is asymmetrically divided and multiple bays wide. The fenestration consists of original metal windows throughout the building.

**Major Bibliographic References:**
Photos

West Elevation, Looking Southeast

West Elevation, Looking East

West Elevation, Looking Southeast

West Elevation, Looking Southeast
West Elevation, Looking Northeast
# Historic Property Inventory Report

## Location

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<tr>
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**Common Name:** 2837 Franklin Ave E  
**Property Address:** 2837 Franklin E, Seattle, WA 98102

**Comments:**

**Tax No./Parcel No.** 1959701465

**Plat/Block/Lot**

**Acreage**

**Supplemental Map(s)**

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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Durio Price, Lori and Christopher Hetzel
Owner’s Name:  
Owner Address:  
City: State: Zip:  
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:  
Local District:  
National Register District/Thematic Nomination Name:  
Eligibility Status:  
Determination Date:  
Determination  
Comments:  

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House
Current Use:  
Plan: Rectangle  
Stories: 2
Changes to Plan: Intact
Changes to Original Cladding: Intact
Changes to Other: Extensive
Other (specify): Cornice
Style: Vernacular
Cladding: Veneer - Brick
Roof Type: Flat with Parapet

Narrative

Study Unit: Architecture/Landscape Architecture  
Other  

Page 2 of 4
Historic Property Inventory Report

<table>
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<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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<tr>
<td>1942</td>
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Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1942 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building has a vernacular design. Its integrity is fair, due to alterations to the building’s cornice. The building’s setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a two-story apartment building with a rectangular plan and platform frame wood construction. The building has a vernacular design. It has a flat roof. The exterior walls are clad with brick. The primary facade is symmetrically divided and three bays wide. The fenestration consists of original wood windows throughout the building.

Major Bibliographic References:
King County Assessor’s Records
Photos

East Elevation, Looking West
# Historic Property Inventory Report

## Location

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## Coordinate Reference

- **Easting:**
- **Northing:**
- **Zone:**
- **Spatial Type:**
- **Acquisition Code:**
- **Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project

Date Recorded: 06/10/2010

Field Recorder: Durio Price, Lori and Christopher Hetzel

Owner’s Name:

Owner Address:

City: State: Zip:

Classification: Building

Resource Status: Survey/Inventory

Comments: Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Domestic - Multiple Family House

Historic Use: Domestic - Multiple Family House

Current Use:

Plan: Rectangle

Structural System: Unreinforced Masonry

Stories: 3

Changes to Interior: Unreinforced Masonry

Changes to Plan: Intact

Changes to Original Cladding: Intact

Changes to Windows: Intact

Changes to Other: Unknown

Other (specify):

Style: Beaux Arts - Italian Renaissance Revival

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

Cladding: Veneer - Brick

Foundation:

Roof Type: Flat with Parapet

Roof Material: Unknown

Narrative

Study Unit

Architecture/Landscape Architecture

Other
Historic Property Inventory Report

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<th>Year Constructed</th>
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**Architect:**

**Builder:**

**Landscape Architect:**

**Engineer:**

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

Property is located in a potential historic district (National and/or local): No

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

**Statement of Significance:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1926 in the Eastlake neighborhood. The residence has good integrity and embodies the distinctive characteristics of the Renaissance Revival style with Beaux Arts style elements as constructed in the Eastlake neighborhood in the early twentieth century. Its setting has been somewhat impacted by the construction of I-5 to the east, but it is one of a dwindling few historic apartment buildings that continue to remain intact in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design. The Eastlake neighborhood was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916, Boeing’s first factory was located on the shores of Lake Union at the foot of Roanoke Street. However, since 1960s and 1970s, with the construction of I-5, the neighborhood has suffered numerous demolitions, less than sensitive infill construction, and substantial renovations of its older building stock. Many intact historic buildings still remain from the early twentieth century through the 1920s, but these are intermixed with examples of newer construction and extensive remodels mixed. While the Eastlake neighborhood has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as an NRHP or local historic district due to the high number of intrusions and loss of integrity.

**Description of Physical Appearance:**

The property contains a three-story apartment building with a rectangular plan and unreinforced masonry construction. The residence was originally designed in the Renaissance Revival style with Beaux Arts style elements. It has a flat roof with a stepped parapet and metal coping. The exterior walls are clad with brick. The primary facade is symmetrically divided and three bays wide. The fenestration consists of original wood windows throughout the residence.

**Major Bibliographic References:**

Tuesday, August 24, 2010
Photos

East Elevation, Looking West

East Elevation, Looking Northwest

East Elevation (detail), Looking Northwest

East Elevation (detail), Looking Northwest
Historic Property Inventory Report

Location

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Historic Name:  

Common Name: 2819 Franklin Ave E  

Property Address: 2819 Franklin E, Seattle, WA 98102  

Comments:

Tax No./Parcel No. 1959701445  

Plat/Block/Lot  

Acreage  

Supplemental Map(s)

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Coordinate Reference:

Easting:  

Northing:  

Zone:  

Spatial Type:  

Acquisition Code:  

Sequence:
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010

Field Recorder: Durio Price, Lori and Christopher Hetzel
Owner’s Name:
Owner Address:

City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Eligible
Within a District? No
Contributing? No

National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Single Family House

Historic Use: Domestic - Single Family House
Current Use:
Plan: T-Shape
Structural System: Platform Frame
Stories: 2
Changes to Interior: Unknown
Changes to Plan: Intact
Changes to Original Cladding: Moderate
Changes to Windows: Intact
Changes to Other: Unknown

Other (specify):
Style: Queen Anne
Form/Type: Single Family - Cross Gable
Cladding: Wood - Drop Siding
Foundation:
Roof Type: Gable - Cross Gable
Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit
Architecture/Landscape Architecture

Other
Historic Property Inventory Report

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<th>Year Constructed</th>
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**Architect:**

**Builder:**

**Landscape Engineer:**

**Architect:**

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

**Property is located in a potential historic district (National and/or local):** No

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

**Statement of Significance:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1901 in the Eastlake neighborhood. The residence has good integrity and embodies the distinctive characteristics of the Queen Anne style as constructed in the Eastlake neighborhood in the early twentieth century. Its setting has been somewhat impacted by the construction of I-5 to the east, but it is one of a dwindling few historic residences that continue to remain intact in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design.

The Eastlake neighborhood was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916, Boeing’s first factory was located on the shores of Lake Union at the foot of Roanoke Street. However, since 1960s and 1970s, with the construction of I-5, the neighborhood has suffered numerous demolitions, less than sensitive infill construction, and substantial renovations of its older building stock. Many intact historic buildings still remain from the early twentieth century through the 1920s, but these are intermixed with examples of newer construction and extensive remodels mixed. While the Eastlake neighborhood has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as an NRHP or local historic district due to the high number of intrusions and loss of integrity.

**Description of Physical Appearance:**

The property contains a two-story single-family residence with a T-shaped plan and platform frame wood construction. The residence was originally designed in the Queen Anne style. It has a medium pitch cross-gable roof with composition asphalt shingles and decorative fascia boards. The exterior walls are clad with wood shingles. The primary facade is three bays wide and features a wrap around porch. The fenestration consists of original wood windows throughout the residence. A non-original addition was added to the rear of the property.

**Major Bibliographic References:**

King County Assessor’s Records


Photos

East Elevation (detail), Looking Northwest

East Elevation, Looking Northwest

South Elevation, Looking Northwest

East Elevation, Looking North
Historic Property Inventory Report

South Elevation, Looking Northwest

West Elevation, Looking Northeast

West Elevation, Looking Northeast
### Location

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</table>

**Historic Name:** Buena Vista Apartments  
**Property Address:** 2822 Eastlake E, Seattle, WA 98102  
**Comments:**  
**Tax No./Parcel No.:** 1959701390  
**Plat/Block/Lot**  
**Acreage**  
**Supplemental Map(s)**

<table>
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<tr>
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**Coordinate Reference**  
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**Northing:**  
**Zone:**  
**Spatial Type:**  
**Acquisition Code:**  
**Sequence:**
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010

Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner’s Name:
Owner Address:

City: State: Zip:

Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Domestic - Multiple Family House
Current Use:

Plan: Rectangle Stories: 2
Structural System: Platform Frame
Changes to Plan: Rectangle
Changes to Interior: Balloon Frame
Changes to Original Cladding: Intact
Changes to Windows: Moderate
Changes to Other: Unknown

Other (specify):
Style: Spanish - Spanish Colonial Revival
Form/Type: Multi-Family
Cladding: Veneer - Stucco
Foundation:
Roof Type: Flat with Parapet
Roof Material: Clay Tile

Narrative

Study Unit
Other
Architecture/Landscape Architecture
Year Constructed | Work Type Description
---|---
1925 | Built Date

Architect: Builder:
Landscape Architect: Engineer:

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1925 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The residence is a good example of the Spanish Colonial Revival style, but it has fair integrity due to window replacements. The residence’s setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a two-story multiple-family residence with a rectangular plan and platform frame wood construction. The residence, called the Buena Vista Apartments, was originally designed in the Spanish Colonial Revival style. It has a flat roof with a stepped parapet and clay tile coping. The exterior walls are clad with a smooth stucco finish. The primary facade is symmetrically divided and three bays wide. The fenestration primarily consists of original wood windows with several non-original window replacements.

Major Bibliographic References:
King County Assessor’s Records
Photos

West Elevation, Looking Southeast
Historic Property Inventory Report

Location

Field Site No.  DAHP No.

Historic Name:

Common Name: 2811 Franklin Ave E

Property Address: 2811 Franklin E, Seattle, WA 98102

Comments:

Tax No./Parcel No. 1959701440

Plat/Block/Lot

Acreage

Supplemental Map(s)

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Coordinate Reference

Easting:

Northing:

Zone:

Spatial Type:

Acquisition Code:

Sequence:
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010

Field Recorder: Durio Price, Lori and Christopher Hetzel

Owner’s Name:
Owner Address:
City:    State:    Zip:

Classification: Building
Resource Status: Survey/Inventory
Comments: Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Domestic - Single Family House
Current Use:

Plan: Rectangle    Stories: 1.5
Structural System: Platform Frame
Changes to Plan: Intact
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Intact
Changes to Other: Unknown
Other (specify):

Style: Colonial - Colonial Revival
Form/Type: Single Family - Side Gable
Cladding: Wood - Clapboard
Foundation:
Roof Type: Gable - Side Gable
Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit
Architecture/Landscape Architecture

Other
Historic Property Inventory Report

<table>
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<tr>
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Architect:            Builder:            
Landscape Architect:  Engineer:            

Property appears to meet criteria for the National Register of Historic Places: Yes
Property is located in a potential historic district (National and/or local): No
Property potentially contributes to a historic district (National and/or local): No

Statement of Significance:

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1924 in the Eastlake neighborhood. The residence has good integrity and embodies the distinctive characteristics of the Colonial Revival style as constructed in the Eastlake neighborhood in the early twentieth century. Its setting has been somewhat impacted by the construction of I-5 to the east, but it is one of a dwindling few historic residences that continue to remain intact in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design.

The Eastlake neighborhood was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916, Boeing’s first factory was located on the shores of Lake Union at the foot of Roanoke Street. However, since 1960s and 1970s, with the construction of I-5, the neighborhood has suffered numerous demolitions, less than sensitive infill construction, and substantial renovations of its older building stock. Many intact historic buildings still remain from the early twentieth century through the 1920s, but these are intermixed with examples of newer construction and extensive remodels mixed. While the Eastlake neighborhood has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as an NRHP or local historic district due to the high number of intrusions and loss of integrity.

Description of Physical Appearance:

The property contains a one and a half-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed in the Colonial Revival style. It has a medium pitch side-gable roof with front gable dormers, composition asphalt shingles, and overhanging eaves. The exterior walls are clad with wood clapboard siding. The primary facade is symmetrically divided and three bays wide. The fenestration consists of original wood windows with leaded glass muntins throughout the residence.

Major Bibliographic References:

King County Assessor’s Records
Photos

East Elevation, Looking Northwest

East Elevation, Looking West

East Elevation, Looking West

South and East Elevations, Looking Northwest
# Historic Property Inventory Report

## Location

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<td><strong>Common Name:</strong> 2820 Eastlake Ave E</td>
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<td><strong>Property Address:</strong> 2820 Eastlake E, Seattle, WA 98102</td>
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## Coordinate Reference

| Easting: | Northing: | Zone: | Spatial Type: | Acquisition Code: | Sequence: |
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner’s Name:
Owner Address:

City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Single Family House

Historic Use: Domestic - Single Family House
Current Use:

Plan: Rectangle Stories: 2
Structural System: Platform Frame
Changes to Plan: Rectangle
Changes to Interior: Platform Frame
Changes to Original Cladding: Intact
Changes to Windows: Moderate
Changes to Other: Unknown

Other (specify):
Style: Vernacular
Form/Type: Single Family
Cladding: Brick
Foundation:
Roof Type: Gable - Side Gable
Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit Other
Architecture/Landscape Architecture

Tuesday, August 24, 2010 Page 2 of 5
<table>
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<th>Year Constructed</th>
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**Architect:**

**Builder:**

**Landscape Engineer:**

**Architect:**

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:**
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1918 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The residence has a vernacular design and good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence's setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**
The property contains a two-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed in the Vernacular style. It has a medium pitch side-gable roof with composition roofing, supportive wood brackets and overhanging eaves. The exterior walls are clad with brick. The primary facade is asymmetrically divided and three bays wide. The fenestration is composed of both original wood and non-original metal windows. A detached one-story garage of wood construction stands on the property.

**Major Bibliographic References:**
King County Assessor's Records


Photos

West Elevation, Looking Southeast

East Elevation, Looking Northwest

North Elevation, Looking West

South Elevation, Looking West
Historic Property Inventory Report

South Elevation Garage, Looking Northwest
Historic Property Inventory Report

Location

Field Site No.  DAHP No.

Historic Name: The Joyce Apartment

Property Address: 2807 Franklin E, Seattle, WA 98102

Comments:

Tax No./Parcel No. 1959701435

Plat/Block/Lot

Acreage

Supplemental Map(s)

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County

King

Quadrangle

SEATTLE NORTH
# Historic Property Inventory Report

## Identification

**Survey Name:** SR520 I-5 to Medina: Bridge Replacement and HOV Project  
**Date Recorded:** 06/10/2010

**Field Recorder:** Durio Price, Lori and Christopher Hetzel

**Owner’s Name:**

**Owner Address:**

**City:**

**State:**

**Zip:**

**Classification:** Building

**Resource Status:** Survey/Inventory

**Comments:** Eligible

**Within a District?** No

**Contributing?** No

**National Register Nomination:**

**Local District:**

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

**Eligibility Status:**

**Determination Date:**

**Determination Comments:**

## Description

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

**Current Use:**

**Plan:** Rectangle

**Stories:** 2

**Structural System:** Mixed

**Changes to Plan:** Intact

**Changes to Interior:** Unknown

**Changes to Original Cladding:** Intact

**Changes to Windows:** Intact

**Changes to Other:** Unknown

**Other (specify):**

**Style:** Beaux Arts - Italian Renaissance Revival

**Form/Type:** Multi-Family

**Cladding:** Veneer - Brick

**Foundation:**

**Roof Type:** Flat with Parapet

**Roof Material:** Asphalt / Composition

## Narrative

**Study Unit**

Architecture/Landscape Architecture

**Other**
Historic Property Inventory Report

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Architect:  
Builder:  
Landscape Architect:  
Engineer:  

Property appears to meet criteria for the National Register of Historic Places: Yes  
Property is located in a potential historic district (National and/or local): No  
Property potentially contributes to a historic district (National and/or local): No  

Statement of Significance:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1928 in the Eastlake neighborhood. The residence has good integrity and embodies the distinctive characteristics of the Renaissance Revival style with Beaux Arts style elements. Its setting has been somewhat impacted by the construction of I-5 to the east, but it is one of a dwindling few historic apartment buildings that continue to remain intact in the neighborhood. Based on our evaluation, the property appears individually eligible for listing in the NRHP under Criterion C for its architectural design.

The Eastlake neighborhood was first developed in the 1880s. It contains an interesting mixture of apartment buildings, single family residences, houseboats, and commercial structures. Its current boundaries – east of Lake Union, south of University Bridge, west of I-5, and north of Mercer Street - were defined by the construction of I-5, which cut off Eastlake from adjacent Roanoke Park and the rest of Capitol Hill. Much of the history of the Eastlake neighborhood centers on Lake Union and maritime development and industry. In 1916, Boeing’s first factory was located on the shores of Lake Union at the foot of Roanoke Street. However, since 1960s and 1970s, with the construction of I-5, the neighborhood has suffered numerous demolitions, less than sensitive infill construction, and substantial renovations of its older building stock. Many intact historic buildings still remain from the early twentieth century through the 1920s, but these are intermixed with examples of newer construction and extensive remodels mixed. While the Eastlake neighborhood has strong physical boundaries and is a cohesive community, the area of the neighborhood adjacent to I-5 appears unlikely to be eligible as an NRHP or local historic district due to the high number of intrusions and loss of integrity.

Description of Physical Appearance:
The property contains a two-story apartment building with a rectangular plan and unreinforced masonry construction. The building was originally designed in the Renaissance Revival style with Beaux Arts style elements. It has a flat roof with a parapet and decorative terra cotta cornice. The exterior walls are clad with brick. The primary facade is symmetrically divided and three bays wide. The fenestration consists of original wood frame window windows with leaded glass panes throughout the building.

Major Bibliographic References:
King County Assessor’s Records

Tuesday, August 24, 2010 Page 3 of 4
Photos

East Elevation, Looking Northwest
East Elevation, Looking West

East Elevation (detail), Looking West
East Elevation (detail), Looking West
# Location

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**Common Name:** Westlake Associates Inc.

**Property Address:** 2810 Eastlake E, Seattle, WA 98102

**Comments:**

**Tax No./Parcel No.** 1959701400

**Plat/Block/Lot**

**Acreage**

**Supplemental Map(s)**

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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
## Identification

**Survey Name:** SR520 I-5 to Medina: Bridge Replacement and HOV Project  
**Date Recorded:** 06/10/2010

**Field Recorder:** Walker Gray, Connie and Christopher Hetzel

**Owner's Name:**

**Owner Address:**

**Classification:** Building

**Resource Status:** Survey/Inventory

**Comments:** Not Eligible

**Within a District?** No  
**Contributing?** No

**National Register Nomination:**

**Local District:**

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

**Eligibility Status:**

**Determination Date:**

**Determination Comments:**

## Description

**Historic Use:** Commerce/Trade - Business  
**Current Use:**

**Plan:** Rectangle  
**Stories:** 1

**Changes to Plan:** Intact

**Changes to Original Cladding:** Extensive

**Changes to Windows:** Extensive

**Changes to Other:** Unknown

**Other (specify):**

**Style:** Modern - Contemporary  
**Form/Type:** Commercial

**Cladding:** Veneer - Brick  
**Foundation:**

**Roof Type:** Mansard  
**Roof Material:** Metal - Standing Seam

## Narrative

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<th>Study Unit</th>
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<td>Landscape</td>
<td>Engineer:</td>
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<tr>
<td>Architect:</td>
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</table>

- 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:**
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1939 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building is a modest example of the Contemporary Modern style and has poor integrity, due to substantial changes to its exterior wall cladding and fenestration. The building’s setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**
The property contains a one-story commercial building with a rectangular plan and platform frame construction. The building has been substantially altered and appears to have been rehabilitated in the Contemporary Modern style. It has a flat roof with a large seamed metal mansard parapet. The exterior walls are clad with brick and clay tile veneer. The primary facade is asymmetrically divided and three bays wide. The fenestration consists of original windows throughout the building.

**Major Bibliographic References:**
- King County Assessor’s Records
Photos

West Elevation, Looking Southeast

West and South Elevations, Looking East

West Elevation, Looking Southeast

West Elevation, Looking Southeast
Historic Property Inventory Report

Location

Field Site No.
Historic Name:
Common Name: 220 E Hamlin St
Property Address: 220 E Hamlin St, Seattle, WA 98102
Comments:
Tax No./Parcel No. 1959701415
Plat/Block/Lot
Acreage
Supplemental Map(s)

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Coordinate Reference
Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner's Name: 
Owner Address: 
City: 
State: 
Zip: 
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination: 
Local District: 
National Register District/Thematic Nomination Name: 
Eligibility Status: 
Determination Date: 
Determination Comments: 

Description

Historic Use: Domestic - Single Family House
Current Use: 
Plan: Rectangle Stories: 2
Structural System: Platform Frame
Changes to Plan: Rectangle
Changes to Interior: Unreinforced Ma
Changes to Original Cladding: Intact
Changes to Windows: Intact
Changes to Other: Unknown
Other (specify): 
Style: Ranch
Form/Type: Single Family
Cladding: Brick
Foundation: 
Roof Type: Flat with Eaves
Roof Material: Asphalt / Composition - Built Up

Narrative

Study Unit
Other
Architecture/Landscape Architecture
Historic Property Inventory Report

<table>
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<tr>
<th>Year Constructed</th>
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Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1949 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The residence is a modest example of the Ranch style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence’s setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance: The property contains a two-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed with elements of the Ranch style. It has a flat roof with boxed eaves. The exterior walls are clad with brick. The primary facade is asymmetrically divided and three bays wide. The fenestration consists of original steel casement windows throughout the residence.

Major Bibliographic References:
King County Assessor’s Records
Photos

South Elevation, Looking Northeast

South Elevation, Looking North

South Elevation, Looking Northeast
**Location**

<table>
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<th>DAHP No.</th>
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**Historic Name:** Hamlin Place  
**Property Address:** 222 E Hamlin St, Seattle, WA 98102  
**Comments:** Tax No./Parcel No. 1959701420  
**Plat/Block/Lot**  
**Acreage**  
**Supplemental Map(s)**

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**Coordinate Reference**

**Easting:**  
**Northing:**  
**Zone:**  
**Spatial Type:**  
**Acquisition Code:**  
**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project  
Date Recorded: 06/11/2010

Field Recorder: Orton, Sara and Christopher Hetzel

Owner’s Name:

Owner Address:  
City: State: Zip:  
Classification: Building  
Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No  
Contributing? No

National Register Nomination:  
Local District:  
National Register District/Thematic Nomination Name:  
Eligibility Status:

Determination Date:

Determination Comments:

Description

Historic Use: Domestic - Multiple Family House  
Current Use:

Plan: Rectangle  
Stories: 3

Changes to Plan: Rectangle  
Changes to Original Cladding: Slight

Changes to Other: Unknown

Other (specify):

Style: Beaux Arts - Italian Renaissance Revival  
Form/Type: Multi-Family - Multi-Story Apartment Block

Cladding: Brick  
Foundation:

Roof Type: Flat with Parapet  
Roof Material: Unknown

Narrative

Study Unit

Architecture/Landscape Architecture

Other
Historic Property Inventory Report

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<tr>
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**Architect:**

**Builder:**

**Landscape Architect:**

**Engineer:**

**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:**
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1928 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building is a modest example of the Renaissance Revival style with elements of the Beaux Arts style. It has fair integrity, due to the removal and replacement of the building’s windows. The building’s setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**
The property contains a three-story apartment building with a rectangular plan and unreinforced masonry construction. The building was originally designed in the Renaissance Revival style with Beaux Arts style elements. It has a flat roof with a short parapet and concrete coping. The exterior walls are clad with brick. The primary facade is symmetrically divided and three bays wide. The fenestration consists of non-original vinyl sashes within original wood frames.

**Major Bibliographic References:**

- King County Assessor's Records
Photos

building east elevation, facing northwest

South Elevation, Looking Northeast

East Elevation (detail), Looking West
### Location

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Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project  
Date Recorded: 06/10/2010

Field Recorder: Orton, Sara and Christopher Hetzel

Owner’s Name: 
Owner Address: 
City: State: Zip:

Classification: Building 
Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No 
Contributing? No 
National Register Nomination: 
Local District: 
National Register District/Thematic Nomination Name: 
Eligibility Status: 
Determination Date: 
Determination Comments:

Description

Domestic - Single Family House

Historic Use: Domestic - Single Family House  
Current Use: 
Plan: Rectangle  
Stories: 4  
Structural System: Steel 
Changes to Plan: Intact  
Changes to Interior: Unknown 
Changes to Original Cladding: Intact  
Changes to Windows: Moderate 
Changes to Other: Unknown 

Other (specify): 
Style: Modern  
Form/Type: Multi-Family - Multi-Story Apartment Block 
Cladding: Veneer - Brick 
Foundation: 
Roof Type: Flat with Eaves  
Roof Material: Unknown

Narrative

Study Unit  
Architecture/Landscape Architecture

Other
Historic Property Inventory Report

<table>
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<tr>
<th>Year Constructed</th>
<th>Work Type Description</th>
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**Architect:**

**Builder:**

**Landscape Engineer:**

**Architect:**

**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:**

The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1959 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building is a modest example of the Modern style and has fair integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The building’s setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

**Description of Physical Appearance:**

The property contains a four-story apartment building with a rectangular plan and platform frame construction. The residence was originally designed in the Modern style. It has a flat roof with metal coping and overhanging eaves. The exterior walls are clad with a rough textured stucco finish and brick veneer. The primary facade is asymmetrically divided and multiple bays wide. The fenestration is composed of original and non-original metal windows.

**King County Assessor's Records**

**Bibliographic References:**


Photos

East Elevation, Looking Northwest

South and East Elevations, Looking North

West and South Elevations, Looking Northeast

West Elevation, Looking Northeast
## Location

**Field Site No.**  
**DAHP No.**

**Historic Name:**

**Common Name:** 2803 Boylston Ave E

**Property Address:** 2803 Boylston E, Seattle, WA 98102

**Comments:**

**Tax No./Parcel No.** 1959701496

**Plat/Block/Lot**

**Acreage**

**Supplemental Map(s)**

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<td>King</td>
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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project  
Date Recorded: 06/11/2010

Field Recorder: Orton, Sara and Christopher Hetzel

Owner's Name:

Owner Address:

City:  
State:  
Zip:  

Classification: Building  
Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No

Contributing? No

National Register Nomination:

Local District:

National Register District/Thematic Nomination Name:

Eligibility Status:

Determination Date:

Determination Comments:

Description

Historic Use: Domestic - Single Family House

Current Use:

Plan: Rectangle  
Stories: 1.5

Structural System: Platform Frame

Changes to Plan: Rectangle

Changes to Interior: Platform Frame

Changes to Original Cladding: Moderate

Changes to Windows: Extensive

Changes to Other: Unknown

Form/Type: Single Family

Other (specify):

Style: Arts & Crafts - Craftsman

Foundation:

Cladding: Shingle - Coursed

Roof Type: Gable - Front Gable

Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit  
Architecture/Landscape Architecture

Other
Historic Property Inventory Report

Year Constructed | Work Type Description
--- | ---
1909 | Built Date

Architect: Builder:
Landscape Architect: Engineer:

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1909 in the Eastlake neighborhood, and now stands a few parcels west of SR 520. The residence is a modest example of the Craftsman style and has poor integrity, due to substantial changes to its exterior wall cladding, fenestration, and a large addition on the north elevation. The residence's setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a one and a half-story single-family residence with a rectangular plan and platform frame construction. The residence was originally designed in the Craftsman style. It has a medium pitched front-gable roof with composition roofing, exposed structural elements, a shed roof dormer, and overhanging eaves. The exterior walls are clad with wood siding. The primary facade is asymmetrically divided and three bays wide. The window fenestration is composed of non-original aluminum and vinyl windows.

Major Bibliographic References:
King County Assessor’s Records
Photos

East Elevation, Looking West

East and North Elevations, Looking Southwest

South Elevation, Looking Northwest

West and South Elevations, Looking Northeast
### Location

<table>
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<tr>
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<th>DAHP No.</th>
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<tbody>
<tr>
<td>Historic Name:</td>
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**Common Name:** 2722 Eastlake Ave E  
**Property Address:** 2722 Eastlake Ave E, Seattle, WA 98102  
**Comments:**  
**Tax No./Parcel No.:** 1959701170

#### Plat/Block/Lot

- **Acreage**
- **Supplemental Map(s)**

#### Township/Range/EW

- **Section**
- **1/4 Sec**
- **1/4 1/4 Sec**

#### County

- **King**

#### Quadrangle

- **SEATTLE NORTH**

#### Coordinate Reference

- **Easting:**
- **Northing:**
- **Zone:**
- **Spatial Type:**
- **Acquisition Code:**
- **Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner’s Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Historic Use: Commerce/Trade - Business
Current Use:
Plan: Rectangle
Stories: 3
Structural System: Unknown
Changes to Plan: Rectangle
Changes to Interior: Unknown
Changes to Original Cladding: Intact
Changes to Windows: Intact
Changes to Other: Unknown
Other (specify):
Style: Modern - Contemporary
Form/Type: Commercial
Cladding: Veneer - Brick
Foundation:
Roof Type: Mansard
Roof Material: Metal - Standing Seam

Narrative

Study Unit
Architecture/Landscape Architecture

Other
Historic Property Inventory Report

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<th>Year Constructed</th>
<th>Work Type Description</th>
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<td>1970</td>
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Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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: The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1970 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The building is a good example of the contemporary Modern style and has good integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The building's setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance: The property contains a three-story commercial building with a rectangular plan. The building was originally designed in the Contemporary style. It has a flat roof with a seamed metal mansard parapet. The exterior walls are clad with brick veneer. The primary facade is symmetrically divided and multiple bays wide. The fenestration consists of original wood windows throughout the building.

Major Bibliographic References:
- King County Assessor's Records

Tuesday, August 24, 2010 Page 3 of 4
Photos

North and West Elevations, Looking Southeast

West Elevation, Looking East

West and South Elevations, Looking Northeast
## Location

<table>
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**Common Name:** 2733 Franklin Ave E  
**Property Address:** 2733 Franklin E, Seattle, WA 98102

**Comments:**

**Tax No./Parcel No.:** 1959701230

**Plat/Block/Lot**

**Acreage**

**Supplemental Map(s)**

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**Coordinate Reference**

**Easting:**

**Northing:**

**Zone:**

**Spatial Type:**

**Acquisition Code:**

**Sequence:**
Historic Property Inventory Report

Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project
Date Recorded: 06/10/2010
Field Recorder: Walker Gray, Connie and Christopher Hetzel
Owner’s Name:
Owner Address:
City: State: Zip:
Classification: Building
Resource Status: Survey/Inventory
Comments: Not Eligible
Within a District? No
Contributing? No
National Register Nomination:
Local District:
National Register District/Thematic Nomination Name:
Eligibility Status:
Determination Date:
Determination Comments:

Description

Domestic - Single Family House

Historic Use: Domestic - Single Family House
Current Use: 
Plan: L-Shape Stories: 1
Structural System: Platform Frame
Changes to Plan: Cross/Cruciform
Changes to Interior: Balloon Frame
Changes to Original Cladding: Intact
Changes to Windows: Moderate
Changes to Other: Unknown
Other (specify):
Style: Ranch
Form/Type: Single Family - Cross Gable
Cladding: Wood - Vertical
Foundation:
Roof Type: Gable - Cross Gable
Roof Material: Asphalt / Composition - Shingle

Narrative

Study Unit Other
Architecture/Landscape Architecture
Year Constructed: 1950
Work Type Description: Built Date

Architect:
Builder:
Landscape Architect:
Engineer:

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1950 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The residence is a modest example of the Ranch style and has fair integrity. However, it does not appear to embody characteristics or a method of construction that would warrant special recognition. The residence’s setting has also been impacted by the construction of I-5 to the east, and it is not located in a cohesive neighborhood. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a one-story single-family residence with a L-shaped plan and platform frame wood construction. The residence was originally designed with elements of the Ranch style. It has a medium pitch cross gable roof with composition asphalt shingles. The exterior walls are clad with clad with a cultured stone veneer, as well as vertical and horizontal wood siding. The primary facade is asymmetrically divided and four bays wide. The fenestration consists of both original metal and non-original metal windows throughout the residence.

Major Bibliographic References:
King County Assessor’s Records
Photos

North Elevation, Looking Southeast

East Elevation, Looking Southwest

East Elevation, Looking Northwest
Location

Field Site No. DAHP No.

Historic Name:

Common Name: 2730 Franklin Ave E
Property Address: 2730 Franklin E, Seattle, WA 98102
Comments:

Tax No./Parcel No. 1959701075
Plat/Block/Lot
Acreage
Supplemental Map(s)

<table>
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<th>Section</th>
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<th>County</th>
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<td>20</td>
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<td>SEATTLE NORTH</td>
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Coordinate Reference

Easting:
Northing:
Zone:
Spatial Type:
Acquisition Code:
Sequence:
Identification

Survey Name: SR520 I-5 to Medina: Bridge Replacement and HOV Project  
Date Recorded: 06/10/2010

Field Recorder: Walker Gray, Connie and Christopher Hetzel

Owner’s Name: 
Owner Address: 

Classification: Building  
Resource Status: Survey/Inventory

Comments: Not Eligible

Within a District? No

Contributing? No

National Register Nomination: 
Local District: 
National Register District/Thematic Nomination Name: 
Eligibility Status: 
Determination Date: 
Determination Comments:

Description

Historic Use: Domestic - Single Family House  
Current Use:

Plan: Rectangle  
Stories: 2

Changes to Plan: Intact

Changes to Original Cladding: Extensive

Changes to Other: Unknown

Other (specify):

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

Cladding: Veneer - Brick  
Foundation:

Roof Type: Gambrel  
Roof Material: Wood - Shingle

Narrative

Study Unit  
Architecture/Landscape Architecture

Other
Year Constructed | Work Type Description
--- | ---
1926 | Built Date

Architect: 
Builder: 
Landscape Architect: 
Engineer: 

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:
The property was evaluated at a reconnaissance level in a cultural resources survey completed for the SR520 I-5 to Medina: Bridge Replacement and HOV Project in the City of Seattle, King County, Washington. It was constructed in 1926 in the Eastlake neighborhood, and now stands a few parcels west of I-5. The residence is a modest example of the Dutch Colonial Revival style and has poor integrity, due to substantial changes to its exterior wall cladding and fenestration. The residence's setting has also been impacted by the construction of I-5 to the east. It is not located in a cohesive neighborhood and does not appear to embody characteristics or a method of construction that would warrant special recognition. Based on our evaluation, the property appears ineligible for listing in the NRHP individually or as a contributing element to a historic district.

Description of Physical Appearance:
The property contains a two-story single-family residence with a rectangular plan and platform frame wood construction. The residence was originally designed in the Dutch Colonial Revival style. It has a medium pitch gambrel roof with wood shingles. The exterior walls are clad with brick veneer on the first story and rough textured stucco on the second story. The primary facade is asymmetrically divided and two bays wide. The fenestration consists of non-original windows throughout the residence.

Major Bibliographic References:
King County Assessor's Records

Tuesday, August 24, 2010 Page 3 of 4
Photos

West Elevation, Looking East