

A SURVEY AND INVENTORY OF HISTORIC RESOURCES  
CITY OF SEASIDE, OREGON

by

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Prepared for  
The City of Seaside

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## INTRODUCTION

This report presents the findings of a survey and inventory of historic resources in the City of Seaside, Oregon. It was conducted from September 1986 through July 1987 by Koler/Morrison Historic Preservation and Planning Consultants, Portland, Oregon, under contract with the City of Seaside.

The inventory provides a data base for the ongoing management of the City's historic resources.<sup>1</sup> It also facilitates compliance with the National Historic Preservation Act of 1966 (NHPA), which requires the SHPO to survey and inventory historic resources throughout the state, and state land use planning laws.

The inventory is a major step toward encouraging the preservation of historic resources for the benefit of present and future generations of Seaside citizens. When integrated with additional planning information, the data will be useful in guiding the development of the community, including: identification and preservation of local landmarks, historic districts, and creation of a preservation plan to guide ongoing preservation activities.

The Statewide Inventory of Historic Sites is the pool from which nominations to the National Register of Historic Places are drawn. The National Register is the official list of the nation's cultural resources worthy of preservation. It is maintained by the National Park Service and may include any building, site, object, structure, or district of local, state, or national significance, as measured against specific criteria.

Listing in the National Register in and of itself does not impose any restrictions on property owners. It is simply federal recognition that a property is worthy of preservation and assures some measure of protection from adverse effect by Federally-funded projects. The Register is a planning tool which attempts to take into account historic resources prior to initiation of federal projects which change the environment. State and local laws and ordinances that establish landmark commissions, special design review committees, restrictive zones, and so forth are not part of the National Register program. They have a separate and distinct function from the National Register, which is a planning tool for use by federal agencies.

This project represents the first systematic review of historic resources in the City of Seaside. It consisted of three major phases: identification of potentially significant resources,

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<sup>1</sup> Archaeological resources are not included in this inventory.

basic research on each identified resource, and evaluation. The first phase began on September 1, 1986 and was completed on October 31, 1986. During this period a windshield survey<sup>2</sup> was conducted and approximately properties were identified and mapped. Coinciding with this survey, a literature search was conducted to identify properties associated with significant events or individuals in Seaside history. Fifteen properties were added to the list.

The second phase of the project consisted of documenting architectural descriptions and historical information for each identified resource. For methodology used to research and document resources, see Methodology Section. Several volunteers assisted in this phase which began in November, and was completed in June. During the third phase each property was evaluated and the final report and inventory forms were completed. Inventory forms are on file at the SHPO and the City.

This report consists of five sections and appendices. The introduction is followed by section two which describes the methodology used to conduct the survey and inventory. Section three consists of a general overview of the city's history which provides a framework for the examination and evaluation of resources. It is based on major themes, identified during research, as being of particular importance in the historical development of the area. The fourth section consists of a synthesis of the findings and section five is recommendations.

A comprehensive bibliography of sources consulted is included which should prove useful to future studies of Seaside historic resources. This is followed by a list of significant properties organized by address and a list of contributing properties with photographs, also organized by address.

Many citizens of Seaside have demonstrated a keen interest in historic preservation in their community and a number of them played an integral role in the compilation of this inventory, donating many hours of time toward the project. The Seaside Signal published a number of articles promoting the inventory and the Seaside Historical Society provided information from their records on a number of properties. A great deal of information was also generated by the walking tours of the Prom that took place in conjunction with National Historic Preservation Week in May. Many people participated in the tours, both as guides and tourists. City Planner Dick Pearson continued giving tours throughout the summer months. In general, property owners, residents, and business people have been interested and supportive of this project from its beginning. Most of their

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<sup>2</sup>A visual reconnaissance, conducted by car, to identify architecturally interesting resources.

comments/questions revolved around the following issues:

1. Where to find guidance for rehabilitation procedures and methods;
2. Where to find appropriate building materials;
3. What are the federal, state, and local tax incentives for preserving buildings; and
4. How to conduct research to determine a building's historical significance.

A significant outcome of this interest and activity is a public meeting scheduled for September to review the findings of the survey and to discuss issues/concerns regarding historic preservation.

## METHODOLOGY

The Seaside Survey and Inventory was conducted by Julie Koler, Jane Morrison, and Colleen Cavin, of Koler/Morrison Historic Preservation and Planning Consultants of Portland, Oregon. Ms. Morrison served as the project manager. Trained as a city planner with specialty in cultural resource management, she has been conducting survey and inventory work throughout the Northwest since 1981. Her primary responsibilities included coordinating public relations and community involvement as well as identification of resources, research, and evaluation. Ms. Koler assisted in identification of resources, research and writing of the final report. Ms. Cavin was responsible for photographing and mapping resources as well as all other graphics associated with production of the final product.

The study area lies entirely within the City's urban growth boundary. The study area is generally bounded on the north by the City of Gearhart; on the east by Neawanna Creek and Highway 101; on the west by the Pacific Ocean; and, on the south by the Seaside Golf Course.

The commercial core consists of a main street, Broadway Avenue, running east-west, flanked by two parallel streets of mixed use which form the transitions to residential and other non-commercial uses. Its length is approximately six blocks, from the Turnaround to Roosevelt Drive (Highway 101). Broadway is a busy thoroughfare, and the scale and grouping of buildings is consistent giving the appearance of a cohesive downtown area.

There are two distinct residential areas: one north of Broadway and the other south of Broadway. The northern area is characterized by long blocks, of varying size, which run parallel to Broadway. The streets and front yard setbacks are quite narrow and building is dense. The southern neighborhood is characterized by blocks which run perpendicular to Broadway. Here, larger setbacks create a more expansive appearance. The area east of Highway 101 consists of mixed uses including residential development and light industrial uses. Remnants of the railroad right-of-way, which generally parallels the Highway, are visible.

The inventory consists of buildings, structures, sites, and objects, that possess historic and/or architectural significance. All inventoried properties were evaluated to determine potential for inclusion in the National Register of Historic Places. The project, which began in September 1986, and was completed in July 1987, consisted of three major phases.

Phase one began with a windshield survey which consisted of

driving throughout the study area in order to identify properties constructed prior to 1937 which are of architectural and/or historical significance. Buildings with extensive alterations and/or additions were not included. Exceptions were made for several buildings of documented historical significance which were included despite alterations.

Coinciding with the windshield survey, a literature search was conducted. Published and unpublished documentary and archival sources were consulted to identify people and events of historical importance to the city. Properties associated with them were noted. Contacts with community leaders, organizations, and the media were made. A list of individuals knowledgeable about local history and architecture was compiled.

During phase two letters were sent to owners of all properties identified during the windshield survey, notifying them of the project and its goals and requesting information on their building. Basic research for each identified resource was also conducted during this phase which began in November, and was completed in June. Primary and secondary source materials were consulted including TICOR Title Co. records, Sanborn Insurance maps, business directories, newspapers, and photographs. People knowledgeable about local history were interviewed. Photographs were taken, maps prepared, and a physical inspection and written description of each resource completed. During this phase the Seaside Signal published several articles describing the project and its goals, including several "Mystery House" features.

The collections of the Clatsop County Historical Society, Astor Library, Oregon Historical Society, Seaside Historical Society, Seaside Signal, and Hughes-Ransom Mortuary were consulted as well as the private collections of local citizens.

## HISTORICAL OVERVIEW

The site of Seaside was first inhabited by the Clatsop Indians whose ancestors had lived for thousands of years before the coming of the white man in the far northwest corner of present-day Oregon. Clatsop territory encompassed some 1100 square miles; its northern border, the Columbia River, extended upstream to the Tongue Point area, there forming an eastern border through the Coast Range wilderness to a border at the south running west to Tillamook Head; its western border, the Pacific Ocean, reached north to the mouth of the Columbia. This homeland offered dense forests of fir, pine, spruce and cedar, as well as fertile coastal plains, creating an abundance of game, berries and edible roots. Its waters--the Columbia, streams and lakes, ocean tidelands--teemed with life including many species of salmon, freshwater fish, and shellfish.

The Necanicum River, draining the south Clatsop region, nurtured groves of fir, spruce and pine, a rich groundcover including salal, kinnikinnik, wapato and camass, interspersed with meadows and berry thickets. Here, where the Necanicum empties into the Pacific, massive boulders and rocks identify the terminal moraine of ancient Necanicum Glacier that formed the canyon of the river and merged with the Pacific in this area.

Fourteen Clatsop villages are known to have existed. One, Quatat, stood at the mouth of the Necanicum; two others, Ne-ah-coxie and Ne-co-tat, were nearby. Indian artifacts and skeletal remains continue to be unearthed in and around Seaside. Building excavations have brought up draw knives, gouges, implements, wampum, and other trading and personal effects. A portion of Seaside west of the Necanicum was once an ancient Indian burial ground. Like their cousins, the Chinooks north of the Columbia, the Clatsops were canoe people who buried the dead in their canoes with personal effects needed in the next life. The canoes were braced atop four upright split timbers that had been sunk a few feet in the ground. Skulls identify these people as Clatsop Flatheads--so called because of their sloping foreheads, a result of their practice of binding the infant across its brow with a strong piece of bark or wood that was tied firmly at both ends to the cradleboard. This provided ease of transport by the mother, as well as a flattening effect of the frontal skull.

As fish-eaters, the Clatsops believed the salmon to be a divine gift from the wolf-spirit Talapus who created the great fish to save their people from extinction at a legendary time of near disaster. They adhered to strict tradition in honoring Talapus: the salmon was cut only lengthwise from mouth to tail, never crosswise against the spine; its bones always were returned to

the waters for renewal. Failure to obey any such sacred edict to harsh punishment including burial alive. The Clatsops also sanctified the spirits of many forest animals and great great storms that lashed their land.

A non-nomadic people, the Clatsops built low-roofed, partitioned lodges of cedar planks, creating strong, permanent dwelling places. Their canoes were also made of cedar logs, first hollowed out by fire, then shaped and finished with stone or bone tools. Food bowls and utility vessels were fashioned from stone, wood, bone and shell. Mats and baskets for gathering and storage were woven of hide, vine, grass, roots and bark.

The Clatsop people had interacted with white men long before their first recorded visits. Whites had come as traders, trappers, woodsmen, as well as survivors of shipwrecks. Although the discovery and settlement of the Columbia River ultimately scattered and decimated the Native Americans, they are ingrained in the region's development.

The history of Seaside is wedded to the discovery and development of the Columbia River. The river was first sighted in 1775 by the Spanish navigator Bruno de Hezeta (aka Heceta) who mistook the estuary for an inland bay, although its seething currents reminded him that "it may be the mouth of some great river or some passage to another sea." He did not attempt to enter. (Journals of Bruno de Hezeta, pp. 84-91.)

On May 11, 1792, Captain Robert Gray of Boston, while seeking to expand his fur trade, navigated the bar and discovered the great river he named for his ship, the Columbia. He first anchored near the site of today's Astoria, then sailed some 15 miles upstream, returning to his initial anchorage to spend five days among the hospitable Indians.

Word of Gray's monumental discovery moved rapidly with far-reaching effects. The British at once dispatched two ships to the river from the north Pacific--the Discovery, commanded by George Vancouver, and the Chatham, commanded by Captain Broughton. Vancouver was unable to find a channel at the entrance to accommodate his larger ship; however, the smaller Chatham explored some 100 miles upstream. By October of 1792, another British schooner was on the Columbia. Many followed.

Spurred by President Thomas Jefferson's intense interest in exploration of the wilderness west of the Missouri, as well as by powerful financial interests in the eastern United States, Congress appropriated \$2500 for an expedition to "[extend] the external commerce of the United States." With a company of 45 men Meriwether Lewis and William Clark began their historic overland journey in May 1804. They reached the Columbia on October 16, 1805, and viewed the Pacific Ocean on November 7. In

early December they crossed to the south bank of the Columbia which offered easier access to game and to the ocean for needed salt. The south shore also provided freer access to the river for canoe exploration. Their winter campsite, named Fort Clatsop, was constructed on the bank of the Lewis & Clark River. Supplies were depleted by the time they reached the Columbia and several months would be needed to prepare for the return trip. Desperately needing salt now to cure and preserve a meat supply and for their personal use, the expedition sent five of its men to find a beach site for salting. The camp was established some 15 miles south of Fort Clatsop near the mouth of the Necanicum--the present site of Seaside. The camp was comfortable; deer and elk were plentiful for meat; and some 2 to 3 gallons of salt a day could be extracted when the kettles were boiled constantly. The salt here, however, was in diluted quantity due to the fresh water entering from the Necanicum. In February 1806, Captain Lewis, with a party including Sacajawea and her husband Charbonneau, viewed the saltmakers' camp and proceeded on to climb Tillamook Head in search of a large beached whale said to be on the sand south of the headland. They found the whale carcass and before returning, named a nearby creek the Ecola, the Indian word for whale. The saltmakers' camp was disbanded and the salt supply taken to Fort Clatsop on February 21, 1806. After presenting Fort Clatsop and its contents to the chief of the Clatsops, the expedition began its return trip March 23, 1806.

The saltmakers' cairn is the westernmost encampment site of the Lewis & Clark Expedition and is an honored monument at the center of Seaside.

Routes by both land and sea were opening into the Northwest. Intense rivalry grew between the British and American fur-trading interests. Many small trading posts grew along the coast and inland streams. The British, represented by Hudson's Bay Co. and Northwest Co., monopolized trading north of the Columbia and were rapidly increasing their presence on the Columbia. In the East, John Jacob Astor was focusing powerful financial interests in the Pacific Fur Co., which he founded in 1810, hoping to control fur-trading south of the Columbia. He outfitted the ship Tonquin, commanded by Captain Thorne, which arrived on the Columbia in 1811. He had at the same time dispatched an overland expedition that reached the river the same year. The Tonquin left a colony of men to build a trading post on the south bank, a site they named Astoria for their employer. Another ship, the Beaver, outfitted by Astor, arrived May 10, 1812.

The outbreak of the War of 1812 brought a British man-of-war to the Columbia. In a precipitous move to protect his interests, Astor sold his Pacific Fur Co. to the British Northwest Co., and within a month Captain Black of the British warship took possession of the Astoria post, renaming it Port George, a name

that would persist for years. While the Treaty of Ghent restored the location to the United States in 1818, the trading post remained an asset of the British company until 1821 when it merged with the Hudson's Bay Co. In 1824 Dr. John McLoughlin took command of the post, which he moved to Fort Vancouver some 110 miles upstream near the confluence of the Columbia and Willamette. By 1825, having lost its significance as a trading post, Astoria had become little more than a desolate lookout for company ships. However, upstream the interior regions of Oregon were being settled, by sea and land. Portland was beginning to thrive as a potential center of industry and shipping for the resources of the Willamette Valley and its surrounding country.

Unlike the more accessible and temperate interior of Oregon, the Clatsop Plains country south of the Columbia was settled slowly. Its nemesis was transportation. Road-building was delayed for many decades. The plains were webbed with waterways; transportation was principally by canoe and raft. For land travel, the ancient, well-worn Indian trails served settlers, Indians and itinerants alike. Immigrant families often came down the Clatsop ocean beach by ox or horse-driven carts to reach land claims. Some settlers built primitive private roads over short distances in trying to solve some transport problems; however, these roads were not dependable, and often impassable for months by rain, flooding, or storms.

The 1830s and 1840s found the Columbia beginning to flourish as the center of transportation and communication for the Oregon country. Shipping and trading vessels plied her waters; passenger and immigration ships were increasing. Shipbuilding had started as early as 1811 in Astoria with the schooner Dolly. The first steamship, the Beaver, was converted at Fort Vancouver and set sail in 1836. The first regular transportation line on the lower Columbia was founded in 1842 by a black man named Saul who carried passengers, livestock and other freight in his small schooner. Many regularly scheduled ships followed. The Columbia, not yet tamed by channel improvements, dams or levees, required expert navigational skills; many ships were lost in its treacherous waters.

In 1840, Solomon H. Smith, a resourceful frontiersman, became the first white settler on the Clatsop Plains. Married to Cellast, a Clatsop woman, Smith built a log house about five miles south of the Columbia on the north Clatsop Plains. With the Rev. J. H. Frost, who had arrived that year on the missionary ship Lausanne, Smith constructed a mission house a mile north of his home. His skills included boat-building, school teaching and law; he opened a store in Lexington (later Skipanon) on the Skipanon River, and also ran the first ferry across the Columbia. The Eldridge Trask and W. T. Perry families were among the early arrivals, settling near the Smith Claim. Thomas and Sarah Owens arrived in December 1843; Smith took them by wagon via the beach to their farm claim.

The Owenses brought the first flax into Oregon from Kentucky. The Eberman family, with 16 children, owned land from the north Plains to the Necanicum. The William Hobson, George Summers, J. L. Parrish and Calvin Tibbetts families all homesteaded in the early 1840s. Philip Gearhart moved to his homestead in 1849, two miles north of Seaside, bringing his wife and 4 children by Chinook canoe. His site became the future Gearhart, Oregon. Gearhart started a dairy business on his farm.

Livestock and dairying were important to the early economy. The British Northwest Co. had introduced the first livestock in the region during the War of 1812. Solomon Smith was reportedly the first dairyman in the territory. He and J. H. Frost had driven the first herd of cattle across the Coast Range, then up the coast to Smith's farm. In 1842, Calvin Tibbetts and others helped establish further cattle routes through the mountains. These were essentially old Indian wilderness trails. Clatsop settlers, guided by Indians, went by canoe to Fort Vancouver in 1842 to purchase horses and cattle which they drove overland to the Plains.

The rich soil of the Plains provided excellent potatoes, cabbage, carrots, and other garden produce. Chickens and eggs were raised; hay and grains were harvested; furs and hides were plentiful; salmon and berries, abundant. Timber activity was beginning in the forests, with logging and sawmills. William Hobson wrote in the 1840s to his family in the British Isles to send Scotch Broom seed to beautify his farm. The plant also proved an erosion deterrent when planted on the beach ridge by helping reduce the amount of beach sand blowing onto farmland. Its seed was later marketed and sold to the government. Bulb crops flourished in the moist, sandy soil and became a profitable enterprise. Hyacinth, narcissus, dahlia, daffodil and other bulbs, were marketed; their abundance presaged future events such as the Seaside Dahlia Festival. The prolific Scotch broom soon established its deep yellow bloom throughout the Clatsop country, which became known as The Golden Trail as a result.

Because large gray wolves were destroying livestock and cattle on the Plains in the early '40s, the settlers planned frequent hunting parties at "wolf meetings." These meetings, held at Solomon Smith's farm, gradually became political forums as well, with the settlers forming the district's earliest election board, officers, and petitioning for support in road building and other improvements.

In 1846, Clatsop County population totaled 95 persons, representing 38 families, mostly settled on the Plains. In 1850, the census stood at 462. The discovery of gold in California in 1848 was to have a resounding impact on Oregon and the Columbia. The Northwest became the natural trading partner for a rapidly expanding California population. The Gold Rush caused a major

depopulation of men from the county, temporarily seeking gold; it also diverted some immigration from Oregon to California in those years. As a result, the population fluctuated throughout the decade of the '50s. Of 593 residents of Clatsop County in 1854, one-third were women.

Trading with California increased significantly. Settlers sent lumber, agriculture, flour, wool, hides, fish, dairy products, meats and vegetables. In return, they received liquors, glass, iron, tin, tools, and such foods as rice, sugar and molasses. Gold at last offered an appropriate currency, the lack of which had been a impediment to trade in the Clatsop country.

In 1848, Clatsop settlers R. S. McEwen, Calvin Tibbetts, Thomas Owen and Eldridge Trask built a schooner and took it to California with a cargo of eggs, butter, bacon, hides and vegetables, which they sold profitably along with the schooner. Mr. Tibbetts died of a fever on their return voyage.

Increase in Columbia trade and settlement of the Plains gave impetus to the small communities struggling for growth along the coast. The first step toward the future Seaside came when the widow and children of Alexander Lattie, a drowned Columbia River pilot from Scotland, became the community's first landowners and business entrepreneurs. They bought two donation land claims in 1852 and 1853, for a total of 642 acres, representing most of today's downtown Seaside, and extending roughly to Tillamook Head. On this land claim where the Seaside Golf Course now exists, Mrs. Lattie, her son William, and daughter Helen, established the Northwest Coast's first boarding-house in 1852. Preston W. Gillette reports seeing the Lattie place that year when it was no more than a primitive wood structure with a number of hide tents pitched outside along the front. About a third of a mile south, he said, was an acre of land covered with human skeletal remains and decaying canoes with relics that belonged to the decedents. Operated by Helen and William Lattie, the "boarding-house" was gradually improved with the addition of rooms at each end. Helen had become a superb cook after several years of service in the Van Dusen family of Astoria, and the meals she served, including French cuisine, gained a notable reputation. The food at "Lattie's" added its own luster to the already remarkable tourist assets of this location, which included hunting, fishing, hiking, clamming, camping, and the rest and recreation of the sandy beach. Known as "Lattie's" and "Bill Lattie's" for a number of years, the business then became "Summer House" in the late '50s. Helen Lattie married Antoine J. Cloutrie, a hunter and trapper, and "Summer House" became the postal designation for this earliest settlement of Seaside; in 1871 Antoine Cloutrie was named its first postmaster.

Guests came from Astoria, Portland and other areas by mail stage from the Skipanon boat landing, or by foot or horse down the

ocean beach. Groceries and supplies were brought by stage, but much of the food was produced and purchased locally. Indians sold salmon, freshwater fish, elk and venison from their two-wheeled, springless pony carts. Salmon was sold only to customers who cut the fish lengthwise in time-honored Clatsop tradition. Indian women carried pine-root and vine baskets, marketing clams, barnacles, wild berries, root foods and crabs. Milk and cream came from the long-horned cows grazing nearby. Potatoes, cabbage, carrots, turnips, onions and other produce grew in abundance.

In the autumn of 1870, Ben Holladay, a prominent Portland land developer and railroad builder, made his first visit to Summer House, purportedly on a hunting trip. He had heard of the extraordinary natural assets at this coastal location, and with vast financial interests already in the Columbia River area, he was intent on a personal appraisal of the beach country. Within about a year, Holladay was owner of the Lattie property and had under construction his famous Seaside House at the site of the Lattie's Summer House.

An imposing Italian Villa, Holladay's Seaside House and grounds extended over the acreage now known as the Seaside Golf Course. Beautifully landscaped, the hotel was of wood construction with two wings of two and one-half stories each, connected by a central wing running east and west at right angles between them. A separate dwelling for the staff was connected to the main building by the long one-story veranda that encompassed the entire west and south sides of the hotel. The resort boasted a race track and stable of race horses, as well as well-groomed groves of trees, vast lawns, and a stream with a handsome wooden bridge; as an added convenience, Holladay also installed a fish trap. In 1882, Seaside House was widely promoted as "a new and elegant hotel recently completed by Ben Holladay on the site of the old Summer House at Clatsop Beach"; the hotel was being managed by C. H. Dexter, "formerly of Cliff House of San Francisco." Dexter also replaced Antoine Cloutre of Summer House as postmaster.

Holladay focused on wealthy and influential guests. At this point in its history, Seaside was for the prosperous and high-fashion citizenry vacationing in elegant, expensive comfort. Seaside House was advertised in Northwest and California newspapers as "The Coastal Capital of Oregon" and "The oldest fashionable summer resort" on the Oregon Coast. In 1875, summer guests of the hotel numbered some 400, with 125 the record for a single day.

G. M. Grimes also started his Grimes Hotel in the early 1870s near the center of present-day Seaside on the west bank of the Necanicum, over which he built a second bridge which led to his hotel. The first led to the former Summer House. Grimes cut a

wide trail from his hotel to the beach; this trail would later become the Shell Road, which in turn became Broadway.

The career of Ben Holladay had by 1874 reached a critical juncture. Interestingly, it involved that most critically needed improvement in Clatsop County--transportation. And here railroad building, in which Holladay was prominent, followed the same pattern as road building. Clatsop County settlers had tried unsuccessfully from 1853 to arrange capitalization for railroad projects. By 1870, the Land Grant Act permitted a land subsidy for a railroad from Portland to Astoria, and in furtherance of this plan, Clatsop citizens invested in both the Willamette Valley West Side railway and East Side railway, hoping to extend a line into Astoria from Portland. However, Ben Holladay, who controlled the East Side company, absorbed the West Side line also, in August 1870, thus blocking plans for a line to Astoria from Portland. Later in 1870, in a political maneuver, Senator George Williams foiled an Astorian request for a railway land grant. Thus, at the height of his influence and financial power in 1870-1873, Holladay, who had a large land bounty for a line from Portland to Astoria, built the East Side road to Roseburg from Portland and the West Side road to the Yamhill River near McMinnville. However, overextended, he could not finance the Astoria branch beyond surveying for it. By 1875 his financial empire was crumbling, then collapsed in bankruptcy and foreclosures. Ultimately, after long and arduous negotiation, the Astorians arranged a plan for capitalization through A. B. Hammond, and at last, in May 1898, a train made its first run from Astoria to Portland.

In the meantime, the first public railroad in Clatsop County was built by the Astoria & South Coast Railroad Co., founded by E. M. Grimes of Seaside, D. K. Warren of Warrenton, and a group of Astoria investors. Completed by the spring of 1890, the little railroad ran from Young's Bay to Seaside via Warrenton and small settlements along the way. Boats carried passengers from their ships to the pier where the railway would be ready to take them south into the Clatsop country. A. B. Hammond bought this little "Seaside railroad" in 1894 and extended it through to Astoria in 1896, making it a branch of the Astoria & Columbia River Railroad, the rail line to Portland from Astoria.

A community called "Clatsop Plains" was established and incorporated in 1870, primarily for the purpose of restricting cattle grazing along the sea ridge. This grazing was destroying ridge grass and plants that prevented sand from blowing onto the nearby farms. As incorporated originally, "Clatsop Plains" extended from the Skipanon River to Seaside. An actual town eventually came into being about a mile north of Seaside, and was later absorbed into Gearhart, Oregon. However, its early proximity to Seaside is probably why Seaside itself was sometimes referred to Clatsop Plains.

In 1886, mail was no longer delivered to a community designated "Seaside House," because "Seaside House" had now become Sea Side, shortened to two words by J. P. Austin, its postmaster. Its resident population was 60. Mr. Austin also operated a saloon, a grocery store, and stage line. L. D. Coffman, who was married to a daughter of Antoine and Helen Lattie Cloutrie, was a carpenter, once associated with Holladay in the building of Seaside House, and now also had established a clam packing and delivery business in the town. He also had a horse-drawn taxi service if needed. Two hotels served visitors--the Holladay resort and the Grimes Hotel. A small school for children of the settlers had been built on A Street in 1880. Another source states that the first school was built in 1872 on the Cloutrie property on U Avenue.

In 1888, Sea Side had become Seaside, one word, through the efforts of Augusta Steabb, its sixth postmaster. In 1889 and 1890, Seaside still received mail three times a week for a resident population of 60 and surrounding residents of the south Clatsop country. An addition to Seaside's business community was Carl Epperly, now operating Seaside House. Mr. Grimes, who owned and operated the Grimes Hotel, also operated the Grimes Station--the depot at the Seaside end of the line for the new train service.

By 1892, mail was being received daily in Seaside, whose resident population was then 70 plus a growing number of people in the smaller settlements in the area. Mrs. S. Anderson was postmaster. The coming of the train has brought additional business activity including: M.O. Anderson & Co., builders and carpenters; the H. F. Logan Saloon; the C.A. McGuire Hotel and McGuire Grocery Store; the J. P. Marefield Blacksmith Shop. Carl Epperly no longer appeared to operate the Seaside House, although the "Holladay & Holladay Hotel" was in operation.

In May 1896, the Calvary Episcopal Church was dedicated, with Rev. Sillim Short as pastor. Seaside's Catholic Church was dedicated July 14, 1901; eleven years later in the Great Fire of 1912 it was destroyed, but rebuilt and rededicated July 7, 1913.

By the turn of the century, Seaside, in response to its railroad now bringing thousands of visitors to its beaches, was building up its beach city. The Seaside community had slowly evolved into two separate towns--Seaside and West Seaside, on separate sides of the Necanicum. The combined population in 1902 was 500, although the summer months brought 5000 to 10,000 more as vacationers. Transportation facilities were improving, however slowly by land, and commerce and industry on the Columbia were stimulating population and tourist potential. The trading area of the community encompassed Gearhart Park, Cannon Beach, Hamlet, and an extensive area of Clatsop Plains. By this time the community had five hotels, numerous stores, the Western Union

Telegraph, long distance telephone, and four trains in and out daily. It had a cannery, a sawmill and box factory operated by a lumber company with a total payroll of over \$6000 monthly; there were three churches, the Catholic, Episcopal and Methodist; and the school employed three teachers.

Seaside drew the interest of R. M. Watson, a colorful, long-time newspaperman, who arrived to establish the Seaside Signal, the city's first newspaper. Its first issue, dated March 25, 1905, was printed in a small, shed-like building east of City Hall. Mr. Webster, a first-class civic activist, noted enthusiastically in August 1906 the growth of Seaside in the one and one-half years since his arrival: installation of a telephone exchange and electric light plant; the addition of two more teachers in the school, plus two more grades and three more rooms.

Watson agitated for a bank, a box factory, a deep-water harbor at Seaside, and other additions, principally roads, that would stimulate growth and tourism. On the other hand, he objected vociferously to there being five saloons in a community the size of Seaside. He carried on a protracted feud, in print and person, with B. J. Callahan, one of the saloon owners, who later became owner of several theaters in the area.

By 1910 Seaside had a population of some 1600, to which some 10,000 tourists were added during the summer months. Seven daily trains now reached the community. The local bank had a capital of \$25,000 and the lumber company employed some 250 persons. Businesses were increasing steadily. The Panic of 1907 in the East didn't reach Seaside in force until 1910. The Seaside Lumber & Manufacturing Co. went bankrupt and carried the local bank with it. The bank cashier who was also the treasurer of Seaside, E. N. Henninger, committed suicide. His brother, W. S. Henninger, resigned as president of the lumber company and also as mayor of Seaside. A major employer, the lumber company left its employees bereft of funds and jobs, creating a domino effect throughout the community. With the collapse of both bank and mill, the community went into serious decline. C. G. Palmberg bought the assets of the mill at auction in 1911 and later put the mill in operation, employing some workers. However, there were not sufficient logs at hand, so it had to close permanently in early March 1912.

The merger of Seaside (incorporated in 1899) and West Seaside (incorporated in 1905) took place officially in 1913, two years after the overwhelming vote for merger by citizens of both communities in 1911. The discrepancy between voting date and official recognition of the merger was due to an obscure law requiring the State Governor to call a statewide election for any such merger. Seaside, moving to abrogate the law in seeking validation of its 1911 merger vote, placed the dispute in litigation before the State Supreme Court, who handed down its

verdict for recognition of the 1911 election vote for merger. The merger would, Seaside's believed, give vital direction and unified support for the city's growth as a major tourist resort.

To compound the financial disaster of 1910 came the Great Fire of 1912, destroying 54 businesses possessing little or no insurance. West Seaside was spared loss by the vigorous action of its citizens. City Hall was the last building east of the bridge to go. The only buildings saved on East Bridge Street were the secondhand furniture store, the Signal office, the Commercial Hotel, the Beiderman restaurant, B. W. Otto's concrete store building, and the residences of B. W. Otto and Henry Brailier. The fire had begun in the back room of the Bridge Exchange Saloon where a gas stove exploded. Fed by a strong east wind, the fire moved swiftly. Most of Seaside came out to help fight the catastrophe. A special train from Astoria was sent with men and fire-fighting equipment to assist. The Seaside Volunteer Fire Department found water dangerously short; then it discovered that someone had shut off the water from the east side to provide more for protection of the west side. The Department also formed a huge bucket brigade of citizens gathering quilts, blankets and sheets to keep watersoaked and placed on roofs, eaves, porches, whatever was endangered.

Seaside took its \$350,000+ loss in stride. The telephone exchange was immediately set up on the porch of the Charles Williams residence until a new telephone office could be built. The city council also appropriated at once \$1000 for 1000 feet of fire hose and a fire cart, all of which were destroyed in fighting the fire. Rebuilding plans got underway quickly, and this time with more emphasis on concrete and more permanent buildings. In a sense, the fire was the beginning of Seaside's more substantial growth period.

Another major fire, fed by a 60 to 70 mile-an-hour gale, struck Seaside in 1935, causing serious damage to the Gilbert Building, drugstore, the post office, liquor store and bakery.

The Seaside Volunteer Fire Department had been organized in 1904. Although its meetings were irregular and there was considerable turnover of personnel, the department operated well. It worked with a hook, ladder and two fire-hose carts, all manually operated. As the community developed, the department and its equipment improved. In 1937, its members built a fire truck on a 1935 Chevrolet chassis to accommodate a '35 Mack triple-combination pumper. The citizens of Seaside gave the Department an emergency car and a public address system, which was also used in other emergencies, ball games and for special public announcements. In 1949, the volunteer force numbered 35 men and maintained its independence through annual dances, fireworks sales, picnics, fund drives and other activities.

By 1910, Publisher Watson, a restless man, had decided to move on, and sold the paper to E. N. Hurd and W. B. Scott. The financial panic had made the purchase difficult for Hurd, who bought the paper with little equipment. He became a major civic leader and was a vital factor in the success of the merger of the two Seasides. He was a driving force behind the road-building agitation that ultimately succeeded. The Signal was moved from its old headquarters at 762 Broadway to a new home, now the quarters for city administration. Proposals for the Promenade, a concrete walk to reach the length of Seaside's ocean frontage, were carried forward (although detractors at the time called it "Hurd's Folly"). Hurd organized the Breakwater Association, forerunner of the Chamber of Commerce. The Breakwater organization was responsible later for pushing the Promenade to completion. J. E. Oates' well-known Natorium was built in 1913-1914 at a cost of \$30,000. It was the scene of swimming races and other popular water events. The Seaside Women's Club was organized in 1913 and went on to promote notable community developments, including an improved city library in 1919, the first home delivery of mail in 1935 and the annual Dahlia Show in 1931. Seaside High School, the city's first, was built in 1916.

However, the first World War intervened in Seaside's projections, and directed energies elsewhere. Ben Holladay's Seaside House, abandoned for many years, was converted to a medical facility during the war. The economy boomed. Seaside oversubscribed its Liberty Bond quota by some 362 percent--highly unusual for a small community. Fort Stevens, in full military stance, added 2000 soldiers to the county's population. Seaside provided a building as a military recreation center. Some 1500 soldiers and civilians built spur railways into the spruce forests and logged out the timber needed for war planes and other wartime priorities. There were no Seaside names on the war casualty lists. In November 1918, the armistice was signed. At the same time the flu quarantine was lifted. While no Seaside residents had died during this worldwide epidemic, there had been deaths among its visitors.

At war's end, Seaside again directed its energies to renewed building, more and better roads, many new hotels on the beach, completing the Promenade, and promoting tourism in every possible way. Its population increased from 1500 in 1915 to 2000 in 1920. In 1920, the Promenade, with its Turnaround at the end of Broadway, was constructed along 8010 feet of beach front and it became Seaside's unique and famous landmark. At its dedication, the largest crowd yet in Seaside's history assembled--some 25,000 to 30,000 visitors. The Prom was designed by L. C. Rogers, then the city engineer, and built by J. H. Tillman, the contractor responsible for miles of streets in Seaside and many county roads. Tourist businesses of many kinds followed the Promenade to Seaside--gift and souvenir shops; amusement rides and concessions; Elmer (Tiny) Leonard's water-

taffy business where Tiny pulled, wrapped and sold millions of taffy candies over the years for unnumbered vacationers. After serving as a military hospital during the war, Seaside House was dismantled and its grounds were occupied by the Seaside Golf Course in 1924. From the air, one can detect the ghostly outline of the old Holladay racetrack. Dan J. Moore sold his Hotel Moore in 1919 for \$75,000, making way for the Hotel Seaside on the Promenade.

The persistent agitation for roads, and seemingly endless delays in their building, found some little satisfaction in the Roosevelt Drive being finally finished from the north of town to Broadway, although its southern leg was in the distant future. Also, in the decade of the '20s, after much dispute, the county finally took responsibility for rebuilding the perilously old Broadway Bridge. Seaside's water system had to be re-developed to meet the needs of a growing population, leading to establishment of its own municipal system in 1925. In 1926 a new concrete-block building by Alex Gilbert stood at the corner of Broadway to Seventh. Broadway also boasted the new Woodman Hall. At the time of Astoria's catastrophic fire of December 8, 1922, the Seaside Signal printed for the Astorian both its AM and PM editions for three weeks, since it had been burned out in that fire. The Signal was also printing the Clatsop County Argus, a Warrenton paper, in addition to its own publication. The enthusiasm of Seaside's people was not deterred by the 1920 postwar slump.

Appropriate roads, making this oceanside resort country accessible to tourists, the dominant factor in its economy, were not available, after decades of planning and unsuccessful negotiation. Road construction, subject to incessant political and financial reverses, had been long delayed and this still seriously isolated many communities, impairing development. In 1888, a county road had been finally completed over the 15 miles from Seaside to Young's Bay; however, it was badly neglected and often impassable. Not until 1915 was the Columbia Highway from Astoria to Seaside--a distance of 18 miles--ready for surfacing. The road linking Seaside with Tillamook County had not been finished before 1914. In 1916, the long-neglected Lower Columbia Highway that extended through the county had been improved with the use of \$72,000, half tax dollars, half federal highway aid. The year 1919 saw legislation proposed for a road from Astoria to California, initially called Roosevelt Coast Military Highway, but later renamed the Oregon Coast Highway. The Roosevelt in 1926 was being completed, although portions of it remained incomplete. In 1936, renamed the Oregon Coast Highway, this road was given another link--the Arch Cape tunnel, 1278 feet long.

The Work Projects Administration was directed in 1936 by President Roosevelt to build the road needed to shorten the miles

between Seaside and Portland. This was known as the Wolf Creek Highway, opened in 1938, reducing the distance from Portland to fewer than 100 miles. The name was changed from Wolf Creek to the Sunset Highway in 1946, since many were confused by the meaning of the "Wolf Creek." E. N. Hurd, formerly of the Signal, had been pivotal, with the Seaside Chamber of Commerce, in promoting the Wolf Creek project. Hurd had told the engineers in their early designs that "at the headwaters of Wolf Creek, a low pass exists that could take the highway through the Coast Range." Thus the "Wolf Creek" of the original name.

Before the opening of the 1938 Sunset (then Wolf Creek) Highway, thousands of visitors had arrived annually by train, welcomed at the depot the end of Broadway's eight paved blocks to the ocean. The automobile in the not distant future would reduce, then end those depot arrivals.

Not, then, until some 100 years after the early settlers had first urged and petitioned for roads, were they constructed to make this country accessible to the travelers who would use them.

E. N. Hurd sold the Signal to Max Schafer in 1928, the eve of the Great Depression. Mr. Schafer proved an energetic, perceptive force in the development of Seaside. The Seaside bank went broke on September 22, 1927, for the second time, as the Signal arranged to change hands for the second time. The Stock Market Crash of 1929 did not have an immediate destructive effect. It is noted, however, that Seaside's 1925 population of 3000 dropped to 1565 by 1930. In Seaside, the summer tourist trade of 1930 and 1931 were fairly good, according to the Signal. However, the economy precipitously collapsed. When President Roosevelt closed the banks in March 1933, the future appeared doomed. Budgets and salaries were drastically reduced. Unemployment reached underheard-of numbers. Seaside was not alone to flirt with bankruptcy. Although many critics voiced loud objections, the extensive federal works projects brought much that was good. Many roads were planned and put underway with government-subsidized labor and funds; included was the long-awaited Sunset Highway. The Civilian Conservation Corps provided extensive employment in creating coastal parks and fighting erosion of the dunes; Seaside bridge construction and road repairs provided needed employment for many citizens. Serious labor unrest was as prevalent in the Clatsop country as elsewhere in the nation during the '30s. In the spring of 1934, Crown-Willamette (forerunner of Crown-Zellerbach) had entered the district and took over the operations of a the LeDee Logging Company. The Timber and Sawmill Workers Union struck the company; the dispute developed into violence; and many employees in Seaside were idle. Armed violence came with an attack by union workers on the Lewis and Clark camp of Crown-Willamette, leaving two workers dead. Lasting bitterness enveloped labor relations, and the Seaside union and the company endured years of unsuccessful negotiations

and litigation.

By 1934, a number of Seaside businesses were planning to reopen for the first time since 1930; more tourists might be anticipated. In 1936, savings deposits had improved; delinquent taxes were being paid; retail costs were rising for the first time; the school was almost out of debt in 1937; by 1938 the city was lowering taxes since the threat of bankruptcy was fading.

In 1939, the Great Depression could look back on its worse years. And Europe was at war. The United States was mobilizing. Pearl Harbor, December 7, 1941, brought immediate blackout and military restrictions. The National Guard was present at positions all along the Northern Oregon coast. The nation once again was converting its massive energies and resources to war.

In 1940 Seaside's economy had been good and improving. Its new sewage plan had begun operating in 1940; many improvement plans were underway: a new jail, roads, bridges, buildings, parking meters. As of December 7, 1941, any such plans were immediately put on delayed action. Employees were hard to find; priorities and rationing were strictly controlled; many tourist businesses suspended operations for the duration; a wood famine was threatening because of wartime needs elsewhere. This near-famine brought oil heat, replacing wood heat, to Seaside. The community devoted its singular energies and contributions to the war effort.

In 1945, at war's end, the economy again began to boom. Returning military personnel needed homes, clothing, autos, education facilities, and to begin families. A new city charter was prepared; parking meters were arranged; a new taxi service appeared. Businesses returned, employment was steady. Real estate sales were reaching new heights. Peacetime improvement plans were again possible. The old Seaside High School was torn down and replaced by the new high school. The 1950s found national highway construction proceeding apace to meet a growing population and lifestyle that demanded automobiles and travel. Air travel had leaped into the Jet Age. While Seaside had developed a landing-strip as early as the 1930s along the beach, the Seaside-Gearhart Airport was dedicated in 1957. Tourism would be the dominant force in the rapidly approaching future of the county. Salmon and lumber continued their relentless decline after decades of over-use and misuse.

Seaside's tourist traditions now included the "Miss Oregon" Pageant, created in 1946 by Mitch C. Thorn. Vacation brochures and newspaper supplements were published regularly, extolling the scenic beauties and playground of this resort city. Salmon feasts and clam chowder events drew hundreds of guests. While Seaside had had a landing strip for planes along the beach as early as the '30s, the Seaside Gearhart Airport was established

in the 1950s.

Probably the most popular resort on the Northwest Coast, postwar Seaside, never limited to the "high-fashion" crowd of Holladay's Seaside House era, continued its phenomenal growth. Its gently sloping, long beach, some 250 feet wide, is the most heavily used of any along the Oregon Coast. The community is heavily developed with residential buildings and many people are retiring here. Growth of transportation facilities, national and regional, combined with a growing, mobile, travel-oriented population, brought the future to Seaside. Now it is left to the community to focus on its own unique persona as related to a rich historical past, in reinforcing its tourist economy.

## FINDINGS

Seaside citizens have historically had a great deal of energy for supporting civic projects. This was the case in World War I when the City oversubscribed its quota of the Second Liberty Bond Loan by some 343 percent. In addition, the City set up a recreation center for military personnel and bought the building to house it--entirely through local effort.

More recently citizens have enthusiastically risen to the challenge of revitalizing the downtown area. Public improvements such as planters, paving, and sidewalks, have brightened up the commercial area. Coinciding with private improvements, such as new commercial establishments including a number of hotels, this activity has catapulted Seaside into the forefront of tourism development. Projects such as the extension of the commercial renewal area to Avenue A, and the park along the Necanicum River, continue the theme of vigor and enthusiasm in the community. Some of these improvements have been sensitive to the existing historic buildings; however, others have seriously undermined the overall historic character of the area. Guidance in the area of design is needed to protect, preserve, and rehabilitate the stock of historic properties which remain (See Recommendations Section).

Focusing attention on the Necanicum River, such as the park noted above, has long been overdue, despite the fact that waterways other than the ocean have also played a significant role in the development of the community. For early settlers, rivers were the principal means of transportation. They were vital to the growth of the lumber industry, as well as the region's commercial and sport fisheries industry. Aesthetically and recreationally, their value cannot be overemphasized. The ocean and the beach, nonetheless, remain the primary drawing-cards for the community.

Seaside's Prom is a unique landmark that sets the city apart from other ocean communities. A 8,010-foot concrete walkway and retaining wall adjacent to the beach, it provides magnificent views of the sea and coast from a protective distance. Running north-south, the Prom links the buildings along the oceanfront and, more importantly, creates space that is accesible to everyone.

Developments in recent history have had a detrimental effect upon this singular landmark as well as the adjacent historic neighborhoods. The towering nature of new motels along the Prom detract from the open or public atmosphere. The excessive height, volume, scale, and materials of these buildings, most of which are located just north and south of the Turnaround, seem to lay claim to the walkway, as if it is in some way

exclusive, and create a barrier to the interior neighborhoods. In contrast, the houses which line the Prom--most of which were constructed prior to 1935--reflect the presence of the ocean, and contribute to the historic "sense of place" of this highly significant landmark.

Tourism has always been a driving force in Seaside. Beginning with Helen Lattie Cloutrie's Summer House and Ben Holladay's Seaside House, tourism and related industries have flourished or failed, dependent on the general economy of the region and the availability of transportation. There are many buildings in Seaside which evoke its history as a tourist town. More would have been selected for the Inventory, but in many instances deterioration or lack of sensitive alteration has contributed to a lack of physical integrity.

The City's participation in low-income housing rehabilitation through the county's Community Development Block Grant program is an attempt to resolve the problem. Although the program has alleviated code problems, certain restrictions limit its effectiveness in terms of rehabilitation. Programs such as revolving loan funds, building material rebates, and so forth, that are geared to a wider audience, are examples of methods often used to encourage rehabilitation and which could be built into the program.

Educational programs that convey appropriate rehabilitation techniques and procedures would probably be the most cost-effective way to encourage appropriate rehab. Workshops, seminars, and printed material could be part of an ongoing effort to stimulate rehabilitation. These educational activities would fit hand-in-hand with the requirements of the City to comply with state land-use law pertaining to historic resources. The City, in conducting this Inventory, has already taken a major step toward complying with part of those requirements.

Seventy-two resources are included in this Inventory including 55 residences, 6 commercial buildings, 1 church, 3 public buildings, 1 social club, and 1 structure. The majority of the buildings date to the period 1900 to 1930. Thematic associations are as follows:<sup>3</sup>

Architecture	69
Landscape Architecture	2
Education	1
Commerce	8
Manufacturing/Industry	4

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<sup>3</sup>Summer residences were not differentiated from permanent residences and were therefore not associated with the theme of Recreation.

Religion	1
Transportation	1
Government	3
Social Movements/Org.	1
Health/Medicine	1
Entertainment/Rec.	3
Science	1

The city of Seaside is notable for a rich concentration of historic resources. With several notable exceptions, there are few "pure" examples of architectural styles in the residential buildings represented here. People did not generally hire architects nor did they buy expensive plans. Most residences were constructed by local carpenters who probably worked from designs found in pattern books and other publications such as the Craftsman Magazine. Many of the buildings were hybrids, incorporating features of a variety of different styles. For the purpose of this inventory buildings are categorized by style based on the most prominent feature.<sup>4</sup> Although most inventoried properties are Bungalows there are a number of other styles represented as well.

In the late 19th century improved transportation made standard building materials, including mass-produced decorative elements, readily available to builders in Seaside. At the same time mail order house material and pattern books were becoming more widespread in use, resulting in increased standardization of styles and more elaborate detailing. Styles common to the period which reflect the improved transportation system are the Queen Anne, Eastlake, and Stick styles. As noted above there are few pure examples of these styles in the study area; however, there are several distinctive homes which exhibit a combination of features representing several different styles. Most notable of these are the Alexander Gilbert House (341 Beach Drive), the Clara Fisher House (414 S. Holladay), and the house at 743 Ocean Way.

A wide variety of architectural styles were popular in the early years of the 20th Century from a continuation of the exuberant and romantic Victorian building types to a return to classicism as illustrated in the Colonial style H.M. Wheatley House (460 2nd Avenue). The emergence of the ubiquitous Bungalow style also took place during this time. This style was popularized throughout the nation by trade magazines, especially The Craftsman, published by Gustav Stickley from 1901 to 1916. Stickley, influenced by the English Arts and Crafts movement, advocated fine craftsmanship, structural honesty, and the use of natural materials. The Bungalow ethic also promoted clean living

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<sup>4</sup>All styles are based on guidelines established by the State Historic Preservation Office.

and good health. Many companies offered pre-cut houses which could be delivered by rail and constructed on arrival. Characteristic elements of the style are low-pitched gable roofs with deep eaves, exposed rafters, and decorative purlins and braces. The Ray Soloman House (860 Beach Drive) and the E.E. Lawrence House (1080 S. Columbia) represent two fine, yet very different examples of the style. In addition to single family residences there are many, small "tourist courts", usually constructed in the Bungalow style, found throughout the study area. Of particular note are the Gilbert Cabins (334 S. Columbia), one of the best-preserved complexes of this type. They were constructed to house summer visitors and apparently replaced earlier complexes of tents. Over the years the uses of these complexes has changed and many are now used for permanent multi-family residences.

Perhaps the finest, and certainly the most unusual, concentration of residential building is found on the Prom. It is notable for the consistent scale and uniformity of its buildings and landscape features, most of which date to the period 1905 to 1940. Although many buildings have been altered to varying degrees, most have retained some amount of physical integrity and contribute to the overall charm and "sense of place" within this unique area. The most common alteration is the enclosure of porches due to inclement weather conditions. Also of note here are the many stone walls found throughout the area which act as an important unifying element. Due to the singular nature of the Prom and the relatively dense concentration of historic buildings, there appears to be potential for designating a historic district--certainly at the local level and possibly at the national level.

The development of Seaside's commercial core followed the same pattern as many western Oregon towns. The early buildings were small wooden structures, one to two stories, generally with gabled roof, falsefront, and prominent cornice. These structures were often covered with canvas until more substantial roofs could be constructed. Some had a wooden porch or canvas awning extending across the facade, providing protection from the elements. There are no existing buildings of this type which have survived intact. Deterioration through neglect, fire, and economic growth, particularly in recent years, have contributed to their destruction.

Some of the early wooden buildings were replaced by what is called the Commercial Vernacular style. Perhaps more of a building type than "style" these were popular from the late 1890's through the first three decades of the 20th century. Generally of masonry construction these buildings are quite simple, ornamental features are confined to the cornice line or above display and transom windows. Examples of the type include the City Hall at 851 Broadway.

A number of commercial buildings have particularly distinctive stylistic features: Gilbert Block (600-610 Broadway); Mears Hotel (619 Broadway); and, the Seaside Bank Building (734 Broadway). Both the Mears Hotel and the Gilbert Block are highly significant as the best-preserved commercial buildings dating to the historic period as well as for the fine display of architectural ornament associated with 20th Century Revival styles.

Although several buildings in Seaside's historic commercial core remain intact the majority have been altered and have lost much of their physical integrity. For this reason it was not considered a potential candidate for National Register district designation. Despite the discontinuity noted above, there are some elements in the streetscape which contribute to sense of place in a historical context particularly the rhythm and scale of the buildings.

## RECOMMENDATIONS

Seaside has many fine examples of early 20th Century residential architecture. Of particular note is the Prom, and the houses which line it, which appears potentially eligible for district designation to the National Register of Historic Places. In addition there are a number of residences as well as several commercial, and social/fraternal buildings which appear to meet National Register criteria and would be suitable for listing on an individual basis.

Although this Inventory presents an initial formulation of historic contexts that have characterized the community's history, additional research is necessary and should include, but not be limited to, more in-depth study of:

- social and cultural characteristics of the community and its neighborhoods, for example the Finnish Community; and,
- archaeological resources, particularly those associated with the Native American population.

In addition to the standard historical and archival collections noted in the Methodology Section of this report future research should make use of the valuable collection of newspapers at the Astor Library in Astoria. This collection has been indexed and provides information on a wide range of topics dating from the early settlement period to the present. Also of note is the library's collection of data on Astoria's Finnish Community which had ties with the Seaside Finns. This information would undoubtedly prove useful in future in-depth research on this topic.

The City of Seaside should proceed as soon as possible with measures to protect and preserve its significant historic resources. The City can realize these goals by adopting preservation policies to serve as a guide for future preservation activities and implementing them through preservation programs. The public information elements of such programs are equally if not more important than the regulatory aspects.

In Oregon every jurisdiction must develop measures to protect its significant historic resources. The Inventory is the first step toward reaching this goal, and it represents the first systematic attempt to identify and evaluate the City's historic resources. The information contained in the Inventory document will provide a strong basis for developing a historic preservation program. It is not, however, a static document. Rather, it is an evolving document that will be updated as new information is generated and also in the course of the City's periodic review of the Comprehensive Plan.

The next step for the City is to determine "conflicting uses", or obstacles to the preservation of its significant resources. Some examples of "conflicting uses" include such things as incompatible zoning, development pressures--which can destroy the character of historic areas, or the potential for demolition.

Once the conflicts have been identified, the next step is to develop, and then implement, a program to preserve those conflict-free resources as well as resolve future conflicts.

The City should consider appointing a task force to review available information and make recommendations to the City Council regarding the development of a comprehensive preservation plan. The establishment of a landmark commission is vital to an on-going preservation program. Minimumally the powers of the Commission should include: designation of local landmarks; and, review of requests for alteration and demolition of historic properties. The Commission should work with other community groups and organizations to facilitate a progressive city-wide commitment to preserving its rich historic heritage.

The educational component of a comprehensive preservation program is as important as the regulatory aspect. It should include information on appropriate rehabilitation and restoration techniques; design guidelines; literature on local and regional history; oral histories; as well as data on how other communities have used historic preservation to enhance their image. The collection and dissemination of this information is often times done in cooperation with the local library. In addition, workshops that offer hands-on experience in these areas can foster comradery among property owners of historic buildings, which can have a synergistic effect.

Seaside has always been a tourist town. Tourism data indicates that more than half of the out-of-state visitors to Oregon come to see historic buildings and sites. Further those visitors spend more money and stay longer. The City should give serious consideration to capitalizing on its historic assets, which would require relatively little to be packaged and promoted. One way

in which the City can do this is to create self-guided or guided walking tours, as well as bicycling and driving tours--areas in which a keen interest has already been demonstrated.

The State Historic Preservation Office, which funded this project, should be investigated as a means of continuing preservation projects. Community Development Block Grants and LCDC Update Grants are also a possibility. Money from private organizations should also be investigated.

Seaside has a wealth of historic resources. They should be used to enrich the lives of both current and future citizens of the community.



APPENDIX A  
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APPENDIX B

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
CONTRIBUTING PROPERTIES

ADDRESS: 741 Avenue B  
LEGAL: 21AD 03600  
STYLE: Bungalow  
DATE BUILT: c. 1910



ADDRESS: 761 Avenue C  
LEGAL: 21AD 04500  
STYLE: Gothic Revival  
DATE BUILT: c. 1900



ADDRESS: 445 Avenue G  
LEGAL: 21DB 01200  
STYLE: Bungalow  
DATE BUILT: c. 1920



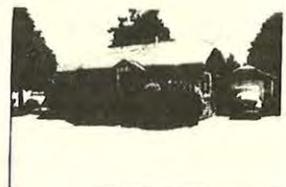
ADDRESS: 311 Avenue I  
LEGAL: 21DB 12700  
STYLE: Bungalow  
DATE BUILT: c. 1925



ADDRESS: 321 Avenue I  
LEGAL: 21DB 12600  
STYLE: Bungalow  
DATE BUILT: c. 1915



ADDRESS: 331 Avenue I  
LEGAL: 21DB 11600  
STYLE: Bungalow  
DATE BUILT: c. 1925



CONTRIBUTING PROPERTIES cont.

ADDRESS: 341 Avenue T  
LEGAL: 21DB 11500  
STYLE: Bungalow  
DATE BUILT: c. 1920



ADDRESS: 820 Beach Drive  
LEGAL: 21DB 06900  
STYLE: Bungalow  
DATE BUILT: c. 1915



ADDRESS: 405 Broadway  
LEGAL: 21AC 01100  
STYLE: Vernacular  
DATE BUILT: c. 1910



ADDRESS: 407-409 Broadway  
LEGAL: 21AC 01000  
STYLE: Vernacular  
DATE BUILT: c. 1910



ADDRESS: 415 Broadway  
LEGAL: 21AC 00800  
STYLE: Vernacular  
DATE BUILT: c. 1910



ADDRESS: 728-730 Broadway  
LEGAL: 21AA 04300  
STYLE: Commercial  
DATE BUILT: c. 1913



CONTRIBUTING PROPERTIES cont.

ADDRESS: 821 Broadway  
LEGAL: 21AD 01200  
STYLE: Commercial  
DATE BUILT: c. 1913



ADDRESS: 680 S. Columbia  
LEGAL: 21AC 13500  
STYLE: Bungalow  
DATE BUILT: c. 1915



ADDRESS: 520 S. Downing  
LEGAL: 21AC 14000  
STYLE: Bungalow  
DATE BUILT: c. 1920



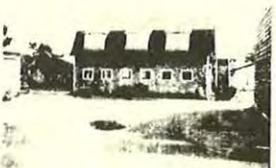
ADDRESS: 241 N. Holladay  
LEGAL: 21AA 11800  
STYLE: Vernacular  
DATE BUILT: c. 1913/1945



ADDRESS: 729 S. Holladay  
LEGAL: 21DA 04500  
STYLE: Bungalow  
DATE BUILT: c. 1920



ADDRESS: 2481 Neawanna  
LEGAL: 15BA 03600  
STYLE: Vernacular  
DATE BUILT: c. 1935



CONTRIBUTING PROPERTIES cont.

ADDRESS: 2416 Oregon  
LEGAL: 15BA 02800  
STYLE: Queen Anne  
DATE BUILT: c. 1900



ADDRESS: 408 N. Prom  
LEGAL: 16DC 13100  
STYLE: Bungalow  
DATE BUILT: c. 1900

See Inventory

ADDRESS: 412 N. Prom  
LEGAL: 16DC 13000  
STYLE: Bungalow  
DATE BUILT: c. 1900

See Inventory

ADDRESS: 614 N. Prom  
LEGAL: 16DC 07400  
STYLE: Bungalow  
DATE BUILT: c. 1900/1925



ADDRESS: 261 S. Prom  
LEGAL: 21AC 03700  
STYLE: Dutch Colonial Revival  
DATE BUILT: c. 1912

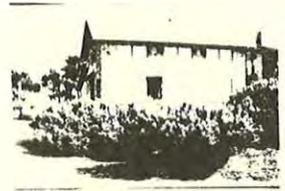


ADDRESS: 981 S. Prom  
LEGAL: 21DB 08900  
STYLE: Bungalow  
DATE BUILT: c. 1910

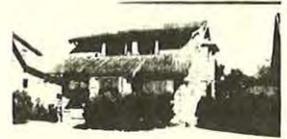
See Inventory

CONTRIBUTING PROPERTIES cont.

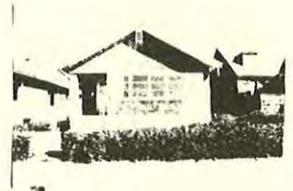
ADDRESS: 1251 S. Prom  
LEGAL: 21DB 16100  
STYLE: Bungalow  
DATE BUILT: c. 1909



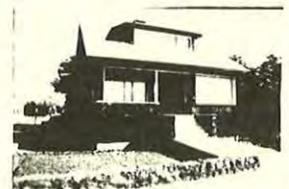
ADDRESS: 1261 S. Prom  
LEGAL: 21DB 16200  
STYLE: Bungalow  
DATE BUILT: c. 1911



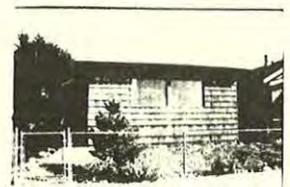
ADDRESS: 1271 S. Prom  
LEGAL: 21DB 16300  
STYLE: Bungalow  
DATE BUILT: c. 1923



ADDRESS: 1615 S. Prom  
LEGAL: 21CD 00100  
STYLE: Bungalow  
DATE BUILT: c. 1915



ADDRESS: 1637 S. Prom  
LEGAL: 21CD 00101  
STYLE: Bungalow  
DATE BUILT: c. 1925



ADDRESS: 1645 S. Prom  
LEGAL: 21CD 00200  
STYLE: Bungalow  
DATE BUILT: c. 1915



CONTRIBUTING PROPERTIES cont.

ADDRESS: 1721 S. Prom  
LEGAL: 21CD 00600  
STYLE: Bungalow  
DATE BUILT: c. 1915

See Inventory

ADDRESS: 1921 S. Prom  
LEGAL: 21CD 07100  
STYLE: Vernacular  
DATE BUILT: c. 1922



ADDRESS: 1941 S. Prom  
LEGAL: 21CD 07200  
STYLE: English Cottage  
DATE BUILT: c. 1928



ADDRESS: 2061 S. Prom  
LEGAL: 21CD 07600  
STYLE: Bungalow  
DATE BUILT: c. 1912

See Inventory

ADDRESS: 2115 S. Prom  
LEGAL: 21BA 00100  
STYLE: Bungalow  
DATE BUILT: c. 1922



ADDRESS: 250 1st Avenue  
LEGAL: 21AB 07700  
STYLE: English Cottage  
DATE BUILT: c. 1925



CONTRIBUTING PROPERTIES cont.

ADDRESS: 921 1st Avenue  
LEGAL: 21AA 07400  
STYLE: Craftsman  
DATE BUILT: c. 1915



ADDRESS: 85 2nd Avenue  
LEGAL: 21AB 10400  
STYLE: Gothic Revival  
DATE BUILT: c. 1900



ADDRESS: 725 2nd Avenue  
LEGAL: 21AA 10000  
STYLE: Bungalow  
DATE BUILT: c. 1915



ADDRESS: 727 2nd Avenue  
LEGAL: 21AA 09900  
STYLE: Bungalow  
DATE BUILT: c. 1921



ADDRESS: 312 4th Avenue  
LEGAL: 16DD 09700  
STYLE: Bungalow  
DATE BUILT: c. 1915



ADDRESS: 911 4th Avenue  
LEGAL: 21AA 00800  
STYLE: Bungalow  
DATE BUILT: c. 1905



CONTRIBUTING PROPERTIES cont.

ADDRESS: 869 5th Avenue  
LEGAL: 15CC 04500  
STYLE: Vernacular  
DATE BUILT: c. 1910



ADDRESS: 316 7th Avenue  
LEGAL: 16DD 03900  
STYLE: Bungalow  
DATE BUILT: c. 1925



ADDRESS: 121 11th Avenue  
LEGAL: 16DA 14900  
STYLE: Vernacular  
DATE BUILT: c. 1900/1930



ADDRESS: 122 11th Avenue  
LEGAL: 16DA 13100  
STYLE: Craftsman  
DATE BUILT: c. 1915



ADDRESS: 710 12th Avenue  
LEGAL: 15CB 05400  
STYLE: Vernacular  
DATE BUILT: c. 1915



ADDRESS: 720 12th Avenue  
LEGAL: 15CB 05600  
STYLE: Queen Anne  
DATE BUILT: c. 1898



CONTRIBUTING PROPERTIES cont.

ADDRESS: 727 12th Avenue  
LEGAL: 15CB 00400  
STYLE: Gothic Revival  
DATE BUILT: c. 1904



ADDRESS: 433 13th Avenue  
LEGAL: 16DA 10300  
STYLE: Vernacular  
DATE BUILT: c. 1910



ADDRESS: 435 13th Avenue  
LEGAL: 16DA 10200  
STYLE: Vernacular  
DATE BUILT: c. 1910





APPENDIX C

CITY OF SEASIDE  
INVENTORY OF HISTORIC RESOURCES  
MASTER LIST OF SIGNIFICANT PROPERTIES

ADDRESS	THEME	LEGAL
140 Avenue T	Architecture-20th Century	21CD05900
341 Beach Drive	Architecture-19th Century; Commerce; Recreation	21AC10100
671 Beach Drive	Architecture-20th Century	21AC13601
840 Beach Drive	Architecture-20th Century	21DB07000
860 Beach Drive	Architecture-20th Century	21DB07200
921 Beach Drive	Architecture-20th Century; Transportation	21DB10100
2133 Beach Drive	Architecture-20th Century	28BA01700
2316 Beach Drive	Architecture-20th Century; Recreation; Commerce; Government; Industry	28BA06200
600 Broadway	Architecture-20th Century; Commerce	21AA14700
619 Broadway	Architecture-20th Century; Commerce	21AD01700
734 Broadway	Architecture-20th Century; Commerce	21AA04400
851 Broadway	Architecture-20th Century; Government	21AD01200
334 S. Columbia	Architecture-20th Century; Recreation; Commerce	21AC10001
640 S. Columbia	Architecture-20th Century; Commerce	21AC13400
681 S. Columbia	Architecture-20th Century	21AC14500
1020 S. Columbia	Architecture-20th Century; Recreation	21DB09600
1080 S. Columbia	Architecture-20th Century	21DB09700
1160 S. Columbia	Architecture-20th Century	21DB14501
2132 S. Columbia	Architecture-20th Century	28BA03200
8 N. Downing	Architecture-19th Century	21AB10300
221 N. Downing	Architecture-20th Century	21AB04500
402 N. Downing	Architecture-20th Century	16DC12100
621 N. Downing	Architecture-20th Century	16DD05400
804 N. Downing	Architecture-20th Century	16DC03400
841 S. Downing	Architecture-20th Century	21DB02300
1801 S. Franklin	Architecture-20th Century; Medicine	21DC05400 28AB00101
208 N. Holladay	Architecture-20th Century	21AA12700
333 N. Holladay	Architecture-20th Century; Education	21AA11900
1000 N. Holladay	Architecture-20th Century	15CB03800
2130 N. Holladay	Architecture-20th Century	15BA07000
414 S. Holladay	Architecture-19th Century	21AD06300

CITY OF SEASIDE  
 MASTER LIST OF SIGNIFICANT PROPERTIES  
 Page 2

ADDRESS	THEME	LEGAL
2465 S. Holladay	Architecture-20th Century; Recreation	28BA00000
2360 Ocean Vista Drive	Architecture-20th Century	28BA06800
2456 Ocean Vista Drive	Architecture-20th Century	28BD03500
120 Ocean Way	Architecture-20th Century; Religion	21AB08900
733 Ocean Way	Architecture-19th Century; Industry	21AA05800
851 Ocean Way	Architecture-20th Century; Industry	21AA05600
408 N. Prom	Architecture-20th Century; Commerce	16DC13100
412 N. Prom	Architecture-20th Century; Commerce; Science	16DC13000
504 N. Prom	Architecture-20th Century;	16DC11200
514 N. Prom	Architecture-20th Century; Industry	16DC10000
620 N. Prom	Architecture-20th Century; Transportation	16DC07300
1116 N. Prom	Architecture-19th Century	16DA13000
821 S. Prom	Architecture-20th Century; Industry	21DB07500
841 S. Prom	Architecture-20th Century	21DB07100
941 S. Prom	Architecture-20th Century	21DB09100
961 S. Prom	Architecture-20th Century; Government	21DB09000
1021 S. Prom	Architecture-20th Century; Industry	21DB08800
1131 S. Prom	Architecture-20th Century	21DB15500
1145 S. Prom	Architecture-20th Century	21DB15200
1161 S. Prom	Architecture-20th Century	21DB15301
1175 S. Prom	Architecture-20th Century; Commerce	21DB15400
1231 S. Prom	Architecture-20th Century	21DB15900
1351 S. Prom	Architecture-20th Century; Commerce	21CD08400
1581 S. Prom	Architecture-20th Century	21CD08500
1861 S. Prom	Architecture-20th Century; Industry	21CD07900
2041 S. Prom	Architecture-20th Century	21CD07500
811 1st Avenue	Architecture-20th Century	21AA07900
119 2nd Avenue	Architecture-20th Century	21AB09100
440 2nd Avenue	Architecture-20th Century; Commerce	21AB05300
460 2nd Avenue	Architecture-20th Century; Commerce	21AB05400

CITY OF SEASIDE  
MASTER LIST OF SIGNIFICANT PROPERTIES  
Page 3

ADDRESS	THEME	LEGAL
811 2nd Avenue	Architecture-20th Century; Social	21AA09800
107 4th Avenue	Architecture-20th Century	21AB01100
859 5th Avenue	Architecture-19th Century	15CC04400
306 8th Avenue	Architecture-20th Century	16DD02500
260 11th Avenue	Architecture-19th Century	16DA13700
44 12th Avenue	Architecture-20th Century	16DA04000
333 12th Avenue	Architecture-20th Century; Landscape Architecture	16DA12200
510 14th Avenue	Architecture-20th Century	16DA00100
808 26th Avenue	Architecture-20th Century	10CD02000
The Prom <sup>1</sup>	Landscape Architecture	

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<sup>1</sup>Includes parts of Sections 16 and 28. See Survey Form.



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Form)

140 Avenue T

Statement of Significance:

Designed in the Oregon Rustic style, the Vilas D. Shepard House is a singular example of the log building type in Seaside dating from the historic period. This style shared philosophical roots with the grand resort lodges built in the National Parks during the early years of this century. Harmonizing with the landscape was the prime objective of Oregon Rustic affectionados.

Architectural clues indicate that Shepard's House was constructed in the mid 1920's. Shepard purchased the property in 1925, selling it in 1930.

Notable architectural features include the rock and stucco chimney; the wood shake roof, and the peeled log and shingle exterior walls. Multi-light casement windows and decorative muntins further contribute to the rustic ambience.

Shepard was a state legislator from Clatskanie, Columbia County. The house was sold to Theresa Stampler in 1930, she owned it until 1954.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Beaverton Cultural Resource Inventory, 1986.

#732

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

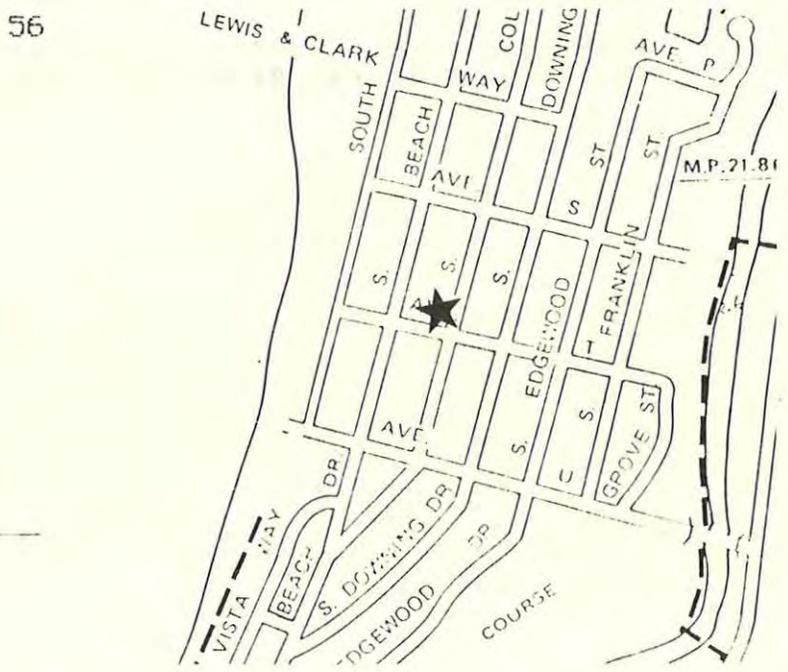
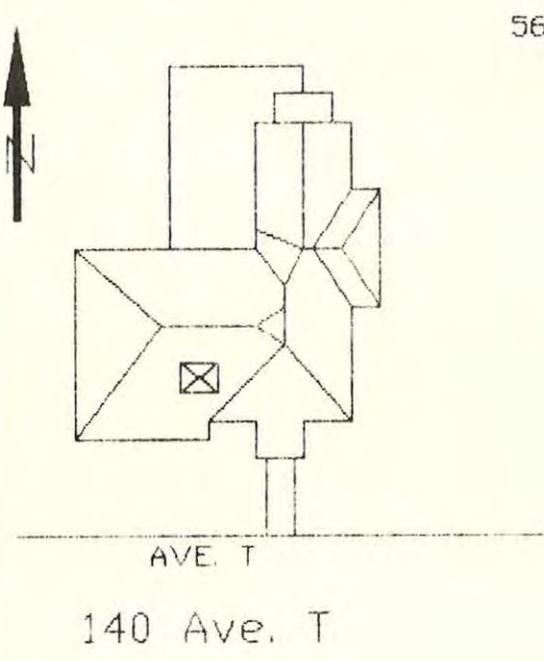
ADDRESS: 140 Avenue T

MAP NO.: 21CD

TAX LOT: 5900



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NEGATIVE NO.: 2 #17  
SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

341 Beach Drive

Statement of Significance:

Despite many alterations the Alexandre Gilbert House is the best example of Queen Anne style architecture in the city of Seaside. The house is also significant because of its association with of the Gilbert family, who were responsible for some of the most effective promotion of the community as a resort.

Salient architectural features include the full height polygonal bay tower, which calls attention to the home as a highly visible community landmark. The asymmetrical plan, truncated roof line and patterned shingles are all characteristic elements of the Queen Anne style, a style that enjoyed massive popularity in late nineteenth century.

Enclosing of the front porch with multi-light windows is the most sensitive of the changes to the exterior. Picture windows and garage openings are less sensitive in execution, but could be remedied.

The house is in good condition and it establishes the character of the neighborhood. Infill development in the vicinity should be designed in a compatible manner.

Alexandre Gilbert and his wife were French immigrants. Settling in Astoria prior to 1880, they built the one-story northern ell of this house as a summer cottage. Later they moved to Seaside permanently where Gilbert formed a real estate partnership with with his son, Alexander Gilbert, Jr. Together they developed Hermosa Park, the large subdivision that comprises many blocks of the present city of Seaside, south of Avenue A and west of the Necanicum River.

Sources:

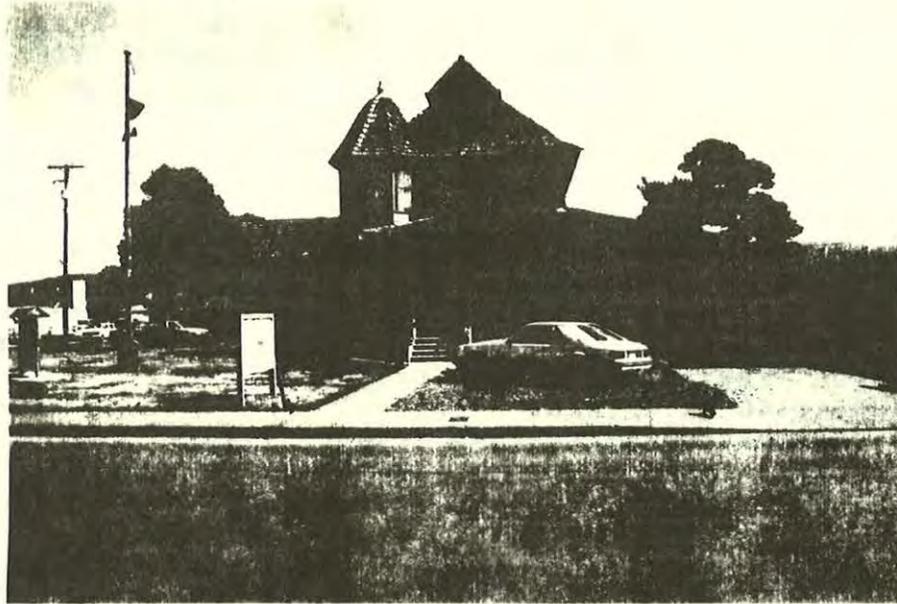
TICOR Title Co. records, Astoria.  
Sanborn Insurance Co. maps, 1914, 1921.  
Links, Patrick, unrecorded interview by Julie Koler, 1986.  
Seaside Signal 1905-1930.  
Polk Directory, 1915, 1920-21, 1925, 1930.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

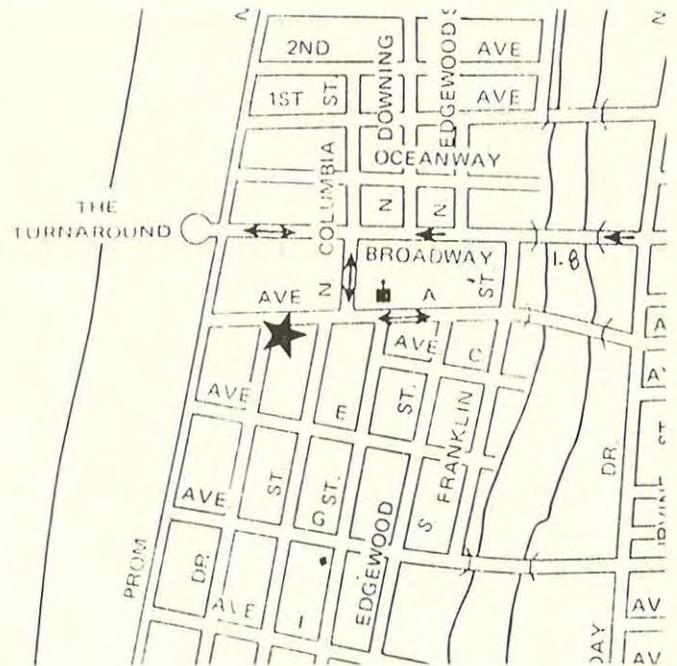
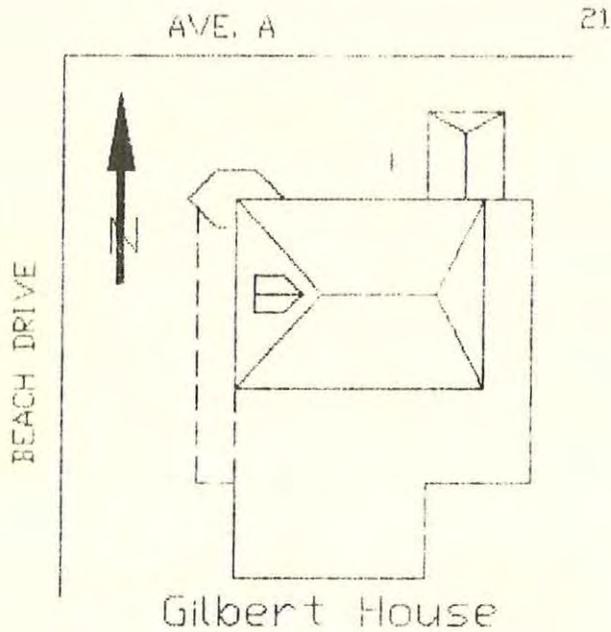
ADDRESS: 341 Beach Drive

MAP NO.: 21AC

TAX LOT: 10100



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NEGATIVE NO.: 2 #22  
 SLIDE NO.:

SHPO INVENTORY NO.: 733

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** **DATE OF CONSTRUCTION:**  
c. 1895/1915  
**COMMON NAME:** **ORIGINAL USE:** Residence  
**ADDRESS:** 671 Beach Drive **PRESENT USE:** Residence  
**OWNER:** Marie Newman Barnes c/o WF, Mamie McJunkin, c/o Chas, Jean Argast, same **ARCH. BLDR.:**  
**MAP NO.:** 21 AC **TAX LOT:** 13601 **STYLE:** Bungalow  
**ADDITION:** Hermosa Park **RESOURCE TYPE:** Building  
**BLOCK:** 11 **LOT:** 9, 10 **THEME:** Arch. - 20th c.  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Asymmetrical **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:** Unknown **BASEMENT:** Unknown  
**ROOF FORM & MATERIALS:** Steeply pitched gable w/wood shingles. **STRUCTURAL FRAME:** Stud  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Fixed sash w/transom lights.  
**EXTERIOR SURFACING MATERIALS:** Shingles.  
**DECORATIVE FEATURES:** Leaded glass transom light. Lattice glass.  
**OTHER:** Projecting gable entrance w/roundheaded door opening. Projecting rectangular bay w/shed roof on w. elevation. Shed roof dormer on s. elevation.  
**CONDITION:** Good. Some roof and siding shingles deteriorated; some recently replaced.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):**

**NOTEWORTHY LANDSCAPE FEATURES:** Vertical board perimeter fence. Many coniferous trees and ground cover surround house. Curvilinear brick pathway to entrance. Gravel pathways, s. elevation.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** NE corner Beach Drive, Avenue G intersection. Both streets highly traveled. Moderately wooded lot across from, adjacent to motel.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

734

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

671 Beach Drive

Statement of Significance:

This bungalow style house is one of the most interesting in the study area. This is due to the interplay of building materials and landscape features. A curvilinear brick path outlines the perimeter of the house which is set on a double lot. The yard is composed of a number of mature, coniferous trees and other native ground cover.

According to the current owner the house was built near the turn-of-the-century. Sanborn maps indicate that the configuration of the house at that time was similar to its present shape with the exception of the main entrance which was a later addition (probably c. 1930). Dormers and shingle siding also appear to be a later addition probably contemporary with the changes to the main entrance. Architectural elements which date to the period of construction include the polygonal bay window, the leaded glass transom light and the lattice glass. Alterations to the house are believed to have been done during the time W.F. and Mannie McJunkin owned it. The original owner is believed to have been J.A. and Augusta H. Veness, who owned the house from 1906. If the house was constructed prior to the turn-of-the-century then it should be attributed to Lela Eliot and Edward L Howe, who owned the property from 1898 through 1906.

Sources:

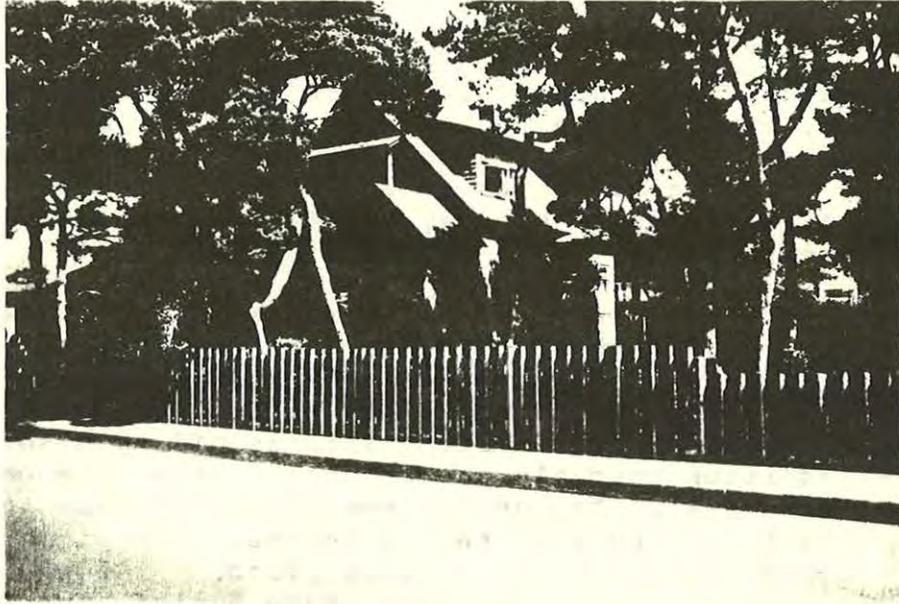
TICOR Title Co. records, Astoria.  
Sanborn Insurance Maps, 1914, 1921.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

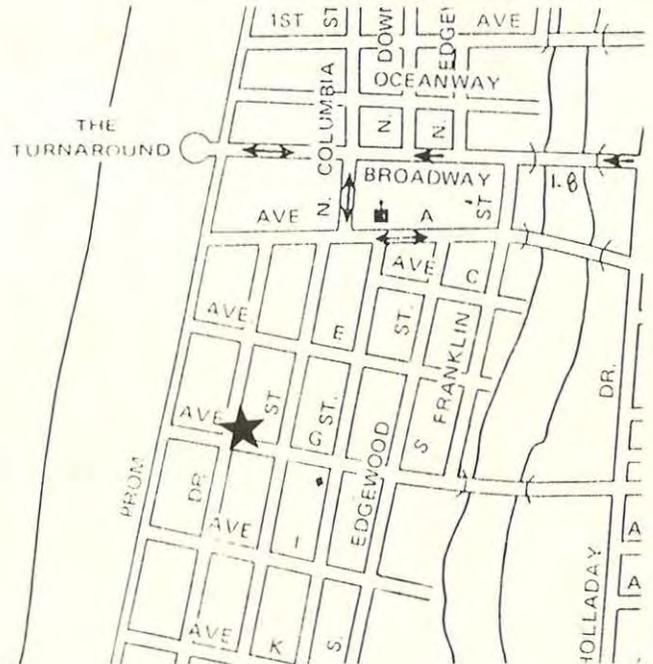
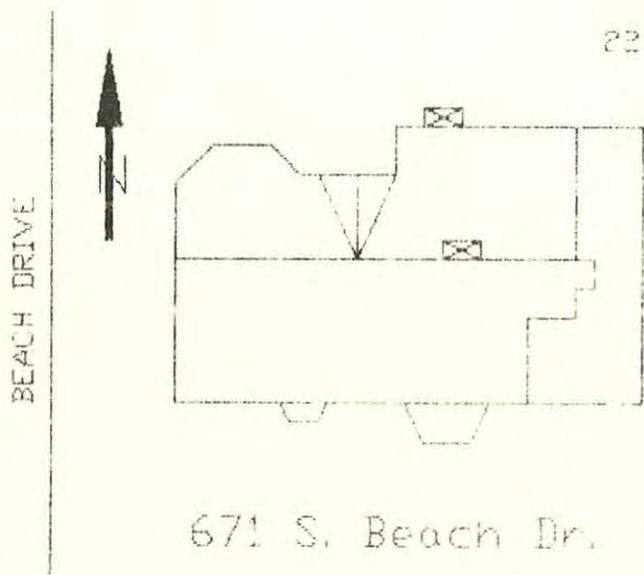
ADDRESS: 671 Beach Drive

MAP NO.: 21AC

TAX LOT: 13601



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NEGATIVE NO.: 2 #20  
 SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Amanda Eckhardt House      **DATE OF CONSTRUCTION:**  
c. 1880/1915  
**COMMON NAME:**      **ORIGINAL USE:** Residence  
**ADDRESS:** 840 Beach Drive      **PRESENT USE:** Residence  
**OWNER:** Kent E. Clark, 5002 S.E. 30th,  
Portland, OR 97202      **ARCH. BLDR.:**  
**MAP NO.:** 21 DB      **TAX LOT:** 7000      **STYLE:** Craftsman  
**ADDITION:** Hermosa Park      **RESOURCE TYPE:** Building  
**BLOCK:** 21      **LOT:** 6      **THEME:** Arch. - 20th c.  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Square      **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:** Post & Beam      **BASEMENT:** None  
**ROOF FORM & MATERIALS:** Low pitched hip w/composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double hung sash. Hipped dormer e. and w. elevation.  
**EXTERIOR SURFACING MATERIALS:** Shingles. Watertable.  
**DECORATIVE FEATURES:**  
**OTHER:** Shed dormer, n. elevation. Full-width recessed porch w/4" x 4"  
posts and balustrade. End wall chimney. Shed roof attachments, w. and s.  
elevation.  
**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Shed roof attachments, s. and w.  
elevation, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Hedge across frontage. Foundation  
plantings.

**ASSOCIATED STRUCTURES:** Gabled garage w/overhead door and purlins and  
braces, w. of house.

**SETTING:** On west side of Beach Drive, mid-block, first street east of  
Prom; lightly traveled. In a lightly wooded residential area.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 735

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

840 Beach Drive

Statement of Significance:

Title company records indicate the Amanda Eckhardt House was built in approximately 1906; however, certain architectural features suggest that the house might be much older. The house is basically Bungalow in style. Characteristic features include the low-pitched roof, dormers, and shingle siding. The six-over-six, double-hung sash windows, however, are held up with pegs rather than sash weights indicating the windows, if not the house, might have been constructed prior to 1900. Sash weights were in common usage by the early years of the 20th Century and generally replaced the earlier use of pegs. The extremely narrow muntins also suggest an earlier construction date. An indepth examination of the underflooring and related building features would undoubtedly help clarify the construction date.

Amanda Eckhardt purchased the property in 1906 from Hermosa Park Investment Company. It is beleived that Amanda's husband, Arthur E. Eckhardt was the director for Meier and Frank's department stores for forty-nine years. The house remained in the Eckhardt family until 1966 when it was sold to Samuel and Eugena Huston. The house is a good example of an early twentieth century residential building. Further it is an important element in an ensemble of buildings all of which date to the historic period.

Sources:

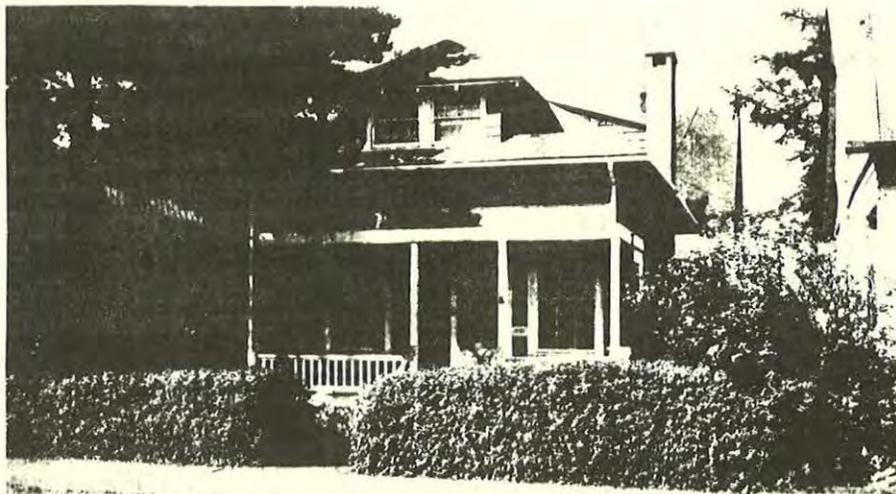
TICOR Title Company Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.  
Oregon Journal 14 March 1925.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

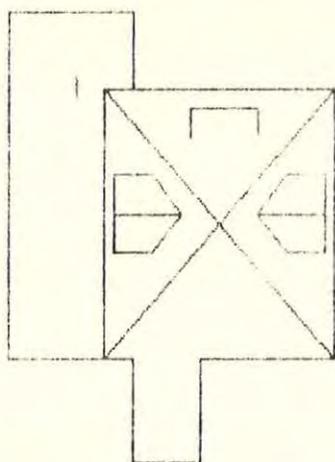
ADDRESS: 840 Beach Drive

MAP NO.: 21DB

TAX LOT: 7000

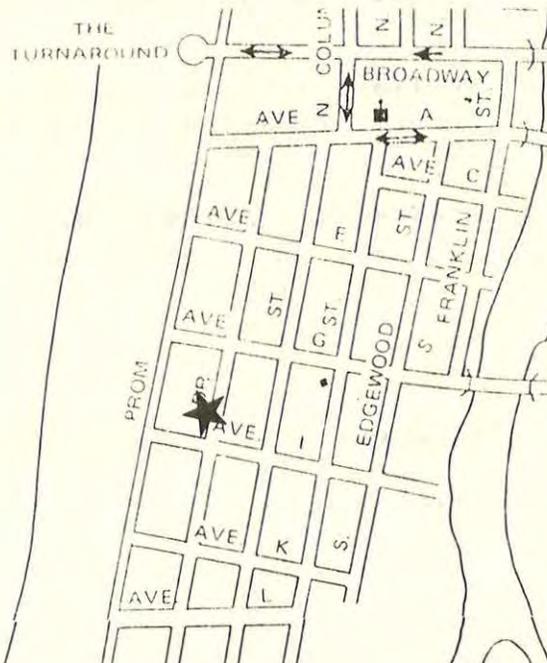


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840 Beach Dr

23  
BEACH DRIVE



NEGATIVE NO.: 1 #13  
SLIDE NO.:

SHPO INVENTORY NO.: 725



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

860 Beach Drive

Statement of Significance:

The Ray L. Soloman House is an extremely well-preserved and excellent example of the Bungalow style. The house appears to be unaltered and, in addition, it is surrounded by a number of comparable houses from the historic period.

The house is not shown on the 1921 Sanborn map; however, Ray L. and Isadore Soloman are listed at this house in the 1925 Seaside Directory. It is therefore believed that the house was constructed some time between 1921 and 1925.

The Soloman House exhibits a number of architectural elements that are characteristic of the Bungalow style. The overall composition - the lines, scale and form - are the hallmarks of this style so popular in residential buildings of this era. The Bungalow achieved its greatest popularity during the teens and twenties. In many communities, including Seaside, it is the most prevalent historic style.

Bungalows expressed an informal attitude and employed natural building materials. In general, Bungalows represented a radical departure from the architectural fashion of the late nineteenth century; the Victorians are noted for their verticality and profusion of decorative "gingerbread". In short, by the first part of the twentieth century Americans espoused a return-to Mother-Nature lifestyle. This occurred at a time when "domestic science (i.e. homemaking) was changing dramatically due to social and technical advances.

Like most Bungalows the Soloman House has a decidedly horizontal emphasis, denoted by the low-pitched hip roof. The multi-light casement and sash windows, shingles, and exposed rafters are all common elements of the style. The projecting front porch is the most distinctive feature, which appears to be as originally constructed, with purlins and braces, decorative bargeboards and shingled posts.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Rideout, Richard and Linda. Interview, 2 June 1987. Seaside, Oregon.  
Polk Seaside Directory, 1925.

#736

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

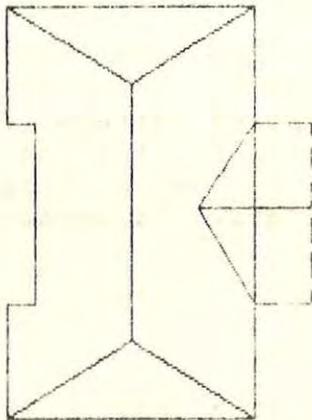
ADDRESS: 860 Beach Drive

MAP NO.: 21DB

TAX LOT: 7200



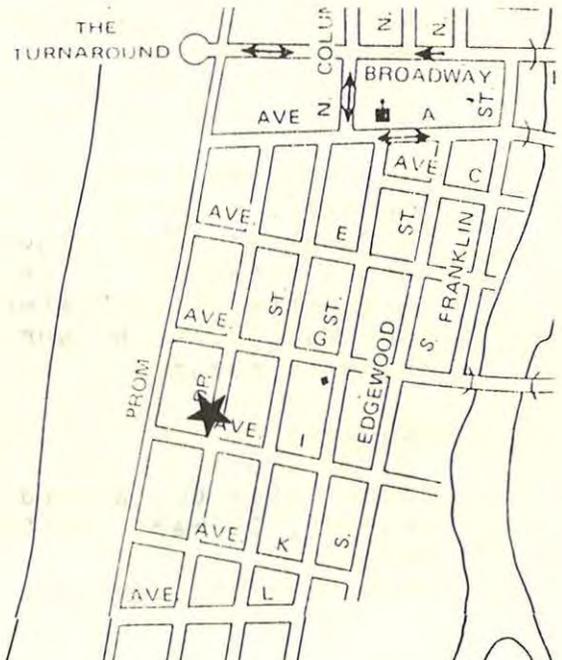
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860 Beach Dr.

BEACH DRIVE

24



NEGATIVE NO.: 8 #16  
SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

921 Beach Drive

Statement of Significance:

A good example of the Craftsman style, the Effie Hosford House is significant for its association with Captain L.P. Hosford, who was prominent in river transportation for forty years.

The house is believed to have been constructed in 1920 when Captain and Mrs. Hosford purchased the property. Sanborn maps from 1921 depict the house and garage basically as they appear today. The house was sold to Eza E. Ball in 1940.

Minor alterations to the building include the enclosing of the front and back porches in a manner that does not destroy the character of the house. The house has also been resided, apparently covering the original siding material, which could possibly be restored by rehabilitation.

Designed as a simple, straight-forward Craftsman, the style is evidenced by the exposed rafters and wide, overhanging eaves. The sleeping porches on the west elevation, which are enclosed in glass, are characteristic of the style. Sleeping out-of-doors or in the open night air was considered beneficial and certainly congruent with popular back-to-nature beliefs.

The subject property is well maintained and retains natural landscape materials including several mature coniferous trees.

Sources:

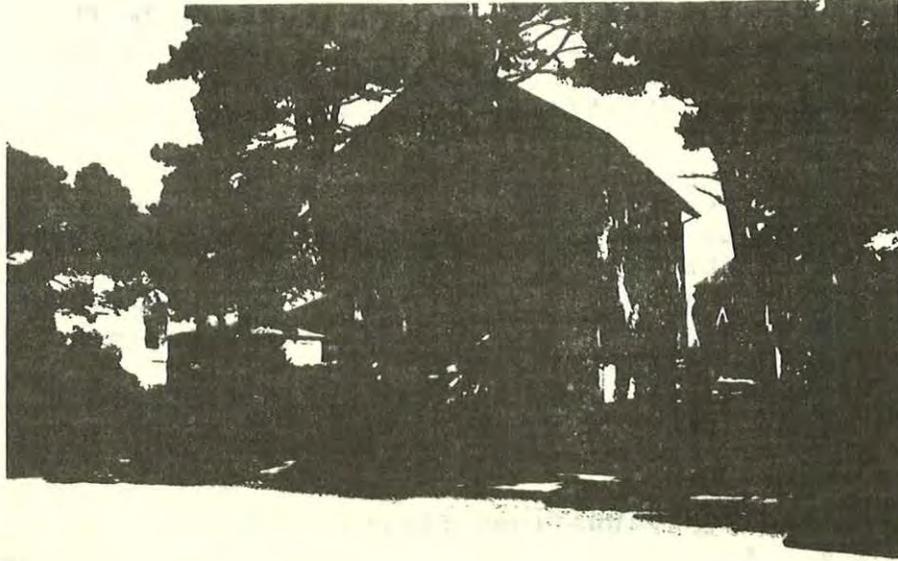
TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Map, 1921.  
Oregon Journal. 18 November 1946, p. 14.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

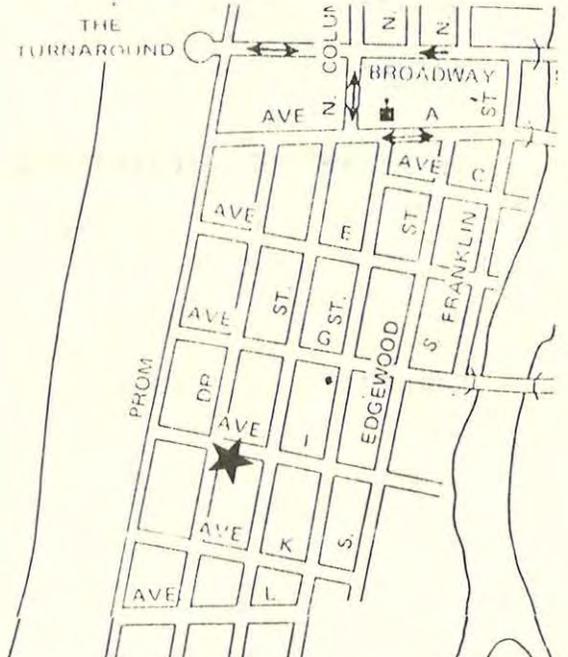
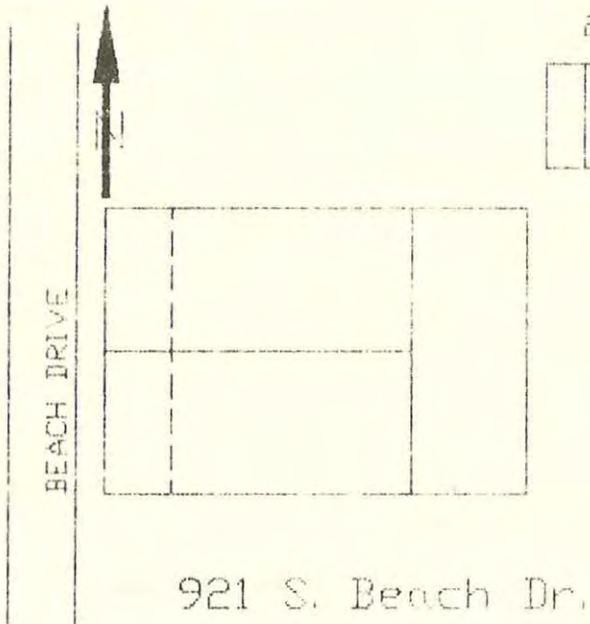
ADDRESS: 921 Beach Drive

MAP NO.: 21DB

TAX LOT: 10100



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NEGATIVE NO.: 2 #19  
SLIDE NO.:

SHPO INVENTORY NO.: 737

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** D. Caputo House  
**COMMON NAME:**  
**ADDRESS:** 2133 S. Beach Drive  
**OWNER:** Vincent & Claire Chiotti, 5010  
NE 35th Avenue, Portland, 97211  
**MAP NO.:** 28 BA      **TAX LOT:**  
**ADDITION:** Cartwright Park  
**BLOCK:** 8      **LOT:** 1, 2 (5 1/2)  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1923  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Stone  
**ROOF FORM & MATERIALS:** Low-pitched, truncated hip w/wood shakes.  
**WALL CONSTRUCTION:** Masonry  
**PRIMARY WINDOW TYPE:** Fixed sash. Multi-light casement.  
**EXTERIOR SURFACING MATERIALS:** Brick  
**DECORATIVE FEATURES:** Rock porch bases and balustrade.  
**OTHER:** Shed roof, projecting front porch. Interior chimney rafters.  
**CONDITION:** Good.

**NO. OF STORIES:** 1  
**BASEMENT:** None  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Windows altered, c. 1975. Porch altered, n.d. Addition to rear of house w/Till siding; deck, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Foundation plantings. Conifers in backyard. Front lawn.

**ASSOCIATED STRUCTURES:** Flat roof garage w/rock walls, ne of house. Guest house w/flat roof and vertical siding.

**SETTING:** On east side of Beach Drive, first street east of the Prom, a lightly traveled street. In a residential area comprised of post World War II era houses.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

738

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Form)

2133 Beach Drive

Statement of Significance:

The D. Caputo House is one of two stone houses from the historic period in Seaside. Both houses have been altered moderately. Caputo purchased the subject property in 1923. He reportedly camped on the adjacent lot while building the house.

Caputo was a stone mason. During his long career he was involved in the construction of St. Michael's Catholic Church in southwest Portland and Timberline Lodge on Mt. Hood. The degree of his involvement is not known.

In 1975 the facade was changed: the flat-roof front porch, pergola and well-proportioned, paired multi-light casement windows were replaced. Historic photographs are available should future owners care to restore these distinctive features.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Chiotti, Vincent. Interview, 2 May 1987. Seaside, Oregon.  
Chiotti, Vincent. Personal Collection. Seaside, OR.

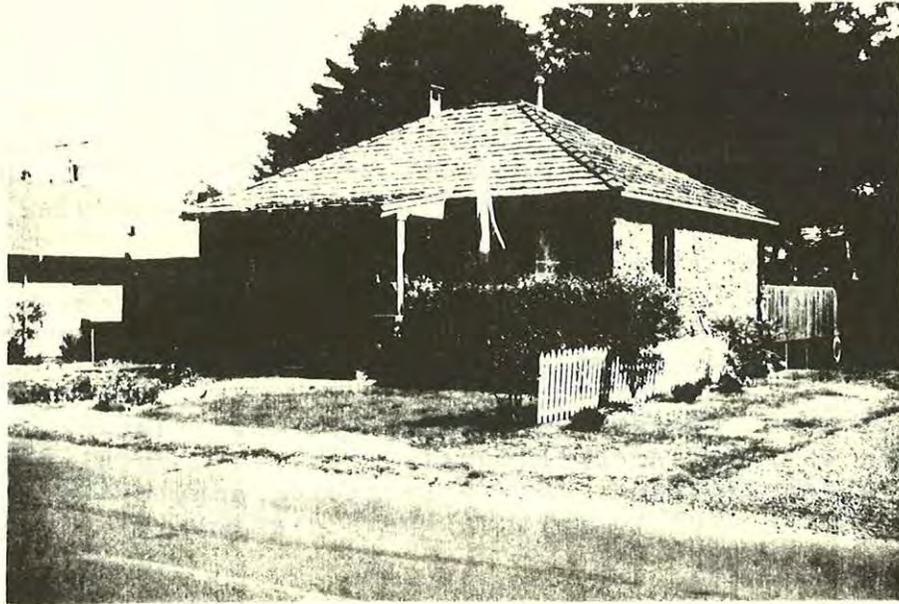
# 738

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

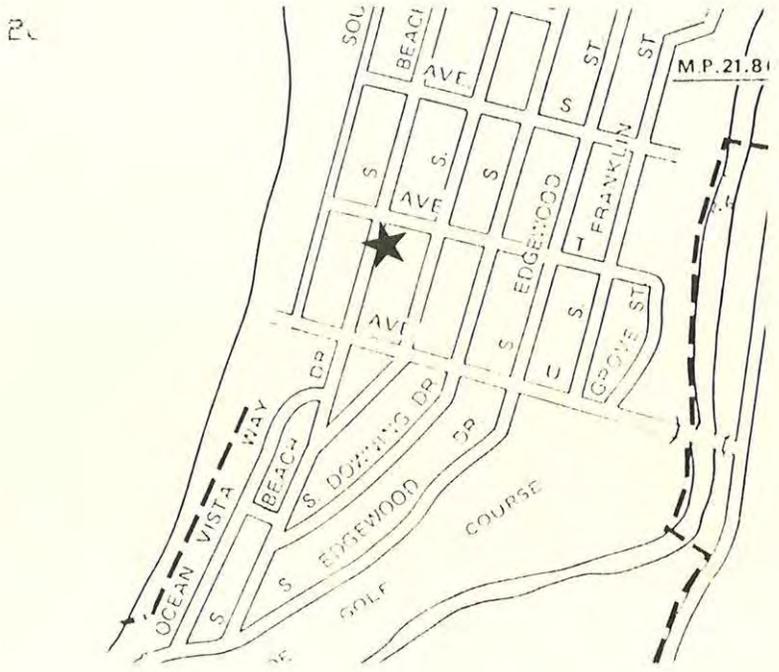
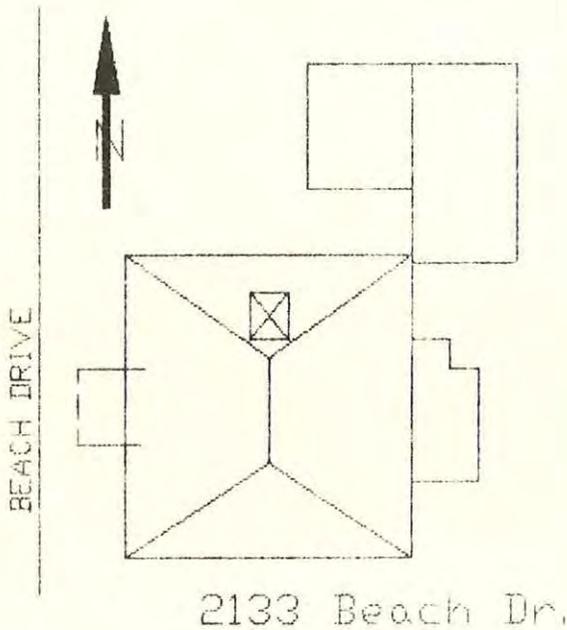
ADDRESS: 2133 Beach Drive

MAP NO.: 28BA

TAX LOT: 1700



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NEGATIVE NO.: 2 #18  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** The Tides  
**COMMON NAME:** The Tides  
**ADDRESS:** 2316 Beach Drive  
**OWNER:** Tides Invest. Corp., c/o David & Gail Shepherd, 10005 SW Herman, Sherwood  
**MAP NO.:** 28 BA      **TAX LOT:** 6200  
**ADDITION:** Ocean Vista  
**BLOCK:** 4      **LOT:** 2  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:**  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Arts & Crafts  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c. Recreation  
Government, Industry

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Eight-over-one double-hung sash. Gabled wall dormers. Multi-light casements.  
**EXTERIOR SURFACING MATERIALS:** Wood shingles.  
**DECORATIVE FEATURES:** Tent roof hoods above entrance.  
**OTHER:** Multi-light doors. Gabled attachment, n. elevation.  
**CONDITION:** Poor. Needs painting, deteriorated shingles, broken windows, vines growing inside.

**NO. OF STORIES:** 2 1/2  
**BASEMENT:** None  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Gabled 1 story attachment, n. elevation, n.d. Entrance altered w. elevation. Sleeping porch enclosed w/fixed sash windows w. elevation, resided n. elevation, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Dry rock garden walls. Rock entrance lamps.

**ASSOCIATED STRUCTURES:** SE of building newer remodeled units: Tides Motel, west of building.

**SETTING:** On the south east corner of intersection of Avenue U and Beach Drive, both lightly traveled streets. On a moderately wooded lot in an area of motels and residences. Small gift shop across Avenue U on Beach Drive.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

439

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

2316 Beach Drive

Statement of Significance:

The Tides is the best remaining example of a resort building in Seaside. It is also one of the oldest. Built by George L. and Clara M. Baker in the late 1920's, the Tides is significant for its association with Baker, a Portland mayor and long-time promoter of Seaside. The building is also significant as a well-preserved and rare example of an early resort building.

Described in early newspapers as a "comfortable inn by the sea", the massive two-and-one-half story rectangular volume of The Tides is illuminated by multi-light casement and eight-over-one sash windows. The building is clad with wood shingles and horizontal siding. Tent roof hoods are located above the door openings on the facade.

Alterations include a gabled one-story attachment and new siding on the north elevation, as well as changes to the entrance on the southwest end of the building, re-siding of the south elevation with T1-11, and other minor alterations. Broken windows and shingle deterioration are evident. The building is partially vacant.

-

The most prominent landscape features are the large lamps which flank the street in front of the building. They consist of uncoursed, stone piers, rectangular in shape, which are capped with cast stone. These are surmounted by the lamps which have steeply-pitched, hip-roofed hoods. A dry rock garden wall extends across the yard in front of the building. A grove of mature coniferous trees and dense groundcover exists to the east of the building at the rear of the lot. A one-story gabled outbuilding was once located in this vicinity. It was razed in 1986. Local informants believe that it was once a part of Ben Holladay's famous Seaside House and racetrack which was located to the east of subject building.

George Baker (1868-1941) was a well-known and progressive public figure. He served as Mayor of Portland from 1917 to 1932. Born in The Dalles, Baker's first job was in Portland where he worked at the Cordray Theatre changing the monkey cages and feeding the animals. He was elected to city council in 1900. Characterized as a "loyal and generous man", Baker made his permanent home in Seaside in approximately 1932 or shortly thereafter. Prior to this he owned a summer home in the town. While living in Seaside he made a hobby of cultivating Begonias. At the time of his death he was manager of Columbia Empire Industrial, Inc.

2316 Beach Drive

Sources:

TICOR Title Co. Records. Astoria, Oregon.

Oregon Journal. 24 December 1940, p. 4.

Oregon Journal. 18 May 1941, Sec. 1, p. 11.

Polk, R.L. and Co. Clatsop County Directory, 1931.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

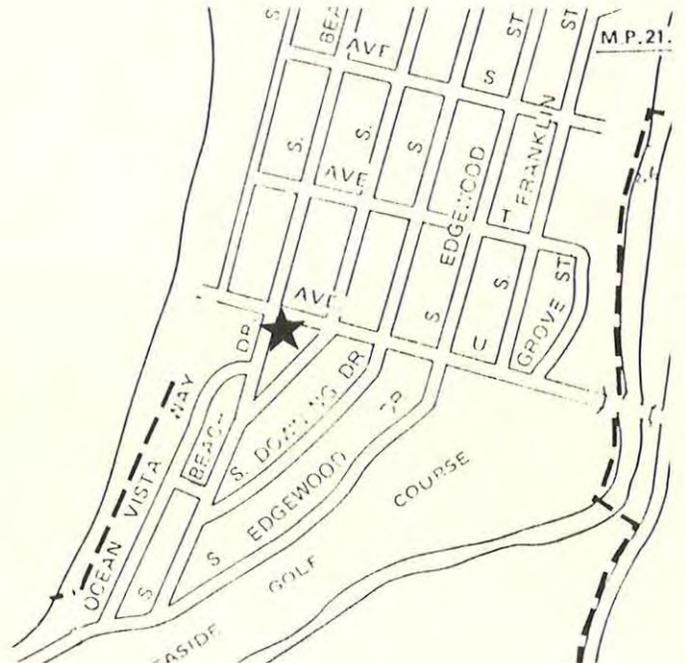
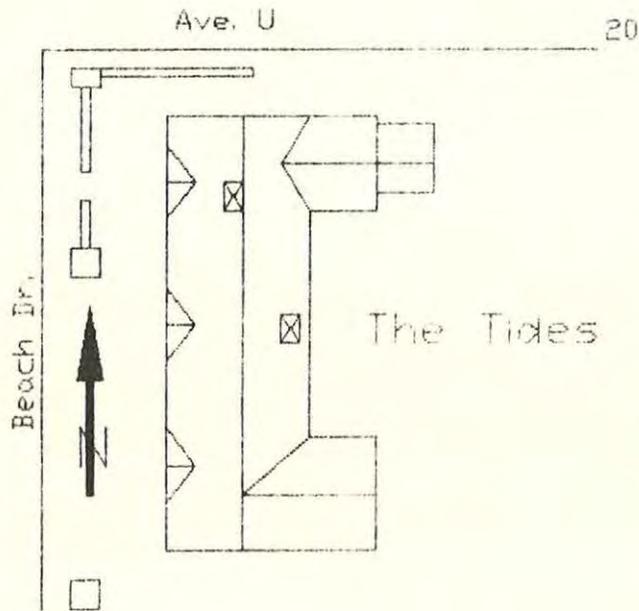
ADDRESS:

MAP NO.: 28BA

TAX LOT: 6200



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NEGATIVE NO.: 7 #33,36  
 SLIDE NO.:

SHPO INVENTORY NO.: 739

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

HIST. NAME: Gilbert Block  
 COMMON NAME: Same  
 ADDRESS: 600 - 610 Broadway  
 OWNER:

DATE OF CONSTRUCTION: c. 1914  
 ORIGINAL USE: Commercial  
 PRESENT USE: Same  
 ARCH. BLDR.:  
 STYLE: American Renaissance  
 RESOURCE TYPE: Building  
 THEME: Commercial  
 Arch. - 20th c.

MAP NO.: 21 AA                      TAX LOT: 14700  
 ADDITION: NA  
 BLOCK: 6                              LOT: 3  
 QUAD: N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

PLAN TYPE/SHAPE: Rectangular                      NO. OF STORIES: 2  
 FOUNDATION MATERIAL: Concrete                      BASEMENT: Yes  
 ROOF FORM & MATERIALS: Flat w/parapet. Tar paper.  
 WALL CONSTRUCTION: Masonry                      STRUCTURAL FRAME: NA  
 PRIMARY WINDOW TYPE: One-over-one double-hung sash.  
 EXTERIOR SURFACING MATERIALS: Stucco.  
 DECORATIVE FEATURES: Quoining, raised panels.  
 OTHER: Prominent corner entrance at SE corner, recessed storefronts on south and east elevation.  
 CONDITION: Good.

EXTERIOR ALTERATIONS/ADDITIONS (DATED): Storefronts altered and windows covered over, n.d.

NOTEWORTHY LANDSCAPE FEAT

ASSOCIATED STRUCTURES: No

SETTING: Prominently sited in commercial core area. of which act as important Adjacent to east of Necanic

STATEMENT OF SIGNIFICANCE:

SOURCES: See continuation sl

Date 4-13-89

Oregon Department of Transportation  **ROUTING SLIP**

DIRECTOR	Public Affairs	Permits & Weighmasters
DEPUTY DIRECTOR	Records Management	Planning
AERONAUTICS DIVISION	Safety & Health	Program Section
CENTRAL SERVICES DIV.	Service Center	Research
Administrative Services	<b>FHWA</b>	Right of Way
Civil Rights	<b>HIGHWAY DIVISION</b>	Road Design
Commission Services	Accounting	Sign Shop
Employee Development	Bridge	State Highway Engineer
Finance (DOT)	Communications (Radio)	Signal Service Unit
General Files	Construction	Traffic Engineering
Graphics	Data Processing	Utilities
Information Center	Environmental	LEGAL
Information Sys. (Rev. Bldg.)	Equipment Shop & Storeroom	MOTOR VEHICLES DIVISION
Library (DOT)	Geotechnical	PARKS AND RECREATION DIVISION
Mailroom	Location	PUBLIC TRANSIT DIVISION
Personnel Services	Maintenance	Region No. _____
Photocopy	Mapping & Mileage Control	District No. _____
Photo Services	Materials	Project Mgr. _____
Policy & Planning (DOT)		

To: Office/Unit ACCOUNTING  
ACCOUNTS PAYABLE

Attention ACCOUNTS PAYABLE

From PL

Comments:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

600-610 Broadway

Statement of Significance:

The Gilbert Block is a handsome example of a commercial building dating to the early years of the 20th Century. With its neighbor, the Mears Hotel, across Broadway to the south, subject building acts as an important visual element, or gateway to the commercial area to the west.

The Gilbert Block was constructed by Alex Gilbert, one of Seaside's most prominent early developers. Construction of the ground floor appears to have been completed in 1908; however, the interior of the second floor remained unfinished for a number of years. Upon its completion the shops on the ground floor were leased to a number of businesses including a drug and confectionery; bakery; barber, cigar, news and pool hall; as well as offices. It also housed the Post Office for a number of years.

In 1915 the Seaside Directory listed the following businesses at the Gilbert Block address: Alexander Gilbert, real estate; McKenna and Halberg, restaurant; Wm. McRoberts, baker; Lewis C. Henrys, barber; Peyton Reynolds, notions and president of Seaside Commercial Club.

The building's decorative features are representative of the American Renaissance Style. Of particular note are the quoins, pilasters, and belt courses as well as prominent parapet with cornice.

SOURCES:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.  
Polk, R.L. and Co. Clatsop County Directory, 1915, 1920.



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Mears Hotel  
**COMMON NAME:**  
**ADDRESS:** 619 Broadway  
**OWNER:**  
**MAP NO.:** 21 AD           **TAX LOT:** 1700  
**ADDITION:** NA  
**BLOCK:** NA               **LOT:** NA  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1913  
**ORIGINAL USE:** Hotel/Comm  
**PRESENT USE:** Commercial  
**ARCH. BLDR.:**  
**STYLE:** American Renaissance  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.  
Commercial

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Flat w/parapet. Tar paper.  
**WALL CONSTRUCTION:** Masonry  
**PRIMARY WINDOW TYPE:** One-over-one double-hung sash.  
**EXTERIOR SURFACING MATERIALS:** Stucco.  
**DECORATIVE FEATURES:** Curvilinear hoods, medallions w/brackets over entries on n. elevation, pilasters, parapet.  
**OTHER:** Prominent corner entrance at NE corner, recessed entries at north elevation.  
**CONDITION:** Good.

**NO. OF STORIES:** 2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** NA

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Storefronts altered and transoms covered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** None

**ASSOCIATED STRUCTURES:** None

**SETTING:** Prominently sited at intersection of Broadway and Holladay streets in commercial core area. Across street to south from the Gilbert Block--both of which act as important visual anchors for commercial district. Adjacent to east of Necanicum River.

**STATEMENT OF SIGNIFICANCE:** See continuation sheet.

**SOURCES:** See continuation sheet.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

1006

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

619 Broadway

Statement of Significance:

The Mears Hotel is significant as a fine example of the American Renaissance Style of which there are three representatives in the city. Located across Broadway from the Gilbert Block, the hotel is a prominent visual element at the intersection of Broadway and Holladay. It also acts as a gateway to the commercial core to the west. The building has housed a variety of commercial uses since its construction in approximately 1913.

Original ownership of the building is unclear; however, title records indicate that the property was sold to Paul Wessinger and Henry Wagner in 1911. Louise Weinhard et al are named as the grantors for the property in 1917, when the property was sold to the Henry Weinhard estate. Paul Wessinger, a Portland resident, was an executive of Henry Weinhard Brewery.

On the 1914 Sanborn Insurance Map the building is named the Mears Hotel. At that time it was also occupied by a saloon, pool hall, moving picture business, meat market, and a general store.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps 1914, 1920.  
Polk, R.L. and Co. Clatsop County Directories, 1915, 1920.

#1008

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

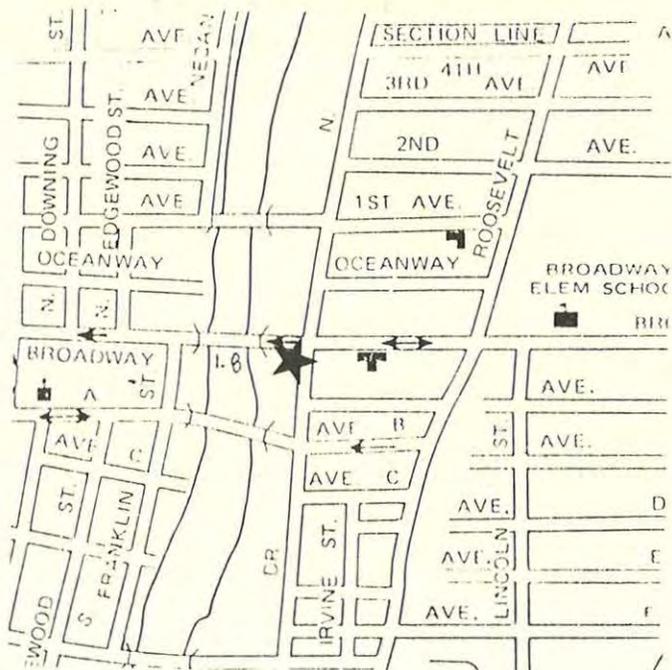
ADDRESS: 619 Broadway

MAP NO.: 21AD

TAX LOT: 1700



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NEGATIVE NO.: 6 #13

SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** First State Bank  
**COMMON NAME:** Same  
**ADDRESS:** 734 Broadway  
**OWNER:** Eugene Roehm et al  
1033 Commercial, Astoria, OR 97103  
**MAP NO.:** 21 AD      **TAX LOT:** 1700  
**ADDITION:** 1st Add. to Ocean Grove  
**BLOCK:** 2      **LOT:** 5  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1915  
**ORIGINAL USE:** Bank  
**PRESENT USE:** Storage  
**ARCH. BLDR.:**  
**STYLE:** American Renaissance  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.  
Commerce

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** NA  
**ROOF FORM & MATERIALS:** Flat w/parapet.  
**WALL CONSTRUCTION:** Masonry  
**PRIMARY WINDOW TYPE:** Blind display windows. Transom.  
**EXTERIOR SURFACING MATERIALS:** Stucco.  
**DECORATIVE FEATURES:** Balustraded parapet. Combed pilasters, quoins. Union Jack motif on cornice below parapet.  
**OTHER:** Paneled bulkhead.  
**CONDITION:** Good.

**NO. OF STORIES:** 1  
**BASEMENT:** NA  
**STRUCTURAL FRAME:** NA

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Storefronts altered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** None

**ASSOCIATED STRUCTURES:** None

**SETTING:** Midblock on eastern end of commercial area. Flanked by two-story historic commercial buildings on each elevation. One-half block east of heavily trafficked Holladay Drive; one-half block west of Highway 101.

**STATEMENT OF SIGNIFICANCE:** See continuation sheet.

**SOURCES:** See continuation sheet.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 1007

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

734 Broadway

Statement of Significance:

The Bank of Seaside building was constructed circa 1915 in the American Renaissance style. It is believed to be the oldest surviving bank building in the city. The earliest record of a bank in Seaside comes in the 1910 Directory which lists the Seaside Bank, capitalized at \$25,000, with W.F. Henniger, Pres., B.F. Bartsch, V.P., E.N. Henninger, cashier. In that same Directory Walter S. Henniger is listed as Mayor and president of Seaside Lumber and Manufacturing Co. and a W.N. Henninger is listed as the treasurer of West Seaside. A 1912 newspaper indicates that the president of the bank and the president of the lumber company were the same person. A subsequent newspaper article indicates that Henniger was using bank funds to keep the lumber company afloat. Both enterprises subsequently collapsed.

By 1915 the bank had apparently changed to the First State Bank of Seaside and was located at 732 Broadway, location of the present building. Officers were W.J. Fullam, President; A.F. Poley (Portland) V.P.; and L.L. Paget, cashier. By 1931 that bank had become Clatsop County Bank with John B. Meek (Portland) President; Charles B. Drake, V.P., and Neil M. Robertson, Cashier. By 1931 the bank had changed to Clatsop County Bank. Today the building is used as storage.

It is highly significant as one of only a few early 20th Century commercial buildings which survive from this period.

Sources:

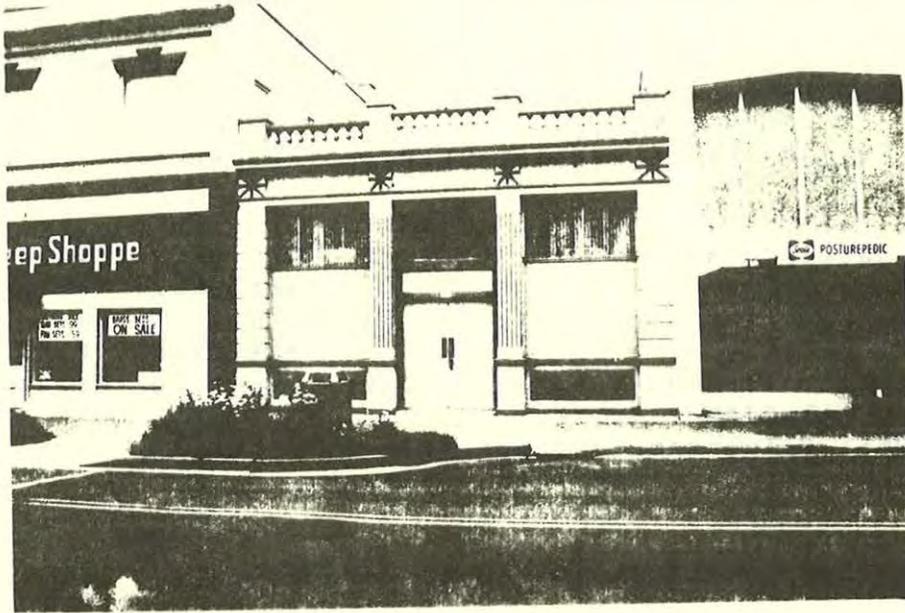
Polk, R.L. and Co. Clatsop County Directories, 1904, 1910, 1915, 1931.  
Sanborn Insurance Maps, 1914, 1921.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

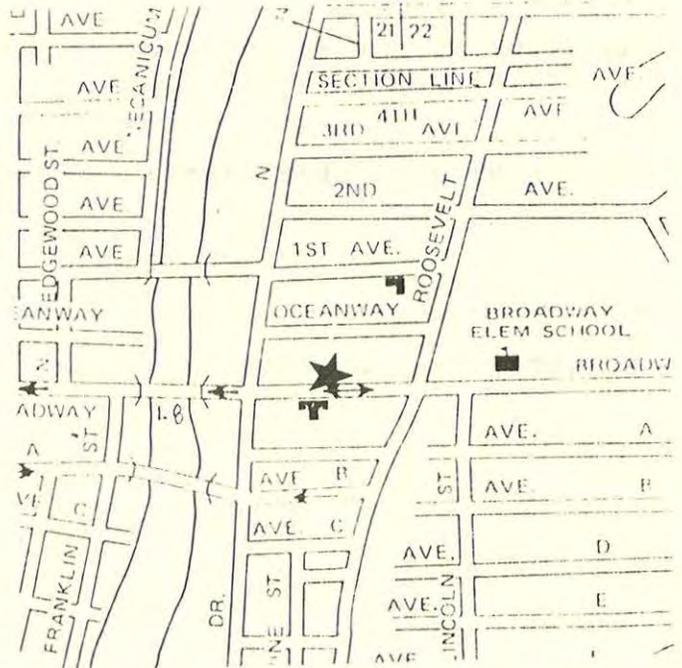
ADDRESS: 734 Broadway

MAP NO.: 21AA

TAX LOT: 4400



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NEGATIVE NO.: 6 #11  
SLIDE NO.:

SHPO INVENTORY NO.: 1007

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** City Hall  
**COMMON NAME:** Same  
**ADDRESS:** 851 Broadway  
**OWNER:** City of Seaside  
Same  
**MAP NO.:** 21 AD      **TAX LOT:** 1200  
**ADDITION:** 1st Add. to Ocean Grove  
**BLOCK:** 1      **LOT:** 16-19, 20  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** 1913  
**ORIGINAL USE:** City Hall  
**PRESENT USE:** Same  
**ARCH. BLDR.:** Unknown  
**STYLE:** Commercial  
**RESOURCE TYPE:** Building  
**THEME:** Government;  
Architecture

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Brick  
**ROOF FORM & MATERIALS:** Flat w/parapet. Tar paper.  
**WALL CONSTRUCTION:** Masonry  
**PRIMARY WINDOW TYPE:** Double-hung sash; in pairs, some in threes.  
**EXTERIOR SURFACING MATERIALS:** Brick  
**DECORATIVE FEATURES:** Polychrome parapet frieze, lintels.  
**OTHER:** Round-headed door openings with keystone.  
**CONDITION:** Fair.

**NO. OF STORIES:** 2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** NA

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Carport, n.d.; first floor windows replaced, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** None

**ASSOCIATED STRUCTURES:** None

**SETTING:** At eastern terminus of commercial core near the intersection of Broadway and Roosevelt Drives.

**STATEMENT OF SIGNIFICANCE:** See continuation sheet.

**SOURCES:** See continuation sheet.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

1008

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

851 Broadway

Statement of Significance:

The Seaside City Hall is a handsome example of the Commercial Style. It has some classically inspired features such as keystones, parapet, and pilasters as well as some which are characteristic of the Chicago Style--particularly the second story windows. Relatively intact as built, the only minor alterations include changes to the first floor windows, attachment of a carport on the east elevation, and a one-story addition on the west elevation, attaching it to the adjacent Fire Station. It is the finest example of an early 20th Century brick commercial building in the city. It is also an important visual landmark anchoring the eastern terminus of the Commercial Core.

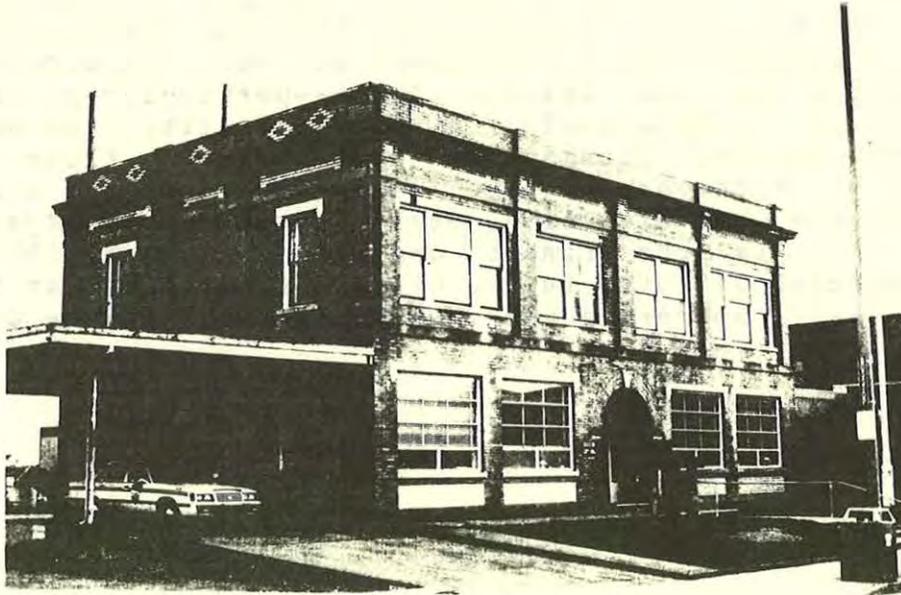
#1008

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

ADDRESS: 851 Broadway

MAP NO.: 21AD

TAX LOT: 1200



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NEGATIVE NO.: 6 #5, 6  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Gilbert Cabins  
**COMMON NAME:**  
**ADDRESS:** 334 S. Columbia Street  
**OWNER:**

**DATE OF CONSTRUCTION:** c. 1925  
**ORIGINAL USE:** Court  
**PRESENT USE:** Multi-family  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c. Recreation

**MAP NO.:** 21 AC      **TAX LOT:** 10001  
**ADDITION:** Hermosa Park  
**BLOCK:** 8      **LOT:** 2 (E 1/2)  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Rectangular      **NO. OF STORIES:** 1  
**FOUNDATION MATERIAL:** Post & beam      **BASEMENT:** None  
**ROOF FORM & MATERIALS:** Truncated hip roof w/composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double-hung sash w/vertical muntins.  
**EXTERIOR SURFACING MATERIALS:** Narrow bevel siding w/corner boards.  
**DECORATIVE FEATURES:** Vertical muntins in upper sash.  
**OTHER:** Horizontal paneled doors. Low pitched gabled hoods.  
**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Door on s. unit covered over, n.d. Window s. elevation, altered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Small foundation plantings. Gravel courtyard.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** One lot south of Avenue A, a moderately heavily traveled street, on the west side of Columbia. Immediately behind the Gilbert House (341 Beach Drive), at the edge of early twentieth century neighborhood.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 740

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

334 S. Columbia

Statement of Significance:

The Gilbert Courts are one of two extremely well-preserved tourist courts in the city. Numerous other complexes are extant, however, their integrity has been, to some degree, compromised. (The other well-preserved court is located at 1020 S. Columbia--The Cutler Court.)

The Gilbert Courts consist of two buildings which are rectangular in plan. The one-story, hipped buildings face each other and are located adjacent to the Gilbert House. Each building is clad with narrow bevel siding and has double-hung sash windows with decorative muntins in the upper sash. The two buildings are divided internally into individual living spaces.

Tourist courts were constructed to house summer residents of Seaside. They apparently replaced earlier complexes of tents. Over the years the uses of these courts has changed. They now are used for permanent multi-family residences

For more information about the Gilbert family please see Seaside Inventory--Gilbert House--321 Beach Drive.

Sources:

TICOR Title Co. Records. Astoria, Oregon  
Sanborn Insurance Map, 1921.

**CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM**

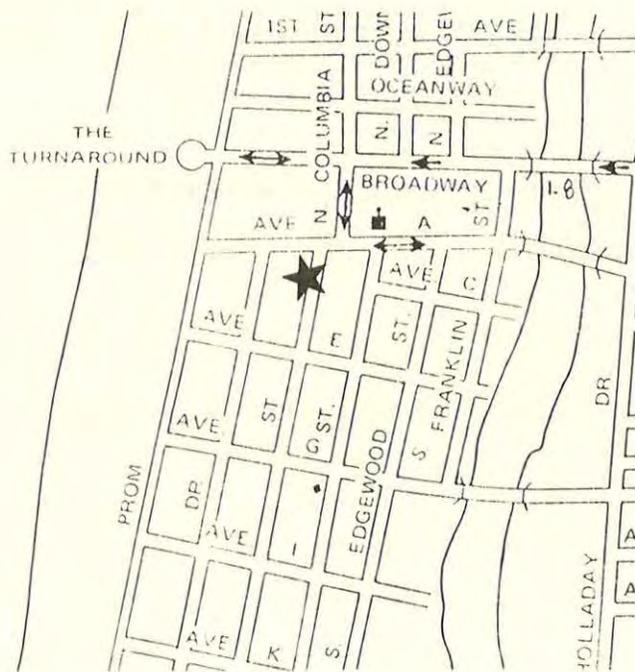
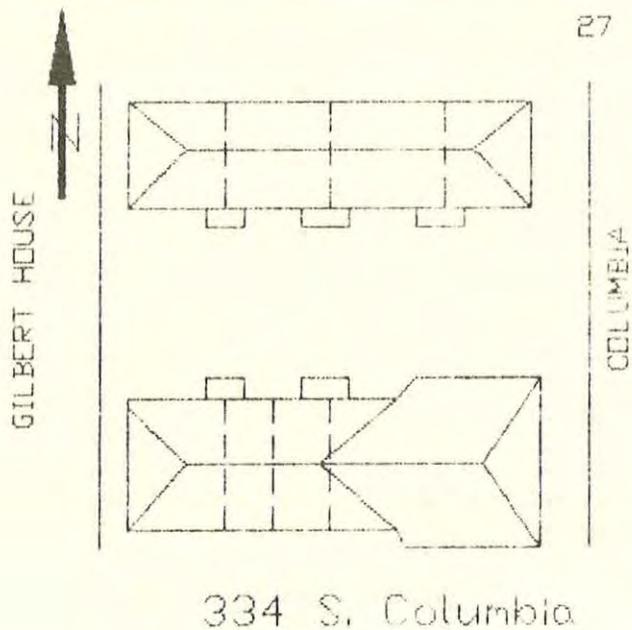
ADDRESS: 334 S. Columbia

MAP NO.: 21AC

TAX LOT: 10001



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NEGATIVE NO.: 8 #17  
SLIDE NO.:

SHPO INVENTORY NO.: 740

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Jesse Grogan House  
**COMMON NAME:**  
**ADDRESS:** 640 S. Columbia Street  
**OWNER:** Elizabeth Chambers,  
c/o Wm. & Raymonda Dane, same  
**MAP NO.:** 21 AC      **TAX LOT:** 13400  
**ADDITION:** Hermosa Park  
**BLOCK:** 11      **LOT:** 6  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1912  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Craftsman  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.  
Commerce

**PLAN TYPE/SHAPE:** Square  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Low pitched hip roof w/composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double-hung sash. Gabled dormer, e. elevation.  
**EXTERIOR SURFACING MATERIALS:** Beveled tongue and groove w/corner boards.  
**DECORATIVE FEATURES:**  
**OTHER:** Encircling hip front porch w/battered posts and plain balustrade.  
Endwall brick chimney. Multi-light door. Sleeping porch, w. elevation.  
**CONDITION:** Good.

**NO. OF STORIES:** 2 1/2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Front porch partially enclosed, 1986. Altered windows, 1982. Sunroom added, 1986.

**NOTEWORTHY LANDSCAPE FEATURES:** Foundation plantings. Coursed stone retaining wall across frontage.

**ASSOCIATED STRUCTURES:** Eaveless gabled two car garage, c. 1980.

**SETTING:** On w. side of S. Columbia, mid-block. In an area of primarily residential buildings, with the exception of an incompatible motel which fronts on Beach Drive.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

741

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

640 S. Columbia

Statement of Significance:

The Jesse Grogan House is a good example of a Craftsman style residence. Built in approximately 1912 the house has remained relatively unaltered with the exception of a recent attachment on the south elevation. The attachment has been constructed so that it may be removed with minimal damage to the original house.

Grogan, a civil engineer, purchased the property in 1911. With his wife, Louise, Grogan was listed at this property in the 1915 directory and the house appears on the 1914 Sanborn map. By 1918 the house had been sold to Clifford and Edna Johnson, who owned it until 1943. During this time Clifford served on the City Council and had been proprietor of the White Way Restaurant on Broadway. He also owned and operated Johnson Brothers, a bowling alley, which was on Broadway.

This type of two-story Craftsman house is sometimes referred to as an American Foursquare because of the standard four room over four room arrangement and the square plan. As was characteristic of the style, this house has a low pitched hip roof which is pierced by a dormer on the front elevation. The house also has double-hung sash windows and an encircling porch, which is supported by battered posts.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921  
Polk, R.L. and Co. Clatsop County Directory, 1915, 1920, 1925,  
1930.

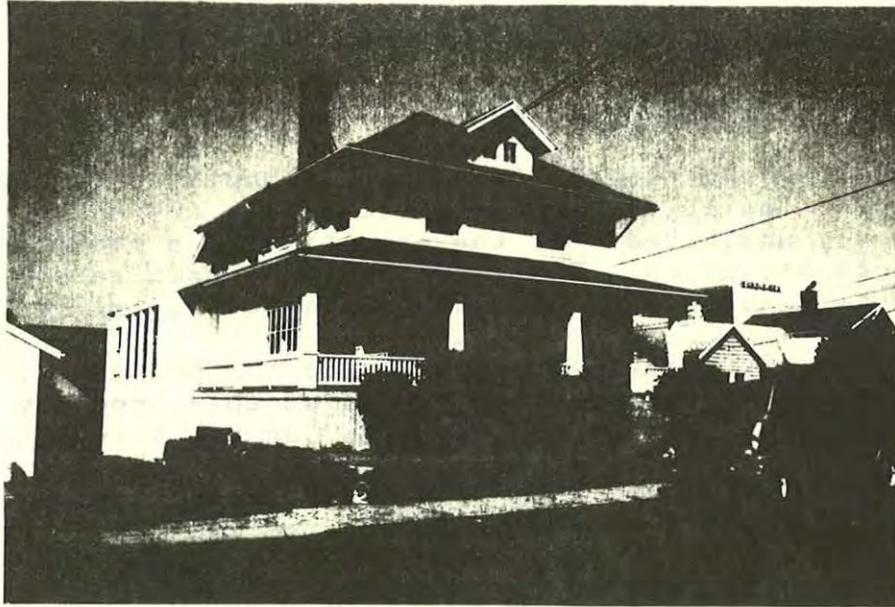
#741

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

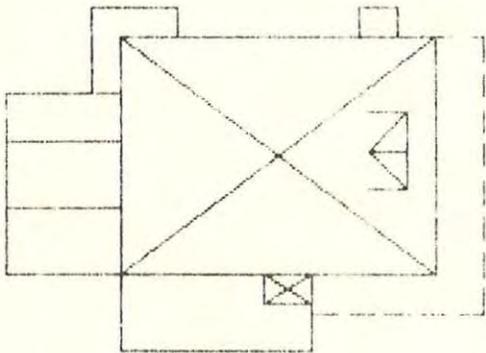
ADDRESS: 640 S. Columbia

MAP NO.: 21AC

TAX LOT: 13400



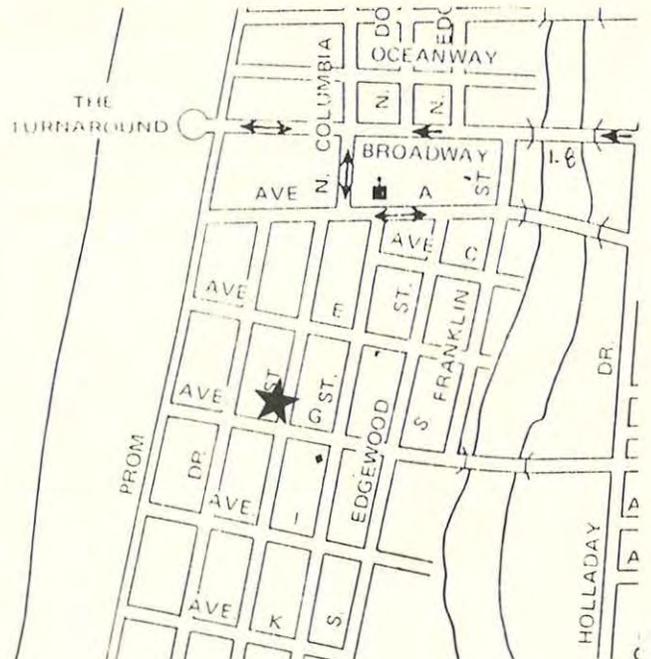
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640 S. Columbia

28

COLUMBIA



NEGATIVE NO.: 1 #19  
 SLIDE NO.:

SHPO INVENTORY NO.:

**CITY OF SEASIDE**  
**INVENTORY OF HISTORIC PROPERTIES**  
**HISTORIC RESOURCE SURVEY**

**HIST. NAME:** Joseph Menefee House      **DATE OF CONSTRUCTION:** c. 1910  
**COMMON NAME:**      **ORIGINAL USE:** Residence  
**ADDRESS:** 681 S. Columbia Street      **PRESENT USE:** Residence  
**OWNER:** James & Jean Ann French      **ARCH. BLDR.:**  
919 NW Birdsdales, Gresham, OR 97030      **STYLE:** Bungalow  
**MAP NO.:** 21 AC      **TAX LOT:** 14500      **RESOURCE TYPE:** Building  
**ADDITION:** Hermosa Park      **THEME:** Arch. - 20th c.  
**BLOCK:** 12      **LOT:** 9  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Rectangular, End wall gable.      **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:**      **BASEMENT:**  
**ROOF FORM & MATERIALS:** Low pitched gable w/wide overhanging eaves.  
Composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Multi-light double-hung sash w/architrave molding.  
**EXTERIOR SURFACING MATERIALS:** Shingles.  
**DECORATIVE FEATURES:** Scroll cut rafters. Bargeboards. Sunroom s.  
elevation.  
**OTHER:** Encircling hipped porch w/square posts and combed balustrade.  
Multi-light door.  
**CONDITION:** Good. Mossy roof.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Addition, e. elevation, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Concrete fence posts. Hedge along Avenue G right of way. Ground cover. Large coniferous trees along frontage.

**ASSOCIATED STRUCTURES:** Shingled, one story garage w/gabled roof and metal overhead door.

**SETTING:** On ne corner of intersection of Columbia and Avenue G, both lightly traveled streets. In residential area. On slightly wooded lot.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

742

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOUYRCE SURVEY  
(Continuation Sheet)

681 S. Columbia

Statement of Significance:

The Joseph Menefee House is a fine example of the Bungalow style. Built circa 1910 the house is nestled beneath mature coniferous trees on a lot partially covered by native plant materials. The refined character of the building is established by the unusual multi-light windows, which have been used on the main volume as well as a sun room on the south elevation. Other notable architectural features include the encircling porch with combed balustrade and the scroll-cut rafters. Curious concrete piers punctuate the perimeter of the lot.

Joseph P. Menefee (1860-1937) and his wife, Louisa M. (-1930) owned the property from 1908 until 1919. Menefee had been a city councilman in Portland.

Sanborn maps from 1914 and 1921 indicate that the porch ran only across the full width of the facade (1914) and was changed to create the sun room area, some time before 1921.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.  
Oregon Journal. 29 March 1937 p. 7.  
Oregonian. 30 March 1937 p. 5.  
Oregonian. 27 April 30 s.1 p. 15.





CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

<b>HIST. NAME:</b> Cutler's Court	<b>DATE OF CONSTRUCTION:</b> c. 1924
<b>COMMON NAME:</b> Sea Echo	<b>ORIGINAL USE:</b> Court
<b>ADDRESS:</b> 1020 S. Columbia Street	<b>PRESENT USE:</b> Storage
<b>OWNER:</b> Bettie & Burt Simpson	<b>ARCH. BLDR.:</b> Unknown.
2133 Cedar, Seaside	<b>STYLE:</b> Bungalow
<b>MAP NO.:</b> 21 DB	<b>TAX LOT:</b> 9600
<b>ADDITION:</b> Hermosa Park	<b>RESOURCE TYPE:</b> Building
<b>BLOCK:</b> 23	<b>LOT:</b> 5
<b>QUAD:</b> N4552.5 - W12352.5/7.5, Tillamook Head, Oregon	<b>THEME:</b> Arch. - 20th c.

II - Southwest Unit

<b>PLAN TYPE/SHAPE:</b> Rectangular	<b>NO. OF STORIES:</b> 1
<b>FOUNDATION MATERIAL:</b> Unknown	<b>BASEMENT:</b> None.
<b>ROOF FORM &amp; MATERIALS:</b> Eaveless gable w/composition shingles.	<b>STRUCTURAL FRAME:</b> Stud
<b>WALL CONSTRUCTION:</b> Wood	
<b>PRIMARY WINDOW TYPE:</b> Multi-light fixed sash.	
<b>EXTERIOR SURFACING MATERIALS:</b> Narrow bevel siding w/corner boards.	
<b>DECORATIVE FEATURES:</b>	
<b>OTHER:</b>	
<b>CONDITION:</b> Fair. Wavey roof.	

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Door and window openings have been covered w/siding, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** See 1020 Columbia, unit I.

**ASSOCIATED STRUCTURES:** See 1020 S. Columbia, units II, III - V.

**SETTING:** See 1020 S. Columbia, unit I.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

#  
743

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

<b>HIST. NAME:</b> Cutler's Court	<b>DATE OF CONSTRUCTION:</b> c. 1924
<b>COMMON NAME:</b> Sea Echo	<b>ORIGINAL USE:</b> Residence
<b>ADDRESS:</b> 1020 S. Columbia Street	<b>PRESENT USE:</b> Multi-family
<b>OWNER:</b> Bettie & Burt Simpson	<b>ARCH. BLDR.:</b> Unknown.
2133 Cedar, Seaside	<b>STYLE:</b> Bungalow
<b>MAP NO.:</b> 21 DB	<b>TAX LOT:</b> 9600
<b>ADDITION:</b> Hermosa Park	<b>RESOURCE TYPE:</b> Building
<b>BLOCK:</b> 23	<b>LOT:</b> 5
<b>QUAD:</b> N4552.5 - W12352.5/7.5, Tillamook Head, Oregon	<b>THEME:</b> Arch. - 20th c.

III - West Units

<b>PLAN TYPE/SHAPE:</b> Rectangular	<b>NO. OF STORIES:</b> 1
<b>FOUNDATION MATERIAL:</b> Unknown	<b>BASEMENT:</b> None.
<b>ROOF FORM &amp; MATERIALS:</b> Low pitched gable w/composition shingles.	<b>STRUCTURAL FRAME:</b> Stud
<b>WALL CONSTRUCTION:</b> Wood	
<b>PRIMARY WINDOW TYPE:</b> Double-hung sash.	
<b>EXTERIOR SURFACING MATERIALS:</b> Narrow bevel siding.	
<b>DECORATIVE FEATURES:</b> Eye-lid hoods.	
<b>OTHER:</b> Interior chimney. Paneled and glazed doors.	
<b>CONDITION:</b> Good. Chimneys deteriorated.	

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** None apparent.

**NOTEWORTHY LANDSCAPE FEATURES:** See 1020 Columbia, unit I.

**ASSOCIATED STRUCTURES:** See 1020 S. Columbia, units I, II, IV, V.

**SETTING:** See 1020 S. Columbia, unit I.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**





CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1020 S. Columbia

Statement of Significance:

Cutler's Cozy Court is a well-preserved example of semi-detached tourist cabins. Oliver S. Cutler, a Portland grocer, built and operated the court from 1923 until his death in 1959. His family continued ownership for a number of years.

Although each of the units is slightly different, each is a one-story gabled building, clad with bevel siding; most have gabled hoods or porches.

The edge of the property is demarked by an uncoursed stone wall. Slivered rock planters sit atop large rock posts, which are inscribed with "Cutler's Court".

The Court has been converted to permanent multi-family use.

Sources:

TICOR Title Co. Records. Astoria, Oregon.

Oregon Journal, 6 July 1959 p.7 c.3.

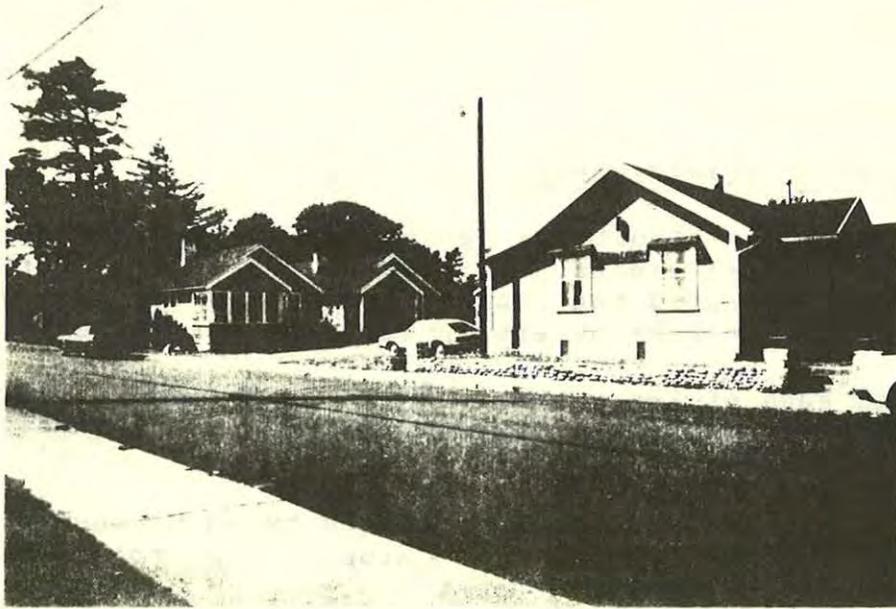
Polk, R.L. and Co. Clatsop County Directory, 1925, 1931.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

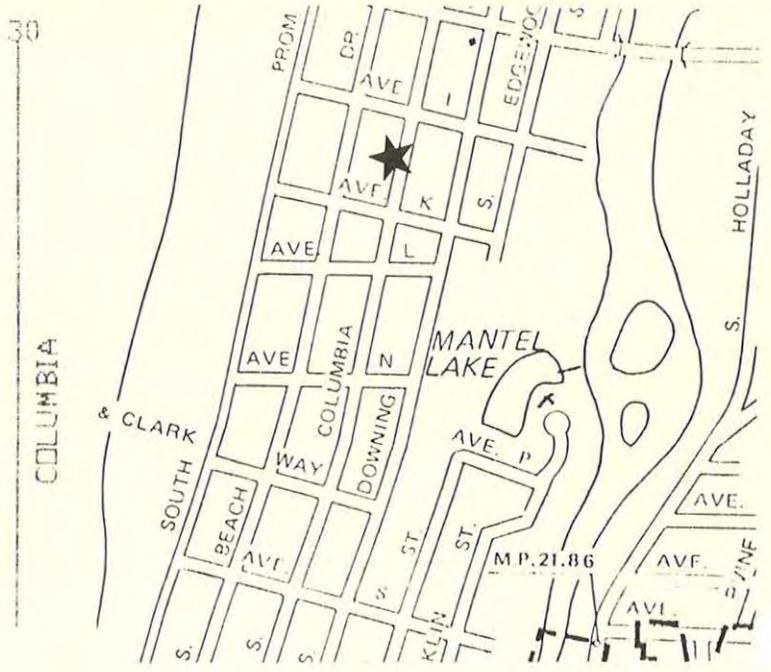
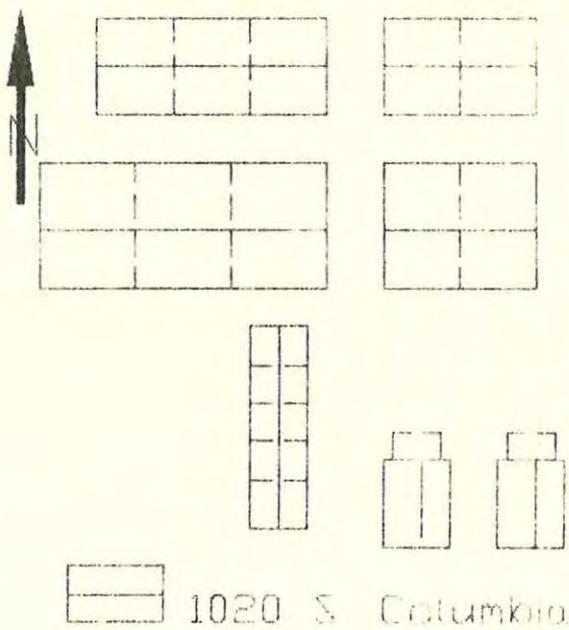
ADDRESS: 1020 S. Columbia

MAP NO.: 21DB

TAX LOT: 9600



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NEGATIVE NO.: 3 #6  
 SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** E.E. Lawrence House                      **DATE OF CONSTRUCTION:** c. 1922  
**COMMON NAME:**    **ORIGINAL USE:** Residence  
**ADDRESS:** 1080 S. Columbia Street                      **PRESENT USE:** Residence  
**OWNER:** Marshall & Linda Watkins                      **ARCH. BLDR.:**  
2401 Glen Haven Rd., Lake Oswego, OR 97034                      **STYLE:** Bungalow  
**MAP NO.:** 21 DB                      **TAX LOT:** 9700                      **RESOURCE TYPE:** Building  
**ADDITION:** Hermosa Park                                      **THEME:** Arch. - 20th c.  
**BLOCK:** 23                                      **LOT:** 8  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Rectangular. Side wall gable.                      **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:**                                      **BASEMENT:**  
**ROOF FORM & MATERIALS:** Low pitched gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood                                      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Multi-light casement. Shed roof dormer, w. elevation.  
**EXTERIOR SURFACING MATERIALS:** Varigated shingles.  
**DECORATIVE FEATURES:** Purlins and braces. Wide overhanging eaves.  
Bargeboards.  
**OTHER:** Projecting gable front porch w/supports on shingled bases. Shingled  
balustrade. Multi-light door. Brick interior chimney.  
**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** None apparent.

**NOTEWORTHY LANDSCAPE FEATURES:** Mature coniferous trees and ground cover surround house.

**ASSOCIATED STRUCTURES:** Gable, one story building w/hinged double doors, w. of house (apparently former garage).

**SETTING:** On the nw corner of S. Columbia Street and Avenue K, both lightly traveled streets. On a heavily landscaped lot in neighborhood of single family residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 744

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1080 S. Columbia

Statement of Significance:

Nearly hidden behind native vegetation, the E.E. and Claudia T. Lawrence House is an excellent example of the Bungalow style. The house and its grounds personifies the Bungalow-era philosophy of honest architecture and use of natural materials. Further, the house has had no apparent alterations and is in good condition.

A handsome, gabled porch projects from the main volume. Like the house, the porch posts and balustrade are shingled. Dormers and small panes of glass were popular during this period. The Lawrence House has both multi-light doors and casement windows. It also has a shed roof dormer on the west elevation. Purlins and braces support wide, overhanging eaves and bargeboards, all characteristic components of the style.

Kansas born Lawrence (1862-1939) was the original owner, constructing the house in 1922. He emigrated to Oregon in 1886, working in the Portland hotel trade for ten years. He then established a cattle ranch in Sheridan. Later in life he was the president and manager of the Lawrence Co., a real estate concern.

Sources:

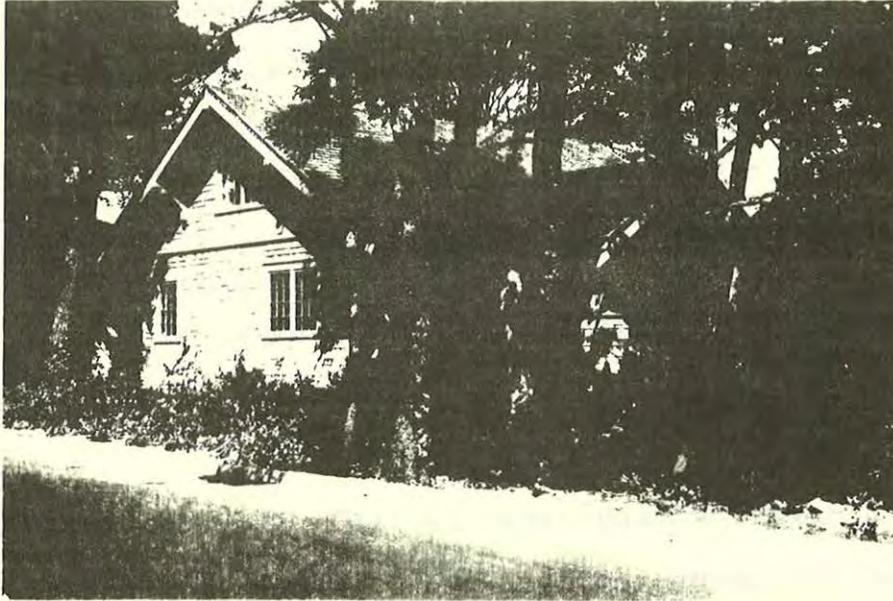
TICOR Title Co. Records. Astoria, Oregon.  
Portrait and Biographical Record of the Willamette Valley,  
p. 1522.  
Oregon Journal, 25 June 1936 p.8 s.1.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

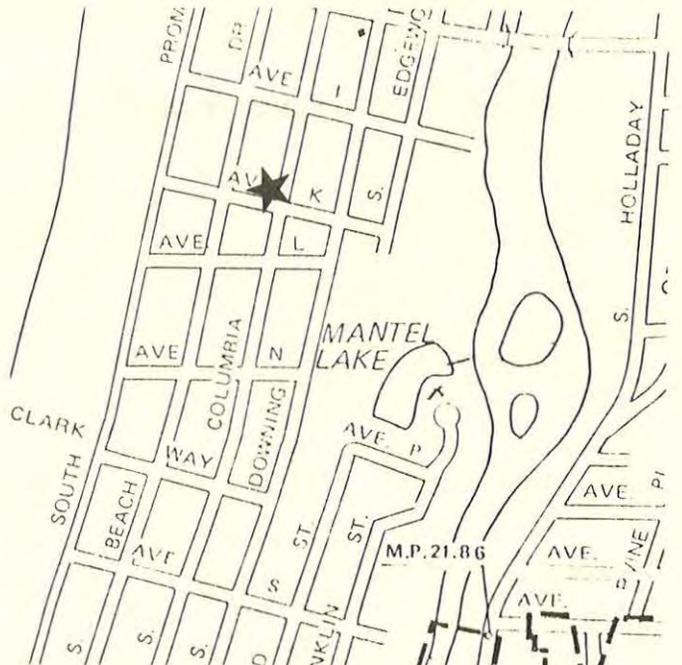
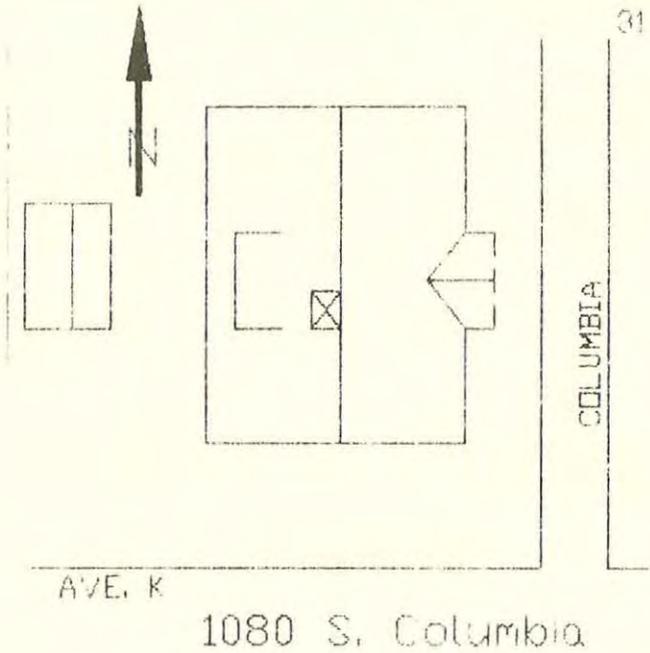
ADDRESS: 1080 S. Columbia

MAP NO.: 21DB

TAX LOT: 9700



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#444

NEGATIVE NO.: 1 #25  
SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1160 S. Columbia

Statement of Significance:

The Constance Johnson Forbes House is unique in terms of architecture and interior design. Built in the late 1930's, the house is the composition of a creative, if not eccentric character. She is believed to have been a close friend of Frank Lloyd Wright and to have rubbed shoulders with Hollywood's greatest. One source indicates she was the set designer for the motion picture "Gone With the Wind."

The overall design of the house is quite modern: form follows function. Interior spaces dictate the shape of the exterior. Bricks for the house are reported to have come from an English cottage Mrs. Forbes had demolished. Much of the wood was imported from the Phillipines. Iron lamps, trundle beds and a ship's stove carry out a nautical theme throughout the house. The ship's stove is located in the "keeping room", a room believed to have been designed by Wright. Mrs. Forbes first husband, Gregor, was reportedly a ship's captain who was, on occasion accompanied by his wife during his voyages. Furniture carved by Mrs. Forbes was mixed with pieces said to have once belonged to stars, such as Clark Gable and Heddy Lemar.

Clad with wide, wood shingles, the house is illuminated through bands of multi-light casement windows. No alterations are apparent and the house is in good condition.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Moberg, Kathleen, unrecorded interview by Jane Morrison, 1986.  
Sheckler, Marianne, unrecorded interview by Jane Morrison, 1987.

**CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM**

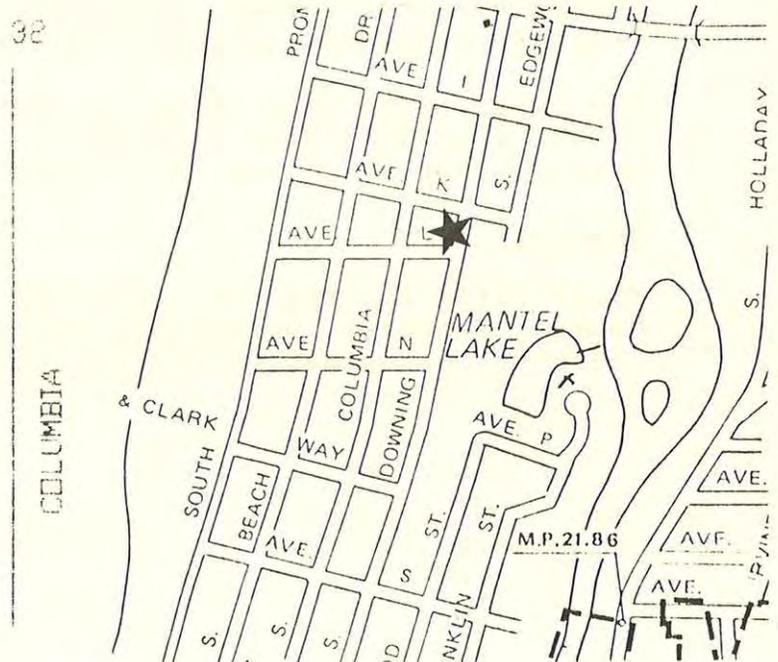
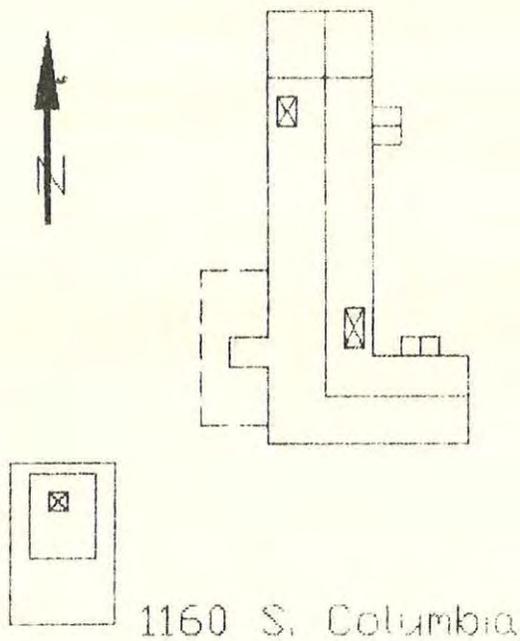
ADDRESS: 1160 S. Columbia

MAP NO.: 21DB

TAX LOT: 14501



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NEGATIVE NO.: 8 #1,12  
SLIDE NO.:

SHPO INVENTORY NO.: 745

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Dorothy Moser House  
**COMMON NAME:**  
**ADDRESS:** 2132 S. Columbia Street  
**OWNER:** Vernon & Bettie Paulson  
P.O. Box 1082, Seaside

**DATE OF CONSTRUCTION:** c. 1941  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Arts & Craft  
Oregon Rustic

**MAP NO.:** 28BA            **TAX LOT:** 3200  
**ADDITION:** Cartwright Park  
**BLOCK:** 8                **LOT:** 19,20  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Assymmetrical  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Steeply pitched gable w/wood shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Multi-light casements. Shed roof dormer, w. elevation.  
**EXTERIOR SURFACING MATERIALS:** Wide wood shingles.  
**DECORATIVE FEATURES:** Shutters. Window boxes. Weathervane on garage roof ridge.  
**OTHER:** Decks, w. elevation. Interior brick chimney.  
**CONDITION:** Good.

**NO. OF STORIES:** 1 1/2  
**BASEMENT:** None  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):**

**NOTEWORTHY LANDSCAPE FEATURES:**

**ASSOCIATED STRUCTURES:**

**SETTING:** On sw corner of S. Columbia and Avenue T, both lightly traveled streets. On heavily landscaped lot. In a residential area, comprised of early 20th Century and post World War II era buildings.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

746

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

2132 S. Columbia

Statement of Significance:

Built in 1941, the Dorothy Moser House is an excellent example of the Oregon Rustic style. Timberline Lodge, completed a few years before this house was certainly influenced the popularity of the style during this period. Salient architectural elements of the Moser House include the steeply pitched gable roofs, which are covered with wood shakes, and the wide, wood shingles which clad the exterior walls. Shutters, window boxes and a weather vane further enhance the building. Multi-light casement windows and a shed roof dormer are also important features.

It is situated on a large lot, in the shade of several mature coniferous trees. The house is in good condition. Decks, and a family room have been added, but they are compatible with the architectural character of the house.

Sources:

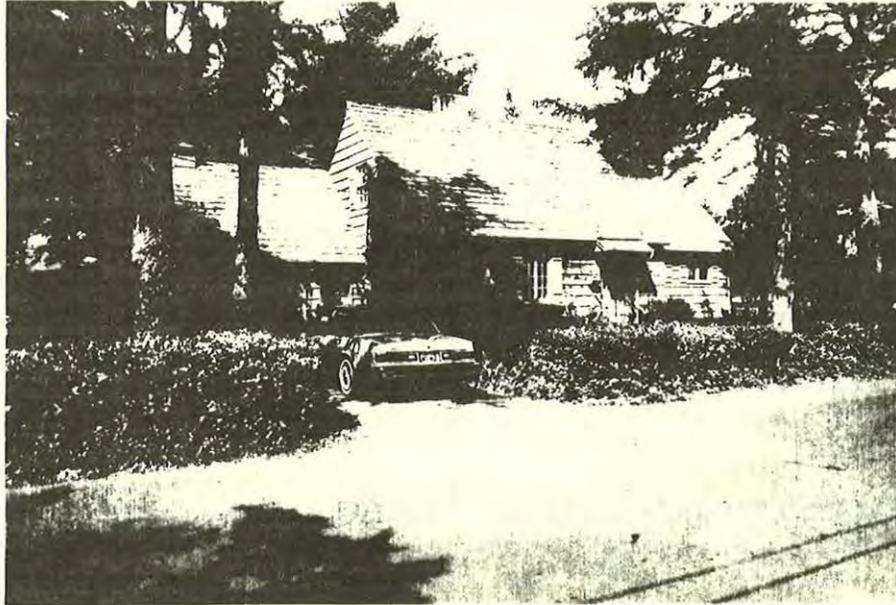
TICOR Title Co. Records. Astoria, Oregon.  
Paulson, Bettie, unrecorded interview by Jane Morrison, 1986

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

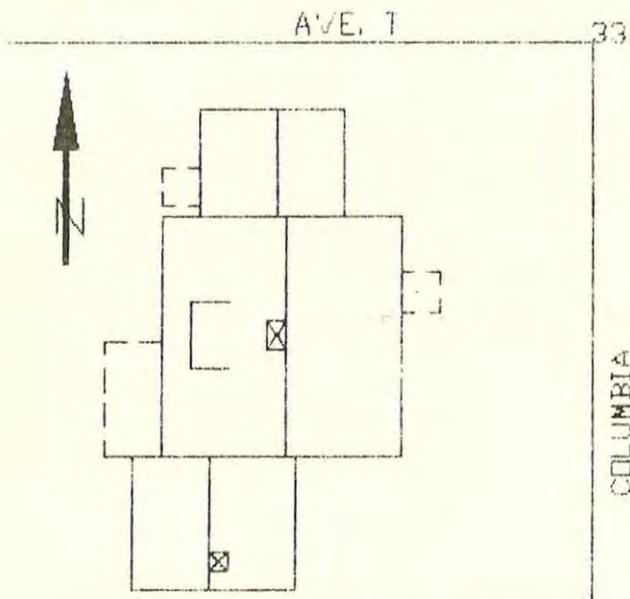
ADDRESS: 2132 S. Columbia

MAP NO.: 28BA

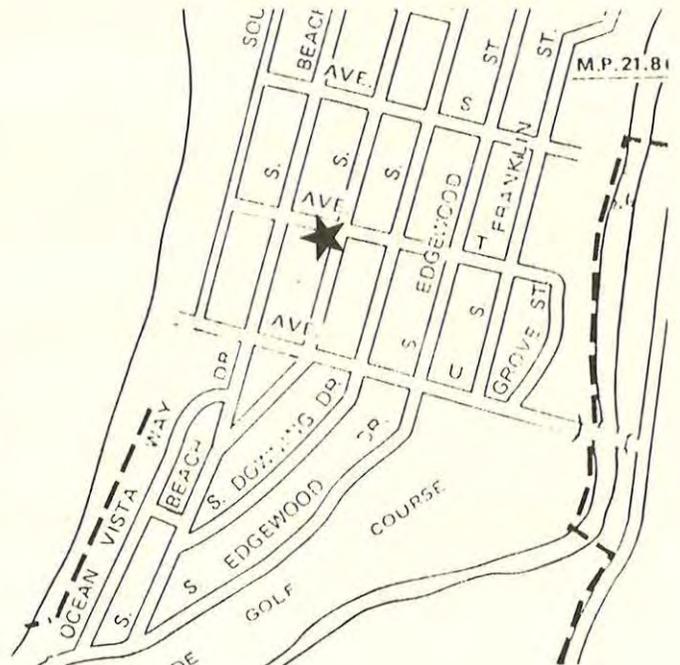
TAX LOT: 3200



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2132 S. Columbia



NEGATIVE NO.: 2 #13  
 SLIDE NO.:

SHPO INVENTORY NO.: 746



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORY RESOURCE SURVEY  
(Continuation Sheet)

8 N. Downing

Statement of Significance:

Early in this century the western end of Broadway (formerly the Shell Road) was lined with large residential buildings which offered furnished rooms for the summer tourists. The Hoopes House is the last remaining of the Victorian-era Broadway houses. Situated on the corner of Downing and Broadway, the house is oriented toward the former Main Street. Considering the intensive development pressures in downtown this house is remarkably well-preserved, which may be due to the early construction of commercial buildings along both frontages.

The house is a fine example of vernacular architecture. The fenestration of the main two-story volume has a symmetrical facade with a central gablet. A one story ell was raised to two stories between 1914 and 1921. There is a full width porch across the main volume. Lacey gable ornaments embellish each gable end.

In 1915 the house was occupied by George B. and Matilda Hoopes and their son Bryon J. By 1921 furnished rooms were offered in the home as well.

Sources:

Sanborn Insurance Maps, 1914, 1921.  
Polk, R.L. and Co. Clatsop County Directory, 1915, 1920, 1921.



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

<b>HIST. NAME:</b>	<b>DATE OF CONSTRUCTION:</b>
<b>COMMON NAME:</b>	<b>ORIGINAL USE:</b> Residence
<b>ADDRESS:</b> 221 North Downing	<b>PRESENT USE:</b> Residence
<b>OWNER:</b> F & C Inc.	<b>ARCH. BLDR.:</b>
c/o Everett & Ruth Lee/Angelo & Rosina	<b>STYLE:</b>
Cortez, 13255 SW Iris Ct., Beaverton 97005	
<b>MAP NO.:</b> 21 AB <b>TAX LOT:</b> 4500	<b>RESOURCE TYPE:</b> Building
<b>ADDITION:</b> Grimes Add. to Ocean Grove	<b>THEME:</b>
<b>BLOCK:</b> 5 <b>LOT:</b> 10	
<b>QUAD:</b>	<b>ZONE:</b> R-3

<b>PLAN TYPE/SHAPE:</b> Rectangular	<b>NO. OF STORIES:</b> 2 1/2
<b>FOUNDATION MATERIAL:</b> Concrete	<b>BASEMENT:</b> None
<b>ROOF FORM &amp; MATERIALS:</b> Gable w/overhanging eaves and composition shingles	
<b>WALL CONSTRUCTION:</b> Wood	<b>STRUCTURAL FRAME:</b> Stud
<b>PRIMARY WINDOW TYPE:</b> Double hung sash; most in pairs	
<b>EXTERIOR SURFACING MATERIALS:</b> Narrow bevel siding	
<b>DECORATIVE FEATURES:</b> Exposed rafters, purlins and braces. Multi-light front door and sidelights.	
<b>OTHER:</b> Protective gable front porch with plain supports. Partially enclosed side porch with shed roof.	
<b>CONDITION:</b> Good to fair. Broken windows, needs painting and the eaves are damaged.	

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Alteration on n. elevation, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Small grassy area. Deciduous tree in side yard. Parking area south of house.

**ASSOCIATED STRUCTURES:**

**SETTING:**

**STATEMENT OF SIGNIFICANCE:**

**SOURCES:**

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

1009

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

221 N. Downing

Statement of Significance:

The Snyder Apartments are a good example of Craftsman style architecture as well as a good example of early twentieth century tourist accommodations. The building appears to have been constructed after 1921, however, Sanborn maps suggest that the apartments are either a remodel or replacement of an earlier dwelling. These maps show a 1 1/2 story residence at this location in both 1914 and 1921.

The property was purchased by Simon and Annie Snyder in 1912; they apparently lost the building in the Depression. Snyder was a tailor and is first listed in the Seaside business directories in 1910. By 1915 he and his wife Annie are listed at this address. The 1921 directories indicate that Simon was operating a shop on Broadway. Annie was managing the Snyder Rooms and Cottages (221 3rd) and they were then living less than one-half block away on 3rd Avenue. Five years later they have moved back to the Snyder Apartments. In the 1930's Snyder moved to Portland where he continued working as a tailor until his death in 1938.

Although suffering from lack of maintenance the building appears to have retained most of the simple architectural features of the Snyder Apartments. These include the large purlins and braces that support the wide overhanging eaves, the double-hung sash windows with decorative muntins and the narrow bevel siding.

The 1 1/2 story dwelling immediately east of the subject property could easily be one of the Snyder Cottages.

Sources:

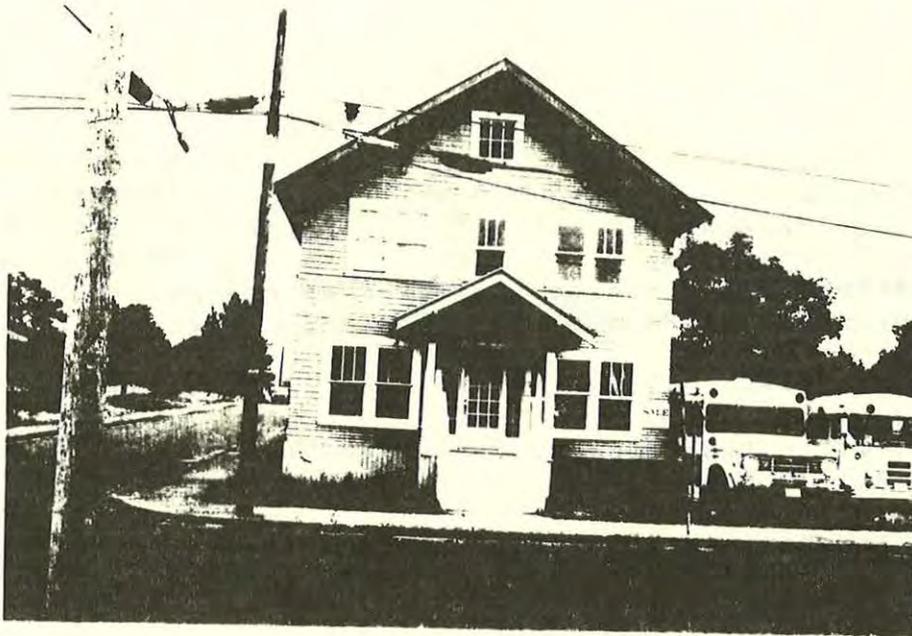
TICOR Title Co. Records. Astoria, Oregon.  
Polk, R.L. and Co. Clatsop County Directory, 1910, 1915, 1920, 1921, 1925.  
Oregon Journal. 8 September 1938 p.5

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

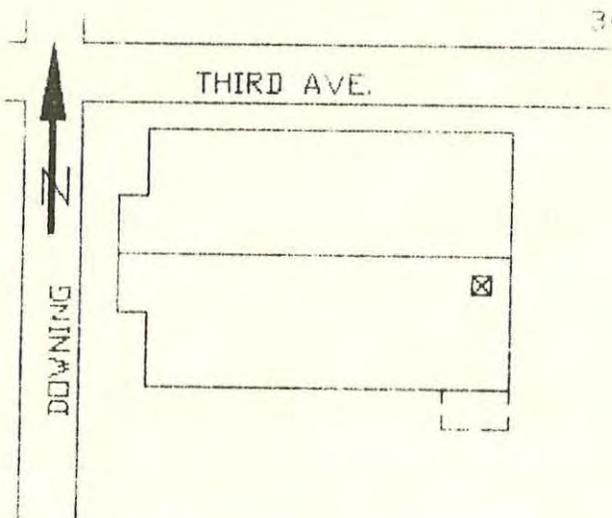
ADDRESS: 221 North Downing

MAP NO.: 21AB

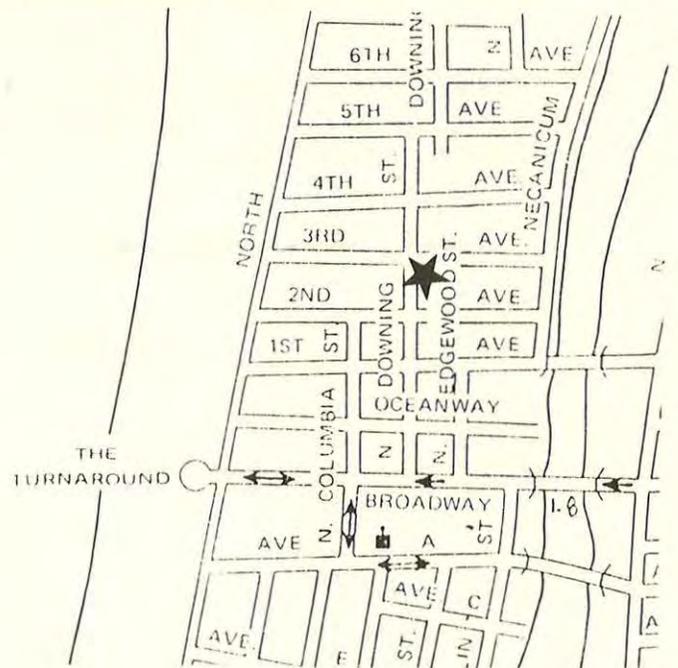
TAX LOT: 4500



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221 N. Downing



NEGATIVE NO.: 5 #25  
 SLIDE NO.:

SHPO INVENTORY NO.:

1009

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Mandalay  
**COMMON NAME:** Same  
**ADDRESS:** 402 N. Downing  
**OWNER:** William & Loretta Allen  
4034 NE Royal Ct., Portland, OR 97232  
**MAP NO.:** 16DC      **TAX LOT:** 12100  
**ADDITION:** Grimes Annex to Ocean Grove  
**BLOCK:** 2      **LOT:** 1 (S 1/3)  
**QUAD:** N4552.5 - W12352.5/7.5, Tillmook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1905  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Craftsman  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Square  
**FOUNDATION MATERIAL:** Concrete block  
**ROOF FORM & MATERIALS:** Low pitched hip w/composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Fixed sash. Six-over-one double-hung.  
**EXTERIOR SURFACING MATERIALS:** Shingles and horizontal siding. Flared walls.  
**DECORATIVE FEATURES:** Multi-light transom lights. Square supports w/caps and paneled bases.  
**OTHER:** Full-width front porch. Shed roof porch, n. elevation.  
**CONDITION:** Fair. Damaged shingles and roof mossy. Needs painting.

**NO. OF STORIES:** 2  
**BASEMENT:** None  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Partially enclosed front porch, entrance apparently altered, n.d. Side porches enclosed, n.d. Windows, s. elevation, altered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Large coniferous tree, holly and other plantings in front and side yards.

**ASSOCIATED STRUCTURES:** One story, gabled garage w/tongue and groove siding and hinged double doors.

**SETTING:** On nw corner of N. Downing Street and 4th Avenue, both lightly traveled streets. Moderately landscaped lot. In neighborhood of single family residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

747

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

402 N. Downing

Statement of Significance:

The Dr. Harry and Clara Cliff House is a remarkably well-preserved, though pared-down, early rendition of the Craftsman style. It is believed to have been constructed circa 1902. It is, therefore, approximately the same age as the Malarky House in the North Prom, to which it bears a similarity. Nellie Gadsby purchased the property in 1905; the summer house stayed in the family for many years. The house is commonly known as Mandalay, a name that appears to have been granted by the Gadsby family.

The Mandalay is a handsomely styled house which has the characteristic hipped roof and square plan of the Craftsman dwelling. The house has unusual second floor windows and a distinguished glazed entrance. Decorative features include the capped, square porch supports and paneled piers. In fair-to-good condition, most of the exterior alterations have been sensitive. Mature native plant materials cover much of the lot.

At the time he purchased this property, Dr. Harry Cliff (1857-1951) had recently been named Columbia County's physician; he was their first Health Officer. In 1908 he moved to Portland where he served as County Physician and Director of Multnomah Hospital until retirement in 1940.

Cliff was a member of the State Medical Society since 1888, however he was born, raised and educated in England. After two years in the British Navy he was stationed in Sidney where he married Clara Australia Evans. Cliff emigrated to St. Helens via San Francisco. His wife followed later. He served on the St. Helen's city council in 1892, a year after he was naturalized. He was also a member of several fraternal/service organizations and the University Club.

The second owner, Nellie Gadsby (1869-1931) was the wife of Captain William Gadsby (-1918). They met while he was an officer in the British army and she was visiting India. They were married in Bombay in 1880, where they stayed until Captain Gadsby's health forced them to return to England. Later, again because of the Captain's health, they moved to Colorado. Here he operated a furniture business for five years before moving to Portland.

In 1922 the property was transferred to Ben Gadsby, who, with his brother, Walter, had continued the family "pioneer furniture store" in Portland.

#949

402 N. Downing cont.

Sources:

TICOR Title Co. Records. Astoria, Oregon.

Oregon Journal. 24 May 1951 p. 10.

History of the Columbia River Valley p. 644.

Illustrated History of the State of Oregon p. 560, 561.

Oregon Journal. 19 August 1931 p. 7.

Oregon Journal. 16 August 1961 p. 8 c. 2.



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Lucinda & J.C. Appel House      **DATE OF CONSTRUCTION:** c. 1907  
**COMMON NAME:**      **ORIGINAL USE:** Residence  
**ADDRESS:** 621 North Downing      **PRESENT USE:** Residence  
**OWNER:** Hugh & Neville Winn, 5620 SW      **ARCH. BLDR.:**  
Menefee Drive, Ptl 97201      **STYLE:** Craftsman  
**MAP NO.:** 16 DD      **TAX LOT:** 5400      **RESOURCE TYPE:** Building  
**ADDITION:** Railroad Addition      **THEME:** Arch. - 20th c.  
**BLOCK:** 5      **LOT:** 10,11  
**QUAD:**      **ZONE:** R-3

**PLAN TYPE/SHAPE:** Rectangular      **NO. OF STORIES:** 2  
**FOUNDATION MATERIAL:** Concrete      **BASEMENT:** Yes  
**ROOF FORM & MATERIALS:** Bellcast truncated hip w/composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double hung sash.  
**EXTERIOR SURFACING MATERIALS:** Lapped horizontal siding.  
**DECORATIVE FEATURES:** Exposed rafters, porch soffit. Paneled and glazed front doors.  
**OTHER:** Partially enclosed encircling hipped porch w/plain posts and balustrade. Board and batter skirt over foundation. Shed roof backporch w/plain posts. Interior chimney.  
**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Windows replaced se corner.

**NOTEWORTHY LANDSCAPE FEATURES:** Lawn w/coniferous trees including two Monkey Puzzle trees. Horizontal board perimeter fence. Ground cover and shrubs.

**ASSOCIATED STRUCTURES:** None

**SETTING:**

**STATEMENT OF SIGNIFICANCE:**

**SOURCES:**

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

621 N. Downing

Statement of Significance:

The John C. (1853-1934) and Lucinda Appel House is an exuberant and well preserved Craftsman Style residence. The house has the low-pitched hipped roof which is commonly associated with the style, however, in this case the roof is bellcast. The wide, overhanging eaves are supported by exposed rafters. This roof treatment is mirrored by the partially encircling porch which is supported by plain posts and balustrade. The sun porch on the north elevation appears on the 1914 Sanborn map and is believed to be original. If not original the sun porch is an example of a compatible enclosure of porch space in order to gain more living space. The enclosure of the southern end of the porch appears to have occurred after 1921.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Oregon Journal. 8 April 1934 s. 1 p. 6.  
Sanborn Insurance Maps, 1914, 1921.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

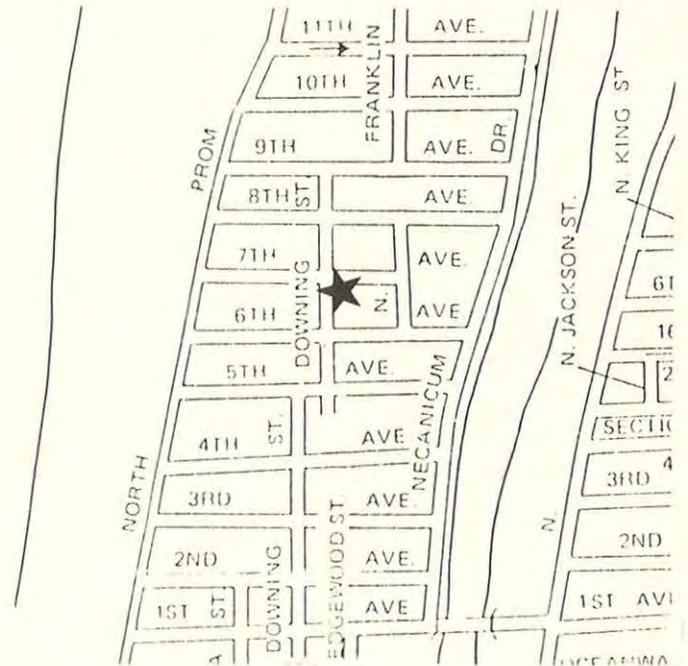
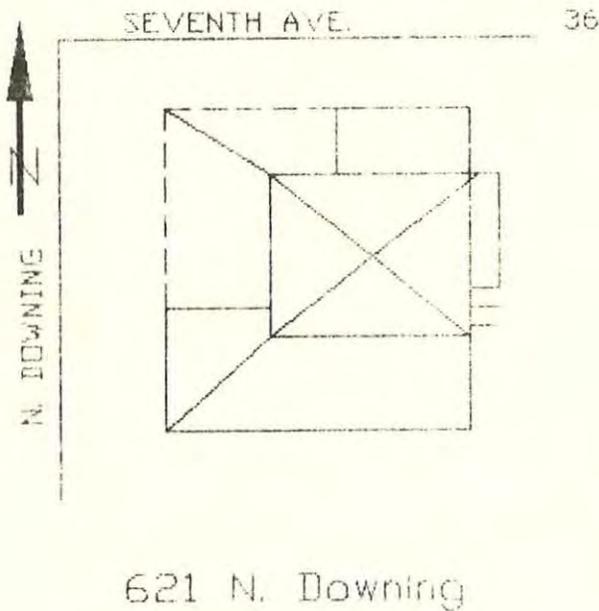
ADDRESS: 621 N. Downing

MAP NO.: 16DD

TAX LOT: 5400



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NEGATIVE NO.: 7 #13  
 SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Young House  
**COMMON NAME:**  
**ADDRESS:** 804 N. Downing  
**OWNER:** Nedra & Donald Womack  
Rt. 2, Bx 493, Idaho Falls, ID  
**MAP NO.:** 16DCB      **TAX LOT:** 3400  
**ADDITION:** Railroad  
**BLOCK:** 2      **LOT:** 1,2  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1900  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:** NA  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.  
Industry

**PLAN TYPE/SHAPE:** Asymmetrical  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Gable with deep eaves. Composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Multi-light casement.  
**EXTERIOR SURFACING MATERIALS:** Shingles  
**DECORATIVE FEATURES:** Exposed rafters, window boxes.  
**OTHER:** Full-width recessed porch w/plain posts and solid balustrade.  
**CONDITION:** Good

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Front door partially enclosed, n.d. Carport added at n. elevation, n.d. Windows replaced s. elevation, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Eight mature cedar trees, holly trees, salal. Well kept yard. Perimeter fence.

**ASSOCIATED STRUCTURES:** Outbuilding w/board and batten siding and gable roof.

**SETTING:** At intersection of Downing and 8th, lightly traveled streets. In area of older, single family residences.

**STATEMENT OF SIGNIFICANCE:** See continuation sheet.

**SOURCES:** See continuation sheet.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 1010

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

804 N. Downing

Statement of Significance:

This residence was the beach house of Ben Young, owner of one of Astoria's largest salmon canneries, and for whom Young's Bay is named. Young was a prominent early resident of that city. Young's primary residence, in Astoria, is listed on the National Register of Historic Places.

A perimeter fence encloses the house and meticulously landscaped grounds of this property. With only minor alterations which do not affect the overall character of the house, it remains a good example of the ubiquitous Bungalow style.

Sources:

Womack, Nedra. Interview, 24 May 1987.

1010

**CITY OF SEASIDE**  
**INVENTORY OF HISTORIC PROPERTIES**  
**HISTORIC RESOURCE SURVEY**

**HIST. NAME:**  
**COMMON NAME:**  
**ADDRESS:** 841 S. Downing  
**OWNER:** Jack & Gayle Heaston, 13108 E.  
Guthrie Dr., Spokane, WA 99216  
**MAP NO.:** 21DB      **TAX LOT:** 2300  
**ADDITION:** Hermosa Park  
**BLOCK:** 18      **LOT:** 11  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1915  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular. Side wall gable.      **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:** Coursed stone.      **BASEMENT:** Yes  
**ROOF FORM & MATERIALS:** Gable w/wide, overhanging eaves. Wood shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double-hung sash. Shed roof dormer, w. elevation.  
**EXTERIOR SURFACING MATERIALS:** Shingles.  
**DECORATIVE FEATURES:** Coursed rock porch post and balustrade w/scuppers.  
Stone interior chimney.  
**OTHER:** Purlins and braces. Recessed corner porch w/casement windows and  
multi-light transom lights above windows and paired paned and glazed double  
doors. Projecting, rectangular bay window, s. elevation. Shed roof  
attachment, n. elevation. Brick end wall chimney.  
**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Front porch enclosed w/glass,  
n.d. Back porch enclosed, n.d. Sleeping porch, e. elevation, enclosed,  
n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Mature coniferous trees. Gable w/wood  
shake roof rough supports and coursed stone base.

**ASSOCIATED STRUCTURES:** Small, low-pitched gable roof garage w/wooden  
overhead door and T-III siding (c. 1960), of house.

**SETTING:** On the e. side of S. Downing Street, a lightly traveled street.  
On a moderately landscaped lot in an area of other early 20th Century  
residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

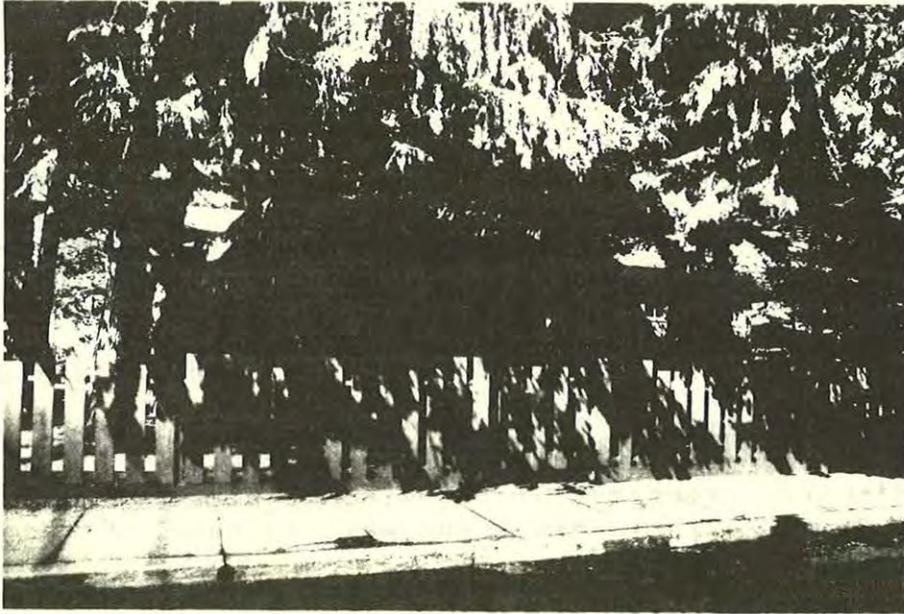
**SHPO INVENTORY NO.:** 941

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

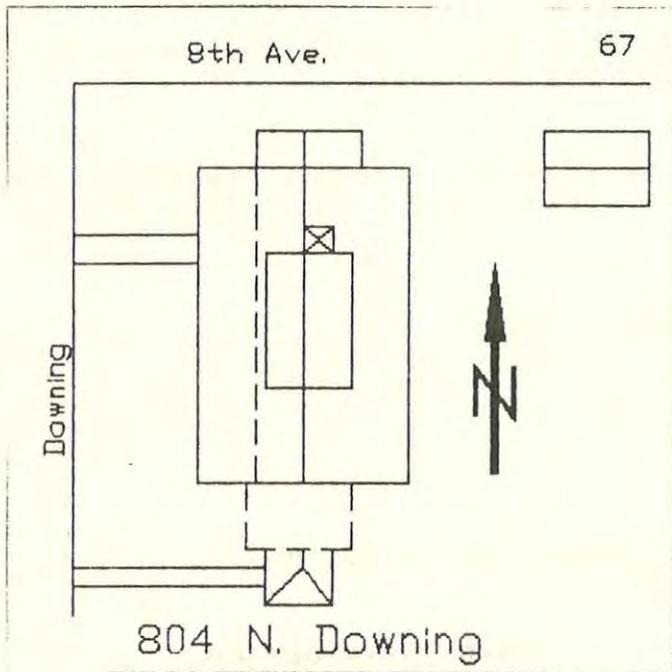
ADDRESS: 804 N. Downing

MAP NO.: 16DC

TAX LOT: 3400



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NEGATIVE NO.: 5 #22  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

841 S. Downing

Statement of Significance:

In reaction to industrialization, early in the Twentieth Century, proponents of the Bungalow ethic favored hand-crafted furniture and buildings that were natural and uncomplicated.

The designer of the subject house enthusiastically embraced the tenets of the Bungalow philosophy. Natural building materials, such as wood and rock, have been blended to create a dwelling which bares no testimony to the machine.

The subject house pleasingly integrates rocks with wood shingles and other architectural elements. Rocks have been used for the foundation, chimney and porch which is of particular note. It has rock posts and balustrades which are pierced by scuppers. The porch is enclosed with bands of narrow windows and tiny transom lights which are in keeping with the philosophy of the design.

Along with natural materials Bungalow designers preferred to emit plenty of natural light into the buildings interior. Dormers, in this case with a shed roof, perform that function.

Notable landscape features include the native plant material and the distinctive gabled garden gate.

Sources:

TICOR Title Co. Records. Astoria, Oregon.

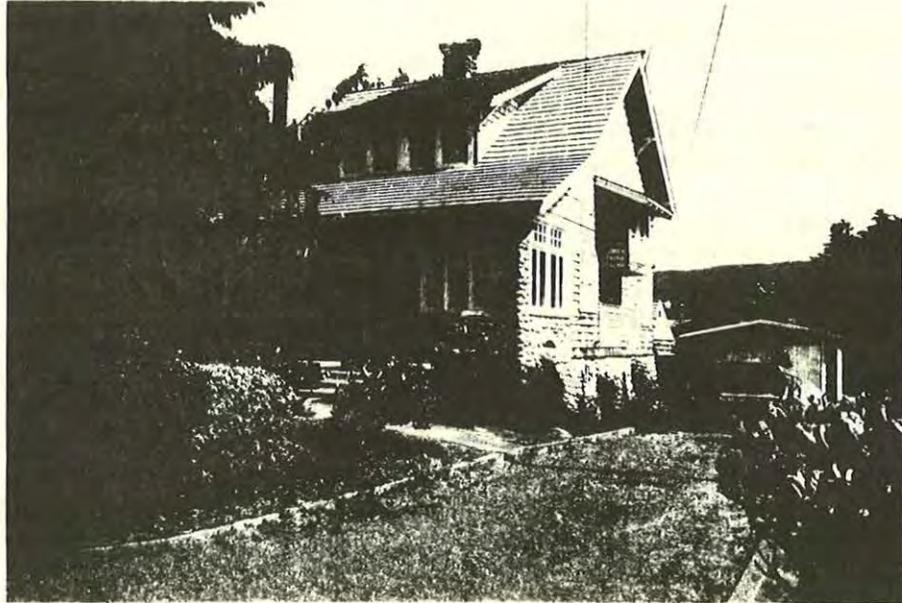
# 841

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

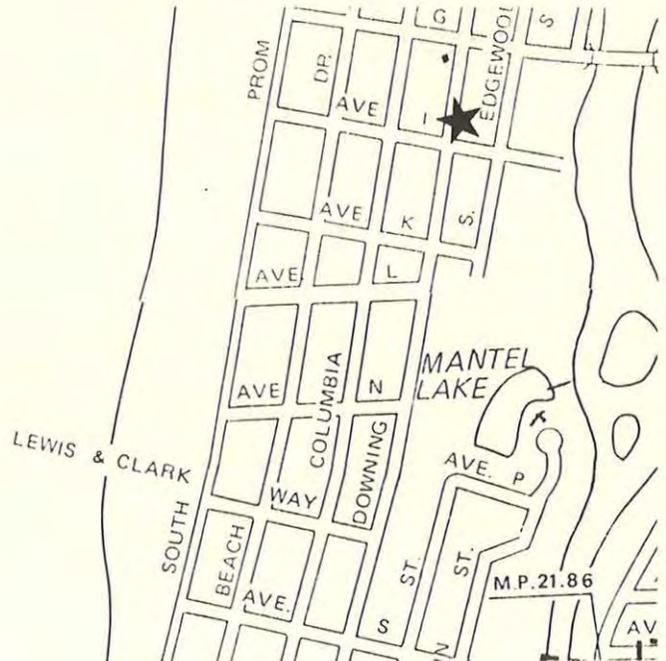
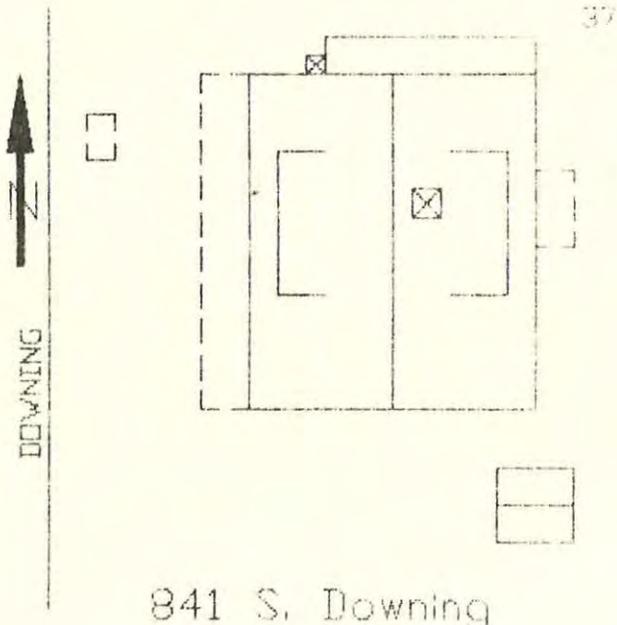
ADDRESS: 841 S. Downing

MAP NO.: 21DB

TAX LOT: 2300



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NEGATIVE NO.: 2 #24  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Seaside Hospital  
**COMMON NAME:** School Dist. #10 Admin.  
**ADDRESS:** 1801 S. Franklin  
**OWNER:** City of Seaside  
851 Broadway, Seaside  
**MAP NO.:** 21DC      **TAX LOT:** 5401/101  
**ADDITION:** Cartwright Park  
**BLOCK:** 18,19      **LOT:** B18L.789 B19L.1-4 17-20  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1930  
**ORIGINAL USE:** Hospital  
**PRESENT USE:** School Ad. Off.  
**ARCH. BLDR.:**  
**STYLE:** Colonial  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular      **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:** Concrete      **BASEMENT:** Yes, raised  
**ROOF FORM & MATERIALS:** Truncated hip w/composition shingles.  
**WALL CONSTRUCTION:** Masonry      **STRUCTURAL FRAME:**  
**PRIMARY WINDOW TYPE:** Fixed sash w/transom. Double-hung sash.  
**EXTERIOR SURFACING MATERIALS:** Masonry.  
**DECORATIVE FEATURES:** Projecting gable portico w/flat porch cover supported by Doric columns. Recessed Bull's eye window w/muntins.  
**OTHER:** Paired paneled and glazed doors. Round headed dormers, w. elevation. Square dormer, e. elevation. Interior chimney.  
**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Entrance altered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Plantings at entrance. Foundation plantings. Cedar trees flanking front entrance.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** On lot between S. Franklin and Necanicum River. South of building is Cartwright Park, restrooms, playground, boat ramp. In neighborhood of World War II-era residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 749

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE INVENTORY  
(Continuation Sheet)

1801 S. Franklin

Statement of Significance:

This building was home to Seaside's first hospital. Constructed during the 30's, the facility operated until approximately 1970, when a new hospital was opened. The original hospital was owned and operated by the City until 1955 when a hospital district was created to expand the tax base. Prior to construction of subject building, patients were usually treated in their homes or the offices of local physicians--the Knoblock and Mercer Clinics fall into this category. Serious cases were referred to Astoria.

The building has been well maintained and appears virtually unaltered since construction. It is currently owned by the School District which uses it for offices. The symmetry of the facade with its projecting gabled entrance is reminiscent of classical architecture; however, the otherwise restrained use of classical detailing is typical of contemporary architectural styles which rejected historically inspired design.

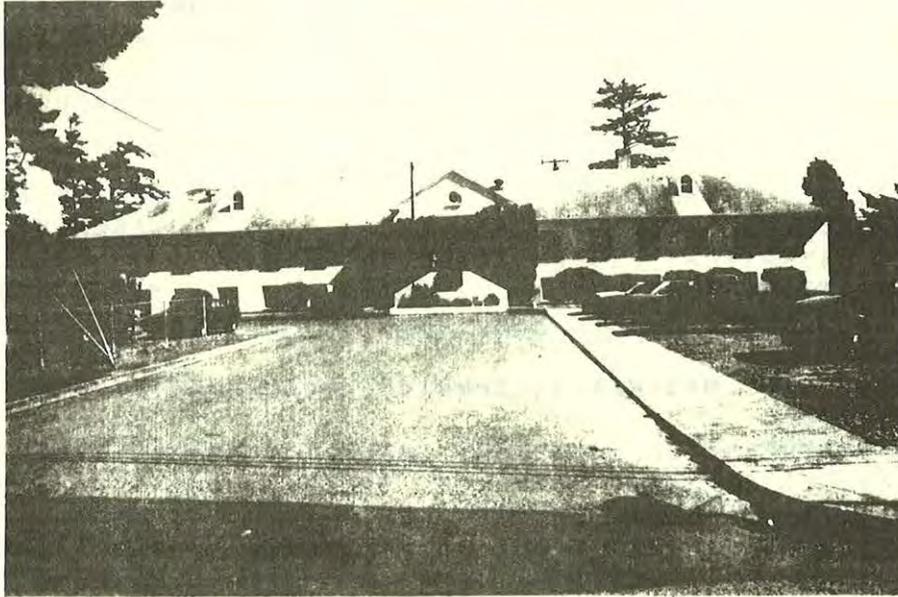
Sources:

TICOR Title Co. Records. Astoria, Oregon.  
The Seaside Signal. 1 January 1981.

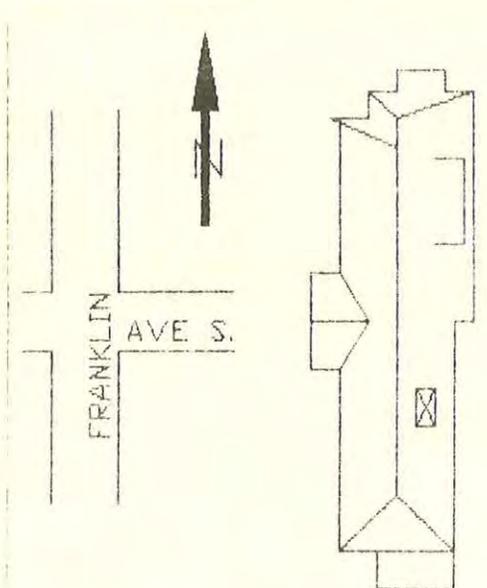
CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

ADDRESS: 1801 S. Franklin

MAP NO.: 21DC & 28 AB TAX LOT: 5400 & 101

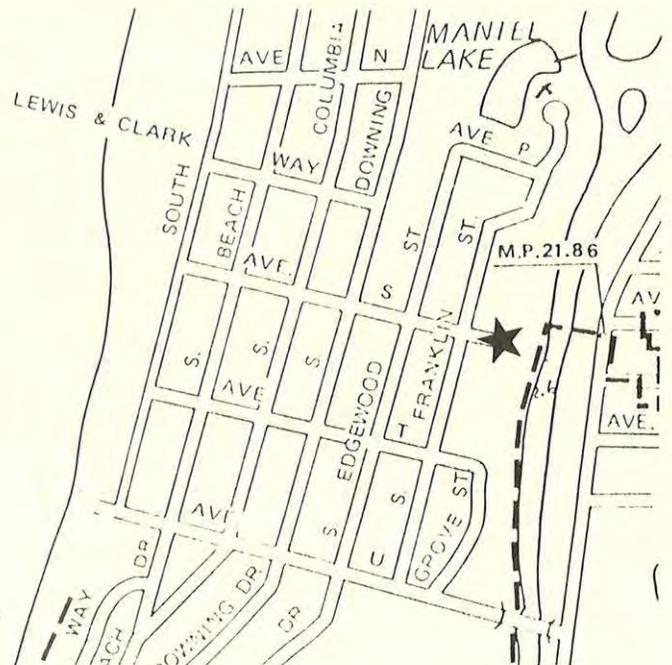


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1801 S. Franklin

38



NEGATIVE NO.: 3 #11  
SLIDE NO.:

SHPO INVENTORY NO.:

949



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

208 N. Holladay

Statement of Significance:

The Mason House is a curious example of eclectic architecture. The exuberant use of Eastlake "gingerbread" would suggest that the house had been constructed in the late nineteenth century, making it a singular stylistic example in the city. Historic maps of the dwelling indicate, however, that the house has been dramatically remodeled since the 1920's, and perhaps much later.

Maps are available from 1914 and 1921. The earlier map indicates that the house was a one-and-one-half story, square volume with a full width front porch. The latter map shows the house with an ell and rectangular bay added to the north elevation, a corner porch between the north and east elevations, and the former full width porch incorporated into the main (non rectangular) volume.

As it appears today, the house has an encircling porch with a single bay gable projection on the east (facade) elevation. The corner porch, pursuant to the 1921 map, has been enclosed. In addition, the windows are a type that was popular from the early decades of the twentieth century, especially between 1905 and 1915. There have been major additions to the rear elevation as well.

Unfortunately the documentary evidence does not clarify the chronology of the building. The property was owned by Mary C. Holmes from 1889 until 1912. Holmes owned this and the adjacent land to the south, the present Copeland Lumber property (lots 2-8). On the Copeland site the 1914 and 1921 maps depict a larger dwelling, which has a typical nineteenth century plan, i.e. a complex, asymmetrical volume and polygonal bay windows on two elevations. It is plausible that this Victorian dwelling (118-7th N.) on the Copeland property was the home of Mary Holmes.

To follow the transfer of the property: In 1912 R.L. Jeffery bought lots 2-8. In 1914 there were three residential buildings on the property. R.L. Jeffery died soon thereafter; his heirs deeded their interest to Bertha Jeffery and Nellie Mason (daughters ?) in 1915, with Bertha then taking sole possession of lots 4 and 5 (204 1/2 and 208 7th N.), (208 N. Holladay).

According to 1920 directories Bertha, Nellie and her husband, Clyde, were living at 200 7th N., one of three houses constructed on lots 4 and 5 since 1914. Bertha (Jeffery) Anderson retained ownership of 208 7th N., (208 N. Holladay) until at least 1939. The alterations that are indicated on the 1921 map are, therefore, attributed to Bertha.

#750

Page 3

208 N. Holladay cont.

In 1915 the house at 208 7th N. (208 N. Holladay) was occupied by J. Albert Pronty, president of the Pronty Lumber and Box Co., and his wife. From 1920 until his death, Pronty lived in Portland.

Sources:

TICOR Title Co. Records. Astoria, Oregon.

Sanborn Insurance Maps, 1914, 1921.

Polk, R.L. and Co. Clatsop County Directory, 1915, 1920, 1921, 1925, 1931.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

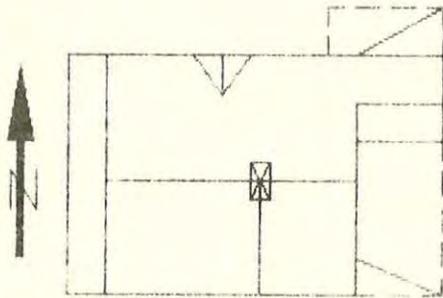
ADDRESS: 208 N. Holladay

MAP NO.: 21AA

TAX LOT: 14100



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BED & BREAKFAST

208 N. Holladay



NEGATIVE NO.: 3 #20  
 SLIDE NO.:

SHPO INVENTORY NO.: 150

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Central School  
**COMMON NAME:** Four Square Church  
**ADDRESS:** 333 N. Holladay  
**OWNER:** Irwin/Clifford/Don/Pachal  
850 Broadway, Seaside  
**MAP NO.:** 21AA           **TAX LOT:** 11900  
**ADDITION:** First Add to Ocean Grove  
**BLOCK:** 6               **LOT:** 1-17 9,10 (w. 1/3)  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1910  
**ORIGINAL USE:**  
**PRESENT USE:** Church  
**ARCH. BLDR.:**  
**STYLE:** Vernacular  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c. Education

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Flat  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double-hung sash.  
**EXTERIOR SURFACING MATERIALS:** Shingles.  
**DECORATIVE FEATURES:** Cornice and water table. Flat roof portico w/Doric columns, paneled sidelights and modillions.  
**OTHER:** Flat roof, central front porch w/Doric supports and balustrade. End wall chimney. Shed roof attachment and stairs, e. elevation. Lean to attachment, s. elevation.  
**CONDITION:** Fair. Needs painting, some shingles missing, windows broken.

**NO. OF STORIES:** 2  
**BASEMENT:** Yes, raised.  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Resided, n.d. Porch cover over basement entrance, w. elevation n.d. Entrance altered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** None.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** Located on city block bounded by Third Avenue to the north, Holladay Drive to the west, 4th Avenue and unimproved alley in back, to the east. Situated on the eastern most part of the lot. Mixed use area, including early 20th Century single family residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 151

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

333 N. Holladay

Statement of Significance:

This building is significant as the oldest surviving school building in Seaside. It first appears on a 1914 Sanborn Insurance map at which time it was the only school in Seaside. It continued as such until 1916 when Seaside High School was built.

The first school in Seaside was reportedly built in 1872, the same year Ben Holladay's Seaside House was built. It was situated near the present location of the Avenue U bridge, on property owned by A.J. Cloutrie. Prior to construction of the school students attended class at the Methodist Mission near Skipanon, a distance of 12 miles.

It is unclear how long the community's first school operated or when the building was destroyed; however, it is possible that it served students until 1880 when a small grade school was constructed on 1st Avenue. Subject building is believed to have been constructed in 1904; the year several sources indicate that Central Grade School was constructed. They are believed to be one and the same building although there is no direct evidence to document this claim. In 1905 the school had three teachers and 200 students. In 1906 there were 247 students and 4 teachers. By 1916, the school was overcrowded necessitating construction of the high school. The high school, designed by Ernst Kroner, a noted Portland architect, was razed in 1957. Today, relatively intact, subject building is owned and occupied by the Foursquare Church.

Sources:

Sanborn Insurance Maps, 1914, 1921.

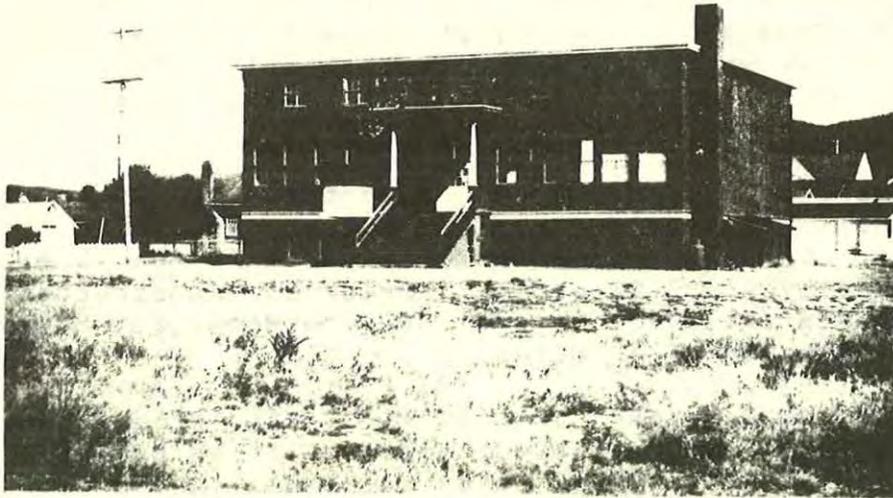
#151

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

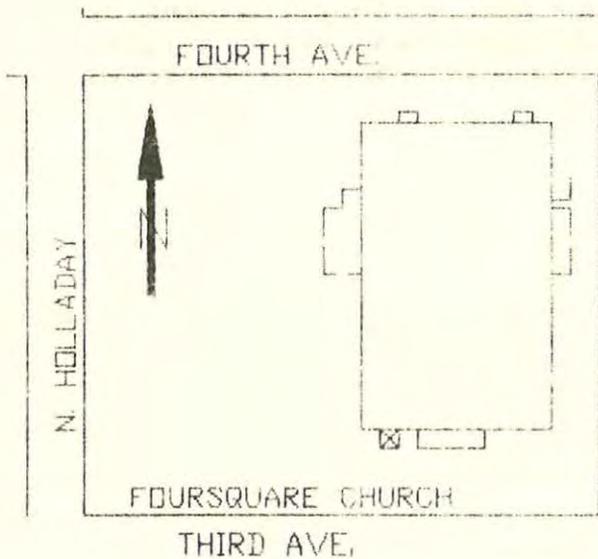
ADDRESS: 333 N. Holladay

MAP NO.: 21AA

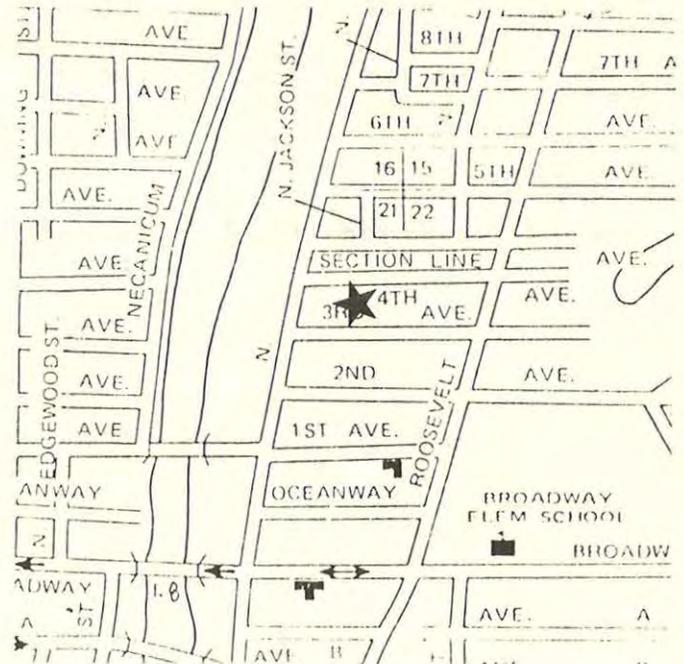
TAX LOT: 11900



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333 N. Holladay



NEGATIVE NO.: 3 #22  
 SLIDE NO.:

SHPO INVENTORY NO.: 151

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Louis Heinrich House      **DATE OF CONSTRUCTION:** 1906  
**COMMON NAME:**      **ORIGINAL USE:**  
**ADDRESS:** 1000 N. Holladay      **PRESENT USE:** Office  
**OWNER:** Elizabeth Uphoff Rauscher      **ARCH. BLDR.:**  
c/o Donn Bauske, P.O. Box 53, Seaside      **STYLE:** Craftsman  
**MAP NO.:** 15CB      **TAX LOT:** 3800      **RESOURCE TYPE:** Building  
**ADDITION:** Inglenook Subdivision      **THEME:** Arch. - 20th c.  
**BLOCK:** 7      **LOT:** 2,3  
**QUAD:** N4600 - W12352.5/7.5, Gearhart, Oregon

**PLAN TYPE/SHAPE:** Square      **NO. OF STORIES:** 2 1/2  
**FOUNDATION MATERIAL:** Concrete      **BASEMENT:** Yes  
**ROOF FORM & MATERIALS:** Truncated hip w/wide overhanging eaves. Composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double-hung sash. Chicago windows. Hipped dormers, n. elevation and s. elevation.  
**EXTERIOR SURFACING MATERIALS:** Narrow bevel siding, corner and rake boards. Watertable.  
**DECORATIVE FEATURES:** Full-width front porch w/paneled supports and brickbases. Paneled and beveled glazed mission-style door.  
**OTHER:** Rectangular bay w/hip roof, n. elevation.  
**CONDITION:** Good. Trim needs painting. Some water damage to eaves. Chimney pulling away from wall.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Front porch deck replaced. One story projecting pavillion added, n. elevation, n.d. Hipped back porch enclosed and resided, n.d. W. and e. elevation resided, n.d. Two story addition, w. elevation, n.d. Carpet added, w. elevation, n.d. Chimney partially removed, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Sparse lawn and plantings.

**ASSOCIATED STRUCTURES:** Resided storage shed, west of home. Altered courts, west and north of house.

**SETTING:** Located on the west side of N. Holladay Drive, moderately traveled street. Adjacent, north and south to court motels. Back looks out onto the Necanicum River.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 752

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1000 N. Holladay

Statement of Significance:

The Louis Heinrich House has a substantial presence on North Holladay. Built circa 1906, the house dominates the smaller residential and commercial buildings on this major thoroughfare. Unlike other Seaside houses designed in the Craftsman style, the extremely wide, boxed eaves of this house suggest a bit of Prairie style influence. The broad qualities of the house are emphasized by the porch. Like the main volume the porch is covered by a hip roof. It is supported by brick piers and prism glass inset paneled posts. The Chicago windows further enhances the handsome facade.

Louis Heinrich and his wife built the subject house upon his retirement from the editorship of a Portland newspaper.

Maria J. Baker (1833-1921), who purchased the property in 1914, was the first bride in Multnomah County. With her parents James and Sarah Loomis, Baker crossed the plains in 1844. The family rafted from The Dalles to the Willamette Valley, establishing a donation land claim in what is now the St. John's neighborhood of Portland. In 1855 she married Perry G. Baker. A member of the Methodist-Episcopal Church, she spent most of her summers in Longview or Seaside.

In 1921 the property was purchased by Frederick Joseph Betz (1894-1976) who was employed by Union Pacific Railroad as assistant general solicitor of the company's law department.

Sources:

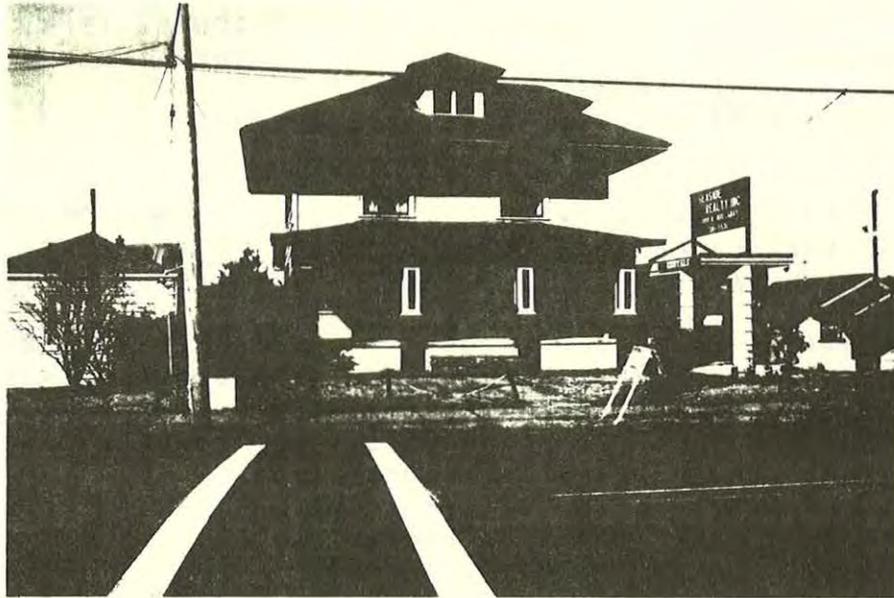
TICOR Title Co. records, Astoria.  
Sanborn Insurance Maps, 1914, 1921.  
Oregon Journal, 15 October 1976 p. 3 c. 3  
Oregonian, 14 December 1921  
Seaside Signal, 20 July 1907

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

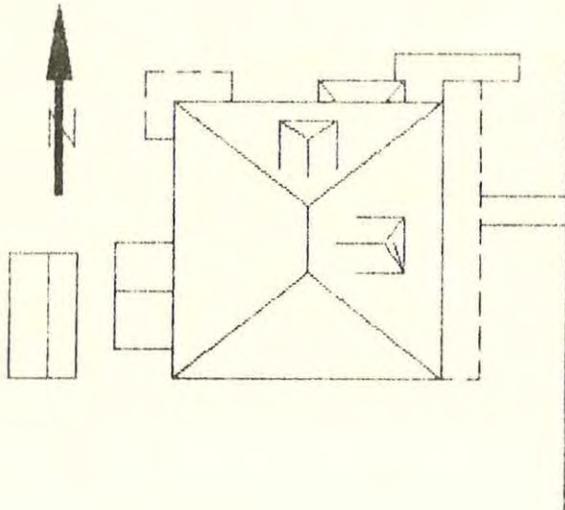
ADDRESS: 1000 N. Holladay

MAP NO.: 15CB

TAX LOT: 3800



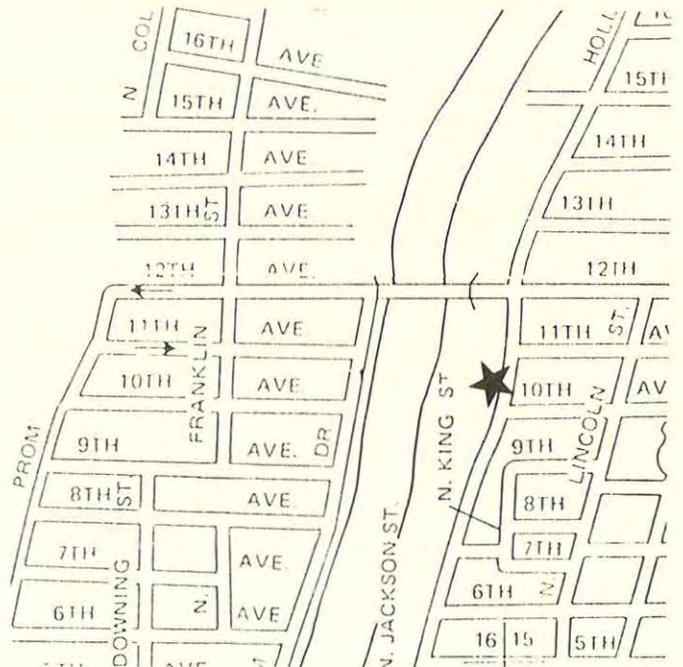
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1000 N. Holladay

42

HOLLADAY



NEGATIVE NO.: 5 #8

SLIDE NO.:

SHPO INVENTORY NO.:

752

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** The Indian Place  
**COMMON NAME:**  
**ADDRESS:** 2130 N. Holladay  
**OWNER:** Adele Bennet Smith Heirs  
c/o Elaine Diane Neal, P.O. Box 684  
**MAP NO.:** 15 BA      **TAX LOT:** 7000  
**ADDITION:** None  
**BLOCK:** None      **LOT:** None  
**QUAD:** N4600 - W12352.5/7.5, Gearhart, Oregon

**DATE OF CONSTRUCTION:** c. 1900  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Vernacular  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 19th c.

**PLAN TYPE/SHAPE:** Asymmetrical  
**FOUNDATION MATERIAL:** Concrete block  
**ROOF FORM & MATERIALS:** Steeply pitched intersecting gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double hung sash w/architrave molding; some in pairs.  
**EXTERIOR SURFACING MATERIALS:** Shingles, corner and rake boards.  
**DECORATIVE FEATURES:** Corner porch w/ frieze, brackets and lattice. Paneled and glazed front door; elliptical arch light.  
**OTHER:** Enclosed front porch, w. elevation. Interior chimney; steeply pitched shed roof attachment, e. elevation.  
**CONDITION:** Good. Mossy shingles.

**NO. OF STORIES:** 2 1/2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Porch enclosed, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Foundation plantings. Mature trees.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** On large lot overlooking the Necanicum River in area of mid-twentieth century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

153

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE INVENTORY  
(Continuation Sheet)

2130 N. Holladay

Statement of Significance:

This house is significant as a remarkably well-preserved example of eclectic architecture. It was built c. 1905, by George Fussel, who never lived in the house. It was purchased in 1910 by Dr. Alan Welch Smith, a Portland physician, who used it as a summer home. Smith was born in Dunkirk, Maryland in 1871. He was a graduate of John Hopkins University and came to Portland in 1903 where he practised medicine until 1949. Smith was President of the City and County Board of Health and also active on the Portland School Board until a petition for his removal was circulated. He was a veteran of the Spanish American War. Smith was a member of the Arlington Club and the University Club as well as numerous other civic organizations. Subject house has been in the Smith family since 1903.

The house has been basically unaltered since construction. According to local informants the exterior shingles have been well preserved due to the application of whale oil. Decorative features include corner porch with frieze brackets and lattice work, as well as a handsome paneled and glazed door which has an elliptically shaped light. The house overlooks the Necanicum River in a residential area composed primarily of mid-20th Century houses.

The site is known locally as "The Old Indian Place," in reference to use of the area by Native Americans in the late years of the 19th Century.

Sources:

Smith, Bea. Interview, 15 October 1986.  
The Oregon Journal. 22 May 1917.  
The Oregon Journal. 10 November 1952.

# 753

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

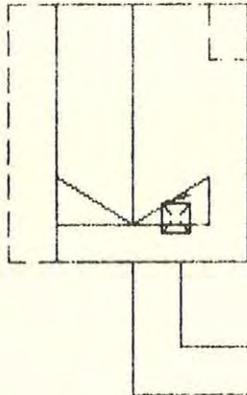
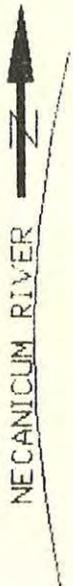
ADDRESS: 2130 N. Holladay

MAP NO.: 15BA

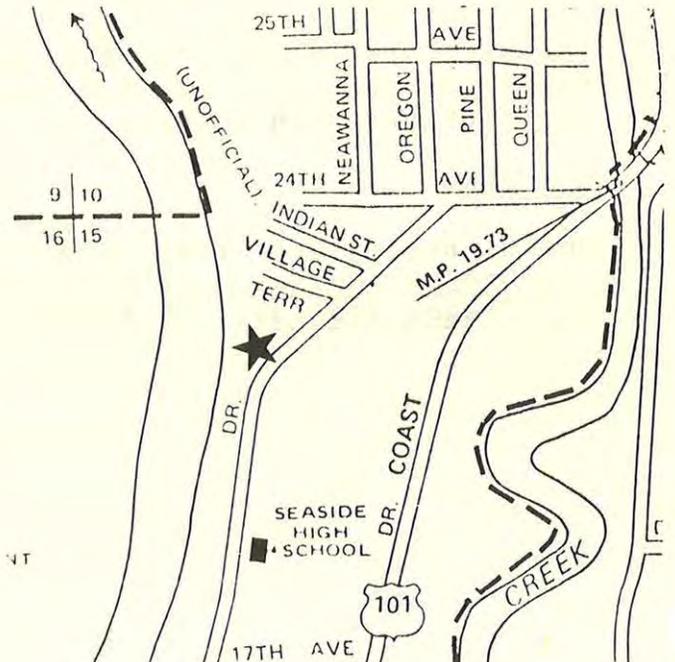
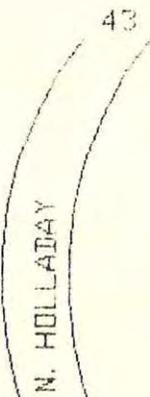
TAX LOT: 7000



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2130 N. Holladay



NEGATIVE NO.: 5 #4  
 SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

414 S. Holladay

Statement of Significance:

Although the precise date of construction is not known, the Clara A. Fisher House may be one of the oldest, relatively unaltered, homes in Seaside. Fisher owned the property from 1886 to 1930. The rear portion of the house appears to have been constructed in the 1880's. The front or main volume appears to have been built around the turn of the century. Remarkably, development pressures have not compromised the integrity of the resource. The Four-over-four double-hung windows are one of the prime indicators of the age of the rear portion of the building.

The main volume of the Fisher House is an excellent example of late nineteenth century eclectic architecture. The form is characteristic of the Italianate Style; this includes the low-pitched hip roof and the rectangular (or square) plan. The belt course and vertical trim boards are characteristic of the Stick Style. Queen Anne features include the polygonal bay window with pendant and brackets and imbricated shingles. Other notable elements include the ornate panel and glazed door, porthole window and flash glass.

Adjacent to the house is gabled a shed/garage. The yard is graced by mature deciduous trees and ornamental plant materials.

Sources:

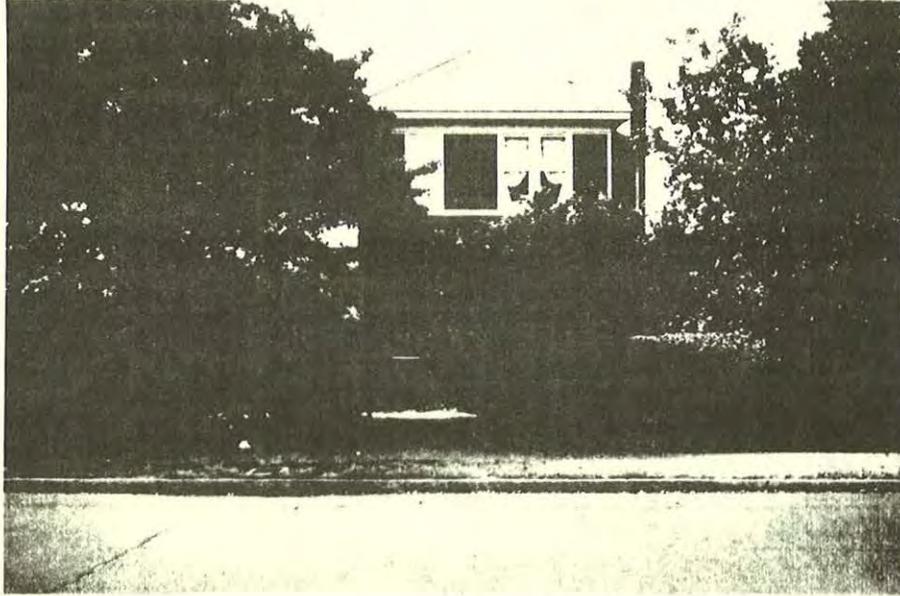
TICOR Title Co. Records. Astoria, Oregon.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

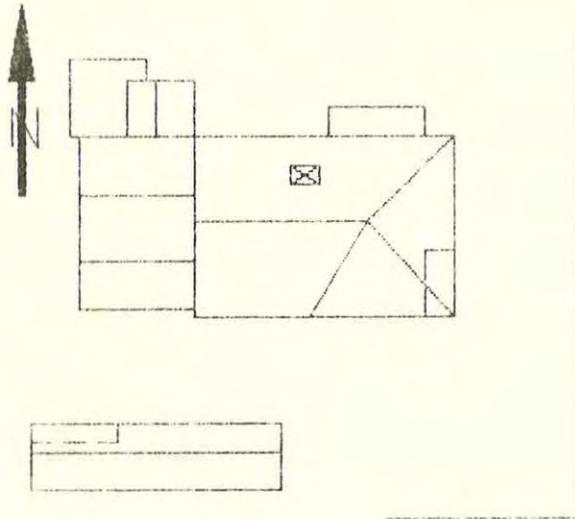
ADDRESS: 414 S. Holladay

MAP NO.: 21AD

TAX LOT: 6300



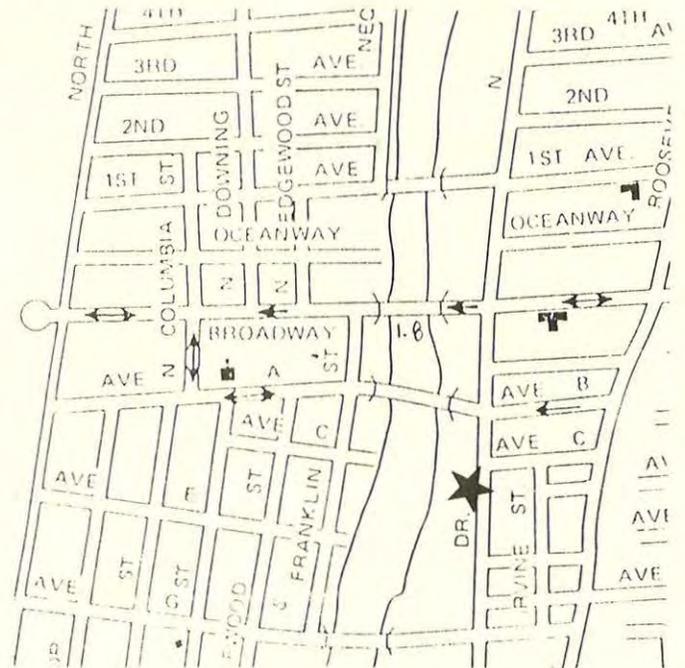
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414 S. Holladay

44

HOLLADAY



NEGATIVE NO.: 3 #16  
SLIDE NO.:

SHPO INVENTORY NO.:

754

**CITY OF SEASIDE**  
**INVENTORY OF HISTORIC PROPERTIES**  
**HISTORIC RESOURCE SURVEY**

**HIST. NAME:** MacGurn House  
**COMMON NAME:**  
**ADDRESS:** 2360 Ocean Vista Drive  
**OWNER:** Don & Leanne Forney, 8309 Naches Ht. Rd., Yakima, WA 98908  
**MAP NO.:** 28 BA      **TAX LOT:** 6800  
**ADDITION:** Ocean Vista  
**BLOCK:** 5      **LOT:** 1  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1936  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:** Doty  
**STYLE:** Oregon Rustic  
**RESOURCE TYPE:** Building  
**THEME Arch. -** 20th c.

**PLAN TYPE/SHAPE:** Asymmetrical  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Multi-gable jerkinhead. Wood shake.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Two-over-two double-hung sash. Shed roof dormers.  
**EXTERIOR SURFACING MATERIALS:** Wide wood shakes and shingles.  
**DECORATIVE FEATURES:** Shutters w/sailing ship cut-outs.  
**OTHER:** Interior brick chimneys; attached garage, w. elevation; paneled and glazed door w/massive copper handle, key plate and door bell. Patio, w. elevation; cedar gutters; copper nails.  
**CONDITION:** Good.

**NO. OF STORIES:** 1 1/2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** None apparent.

**NOTEWORTHY LANDSCAPE FEATURES:** Foundation plantings, well tended lawn, perimeter rock wall, coniferous trees, sundial.

**ASSOCIATED STRUCTURES:** Attached garage.

**SETTING:** In area of post World War II era and mid-twentieth century residences. In vicinity of golf course and The Tides Motel, at south end of city. Vista of the Pacific Ocean.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

155

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

2360 Ocean Vista Drive

Statement of Significance:

The Ed MacGurn House is a fine example of the Oregon Rustic Style. Built in 1936 this house has been maintained in excellent condition and has had no apparent alterations.

The informal qualities of the style are expressed by the overall form of the building as well as the materials which have been used. Asymmetrical in plan, the house is capped by multiple gable roofs which are clipped at the ends. The exterior is clad with wide, wood shakes and shingles. Of particular note are the wood shutters which are enhanced by cut-out figures; the nautical theme is as appropriate here as trees are on forest buildings. The massive copper handle key plate door bell, and copper gutter system, are also of note.

Dichter was a lumberman all his life, beginning as a laborer at the age of 13. He was a principal in Pronty Lumber Co. Later he owned Dichter Building Supply Co., which had operations in Warrenton and Gearhart as well as Seaside. He also served as city councilman in the 1930's, becoming mayor in 1938. Dichter and his wife were active in the Methodist Church. Throughout his public life Dichter was known as a "friend to all".

The Dichters sold the property at the onset of World War II.

Sources:

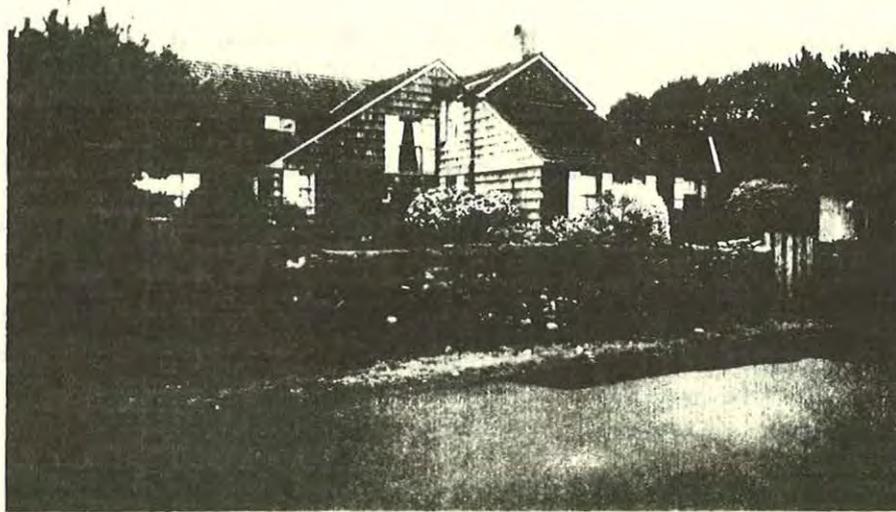
TICOR Title Co. Records. Astoria, Oregon.  
Dichter, Shirley, unrecorded interview by Jane Morrison, 1987.  
Dichter, Shirley, unrecorded interview by Jean Schlappi, 1987.  
Fourney, Don and Leanne, unrecorded interview by Jane Morrison, 1987.

# 155

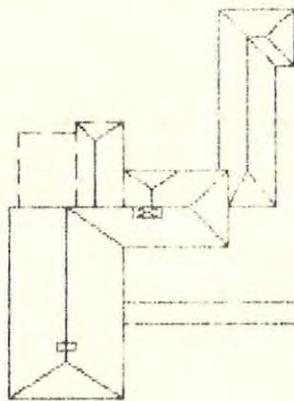
CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

ADDRESS: 2360 Ocean Vista Dr. MAP NO.: 28BA

TAX LOT: 6800



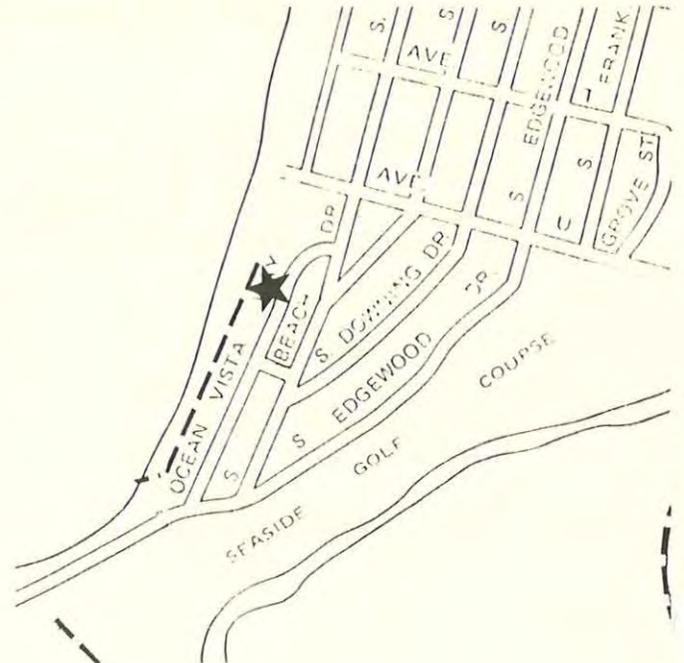
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45

OCEAN VISTA

2360 Ocean Vista Dr.



NEGATIVE NO.: 8 #10  
SLIDE NO.:

SHPO INVENTORY NO.:



**CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)**

2456 Ocean Vista Drive

**Statement of Significance:**

The Robert Sealy House was built in 1937/38 and is the only Art Moderne house in Seaside. It was built by Al Hansen a well known Seaside contractor. It was designed in the east to be made of concrete with a stucco finish, but because of the climatic conditions on the beach, it was made of marine plywood. This was a real challenge to create round walls and curved windows of wood, rather than the concrete, and Al Hanson reportedly lost much sleep working out the solutions.

The modernistic styles received their first major impetus in 1922 when the Chicago Tribune held a world wide competition for a headquarters building. Although the first prize went to a Gothic design, the second prize went to an Art Moderne design by a Finnish architect, Eliel Saarinen. His design was widely publicized and much of the architectural profession felt he deserved the first prize. The style quickly became the latest architectural style. Shortly after 1930 another influence affected the style. The beginning of streamlines designs for ships, planes, trains and automobiles. The smooth surfaces, curved corners and horizontal emphasis all give the feeling that airstreams could move smoothly over and around them. Other architectural features include the flat roof, round windows, and deck railing like on ships. The philosophy of the designer perscribed that the building be devoid of ornamentation and reflect no ties to classical or traditional architectural forms.

**Sources:**

A Field Guide to American Houses, McAlester, Virginia & Lee





CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE INVENTORY  
(Continuation Sheet)

120 Ocean Way

Statement of Significance:

This building is highly significant as one of only two churches which survive from the historic period. It was constructed in 1913 following a devastating fire which destroyed an earlier church building--St. Marks--which was built approximately 1900. Subject building is basically intact as built with the exception of re-siding the exterior, date unknown. The building is a highly visible landmark in downtown Seaside. The prominent tower with hip roof and brackets has long been a part of the skyline. Also of note is the rectory building which is connected to the church by a breezeway. It incorporates many of the same stylistic elements found on the church.

The building is currently surrounded by paved parking areas. The extreme significance of this building warrants careful consideration of design elements should new construction occur in the vicinity.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.  
The Catholic Church in Seaside...An Historical Sketch 1900-1981.  
Pamphlet, no publisher, 1981.

# 757

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

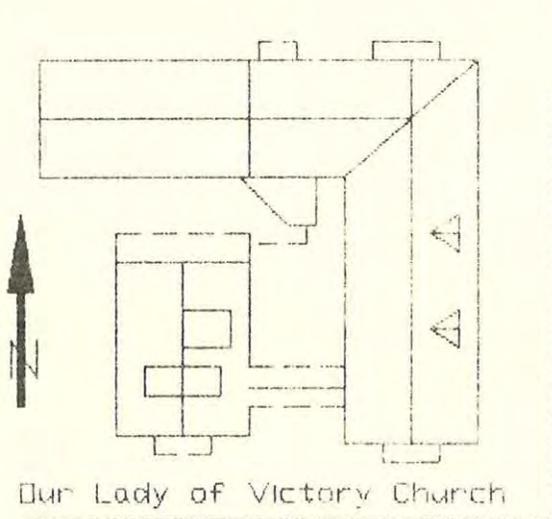
ADDRESS: 120 Ocean Way

MAP NO.: 21AB

TAX LOT: 8900



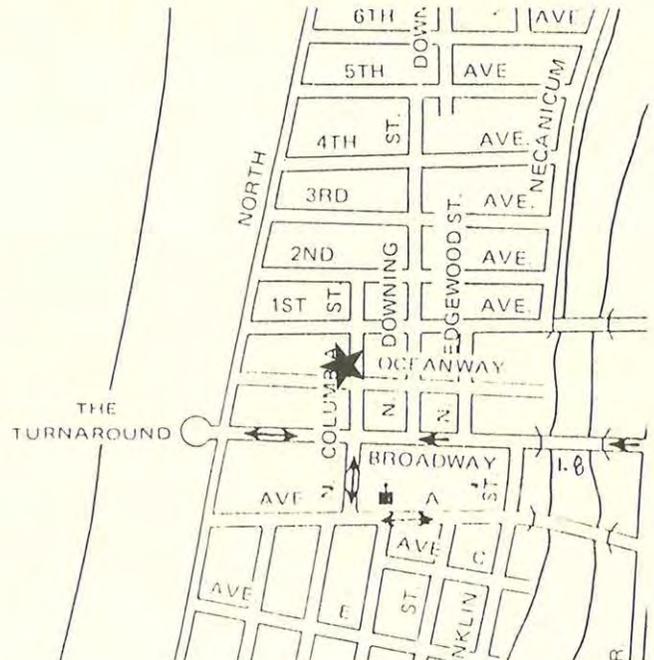
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Our Lady of Victory Church  
 OCEAN WAY  
 120 Ocean Way

47

N. COLUMBIA



NEGATIVE NO.: 3 #24

SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:**  
**COMMON NAME:**  
**ADDRESS:** 733 Ocean Way  
**OWNER:** James Paino  
1280 S. Columbia, Seaside  
**MAP NO.:** 21AA      **TAX LOT:** 5800  
**ADDITION:** First Add to Ocean Grove  
**BLOCK:** 2      **LOT:** 19,20  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1930  
**ORIGINAL USE:**  
**PRESENT USE:** Commercial  
**ARCH. BLDR.:**  
**STYLE:** Vernacular  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 19th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Post & beam.  
**ROOF FORM & MATERIALS:** Gable, roofing paper.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double-hung sash. Fixed sash.  
**EXTERIOR SURFACING MATERIALS:** Beveled tongue and groove.  
**DECORATIVE FEATURES:** Parapet wall c/cornice.  
**OTHER:** Paneled doors on overhead track, n. elevation. Shed roof attachment, s. elevation. Pop-up dormers.  
**CONDITION:** Good.

**NO. OF STORIES:** 1  
**BASEMENT:** None  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Lean-to addition w/sheet metal siding, e. elevation, c. 1940.

**NOTEWORTHY LANDSCAPE FEATURES:** None.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** On the south side of Ocean Way, a lightly traveled street, in a mixed use area. One half block east of Holladay Drive, separated by a paved parking lot. Alley separates lot from back of commercial buildings on Broadway.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 1115

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

733 Oceanway

Statement of Significance:

The Gilbert Blacksmith shop is believed to have been built in the early 1930's by the influential Gilbert family, who owned the property from 1912 until 1936. The building appears to have retained its original appearance with the exception of the circa 1940 lean-to addition on the east elevation which is clad with sheet metal.

Constructed in the traditional style of utilitarian building, the blacksmith shop has a parapet roof and cornice which obscures the flat roof. It has bevel siding and multi-light, as well as fixed sash windows.

The blacksmith shop is believed to have replaced an earlier blacksmith shop which stood to the south on the adjacent lot. It is believed that this shop was constructed to serve the logging business.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Berg, Bob, unrecorded interview by Jane Morrison, 1986.  
Sanborn Insurance Co. Maps, 1914, 1921.

**CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM**

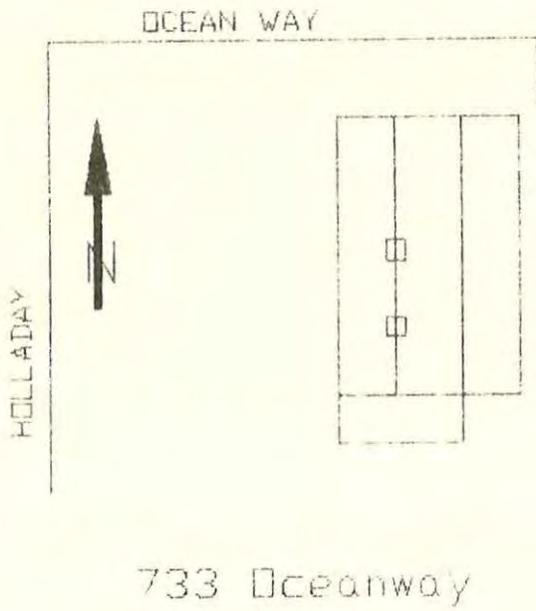
ADDRESS: 733 Ocean Way

MAP NO.: 21AA

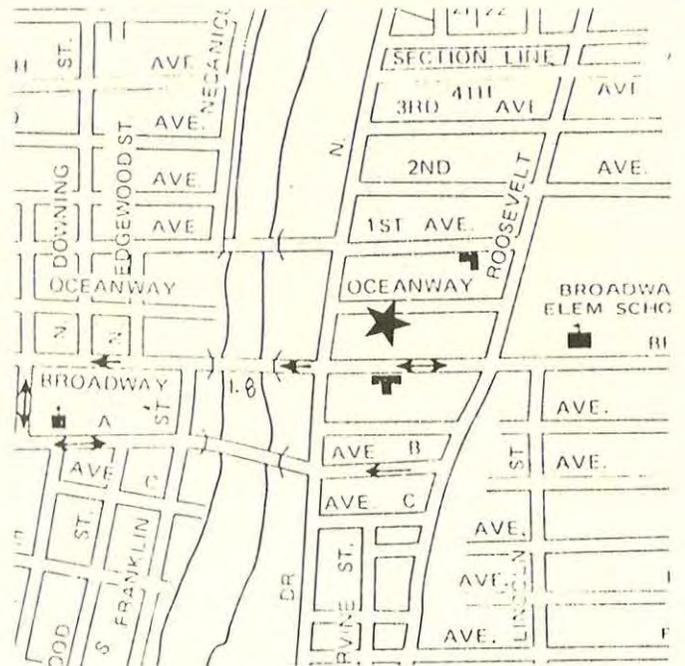
TAX LOT: 5800



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48



NEGATIVE NO.: 8 #19  
SLIDE NO.:

SHPO INVENTORY NO.:

715



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

851 Oceanway

Statement of Significance:

Although in poor condition the Hammond House is one of the best examples of nineteenth century eclectic architecture in Seaside. Drawing from the Italianate and Queen Anne styles, the house appears to have retained its original appearance with few minor alterations. It is believed to have been constructed in the 1890's, but may in fact be older.

Salient architectural features include the three types of imbricated shingles and the ornate paneled and glazed door, both of which hale from the Queen Anne style. The rectangular bay window, on the front elevation, is commonly associated with the Italianate style. Weatherboard siding, however, was generally not used after the 1880's in western Oregon, although it's popularity was revived in the 1920's, particularly in conjunction with Colonial Revival styles. It is not unusual for traditional building materials and techniques to outlive their urban counterparts in locales such as Seaside.

The original owner is believed to have been A.B. Hammond, who owned the property from 1898 until 1903. Hammond was the president of the Hammond Lumber Co. In addition to the Lumber company, Hammond organized the Columbia River Packers association and built the Astoria & Columbia River Railroad.

Hammond (1848-1934) was born in New Brunswick, Canada. He entered the lumber business at the age of 16, in Pennsylvania. He worked for a short time on river boats on the Mississippi. Hammond came to Oregon in the early 1890's where he married Florence Abbott of Corvallis. In 1894 he bought the Yaquina Railroad, beginning the Astoria & Columbia River railroad in 1895. It was finished the same year he purchased this property. He reportedly moved to Portland at this time, then to California in 1900.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Co. maps, 1914, 1920.  
Oregon Journal. 15 January 1934, p. 1.  
Oregon Journal. 20 July 1918, p. 4.

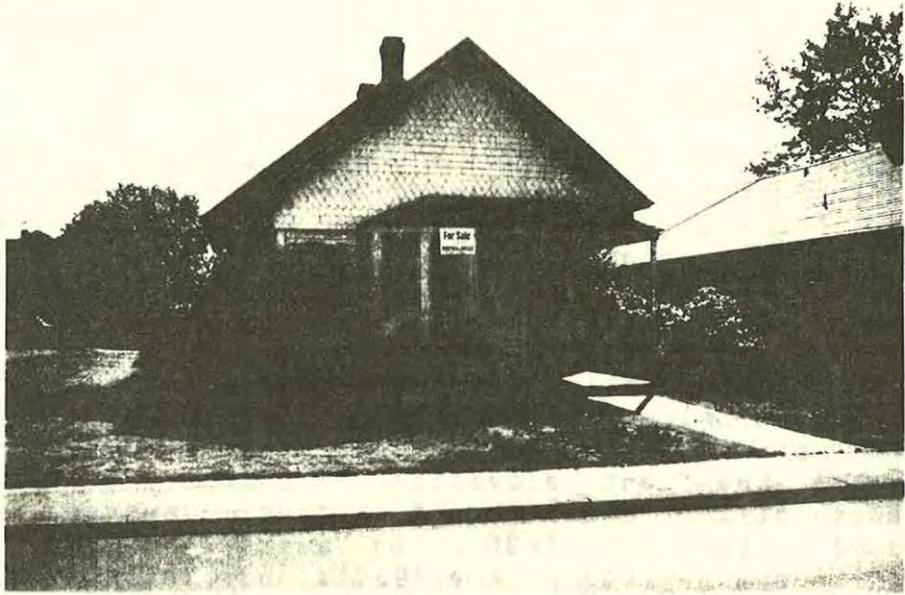
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CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

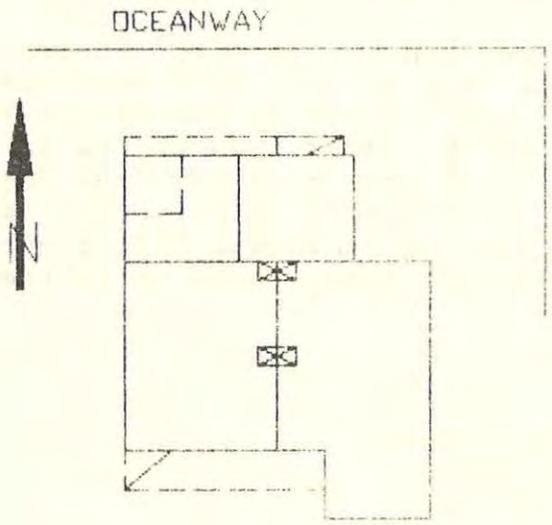
ADDRESS: 851 Ocean Way

MAP NO.: 21AA

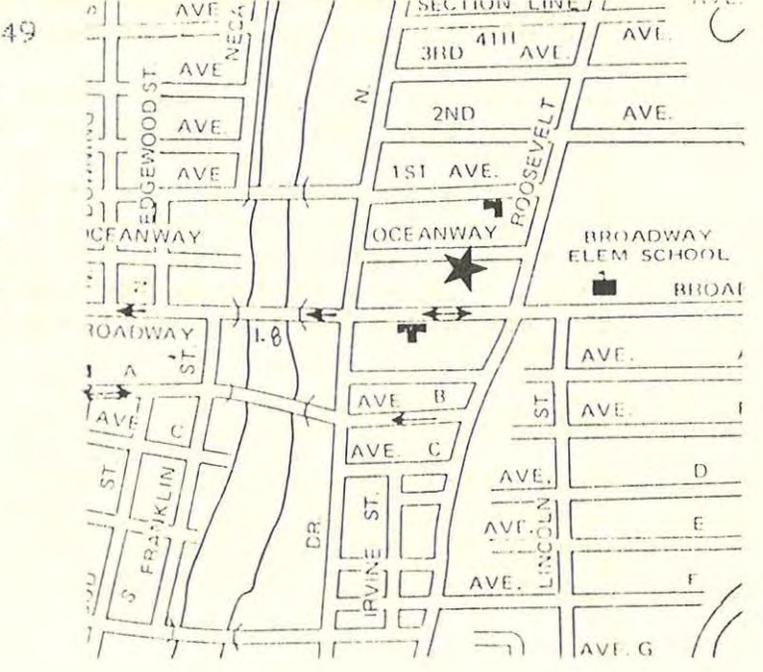
TAX LOT: 5600



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851 Oceanway



NEGATIVE NO.: 3 #18  
 SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

408 N. Prom

Statement of Significance:

Like its companion 412 N. Prom, 408 N. Prom is significant a good example of the Bungalow Style as well as for its association with the Butterfield family, prominent Portland jewelers. The Butterfield Cottages are also important for their contribution to the streetscape--serving as an anchor on the northern leg of the Prom.

A.E. and H.S. Butterfield purchased the subject properties in 1900 from Mary E. Stanley, daughter of early Seaside developer George Grimes. The Butterfield family built five cottages, including the two on either side of 408 and 412 which have lost much of their original integrity. The subject cottages, however, have retained a number of their Bungalow features: bargeboards, purlins and braces, and exposed rafters. The Bungalow elements were reportedly added in 1915.

Albert Eugene Butterfield (1858-1931), and his brother Horace S., founded what was reportedly, in 1917, the only exclusive wholesale jewelery and optical firm on the west coast. Born in Minnesota, the brothers came to Portland in 1874 and 1878 respectively. They founded the business in approximately 1880. Horace Butterfield was an inventor as well as a pioneer jeweler. At an early age he entered the Elgin Watch Works. In 1912 he marketed the azimuth chronometer, a navigation instrument.

Theodore and Blanche Dichter purchased the cottages in 1934. They moved the cottages to the west in order to construct the one-story buildings which now stand behind. Alterations, including residing, porch enclosure, and changes to windows are attributed to the Dichters.

Sources:

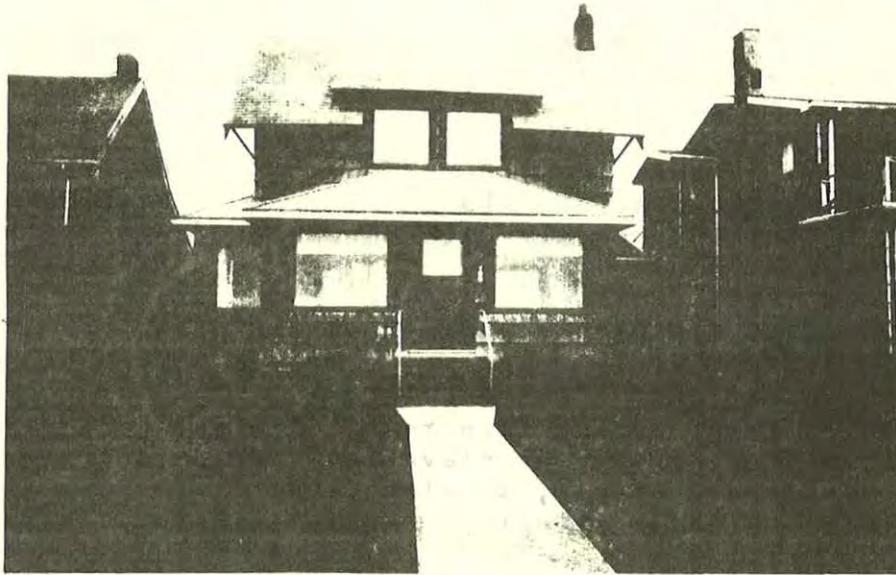
Sanborn Insurance Maps, 1914, 1921.  
Oregon Journal. 4 April 1917, p. 5.  
Bigham, Susan Wilhelm. Interview, 4 May 1987.  
The Seaside Signal. 28 January 1915.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

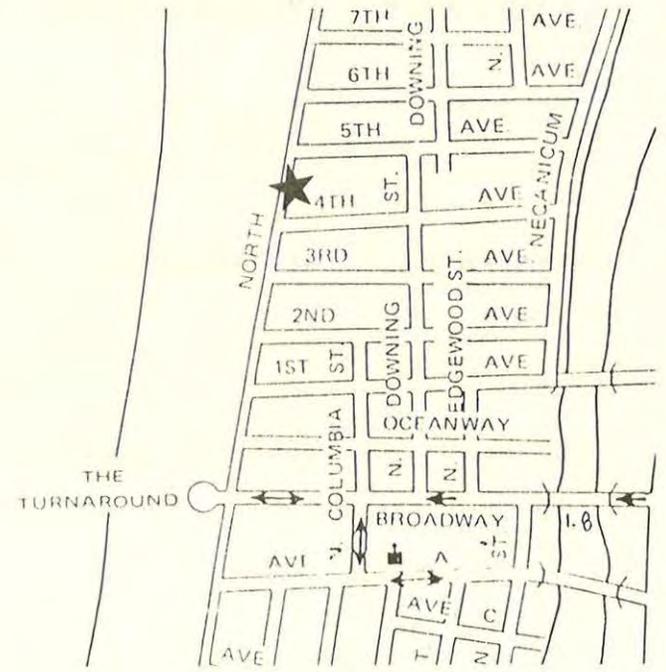
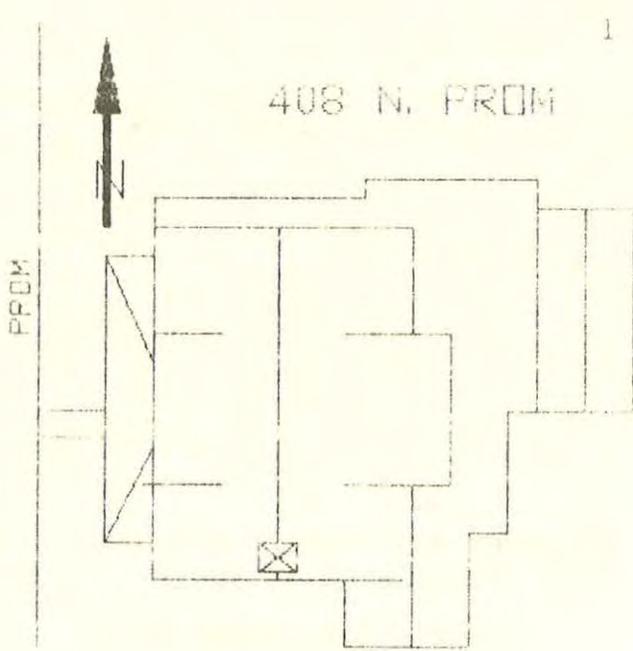
ADDRESS: 408 N. Prom

MAP NO.: 16DC

TAX LOT: 13100



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NEGATIVE NO.: 7 #9  
SLIDE NO.:

SHPO INVENTORY NO.:

458



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

412 N. Prom

Statement of Significance:

Like its companion 408 N. Prom, 412 N. Prom is significant as a good example of the Bungalow style as well as for its association with the Butterfield family, prominent Portland jewelers. The Butterfield Cottages are also important for their contribution to the streetscape--serving as an anchor on the northern leg of the Prom.

Subject house is also significant for its association with E.N. Hurd, long-time influential owner, of The Seaside Signal (1910-1928) and politician. Born in Wisconsin, Hurd began his career with the American Express Co. At the age of 17 he began working for the Juneau County Argus, a Wisconsin paper he subsequently purchased.

At the urging of a former employee, Hurd purchased the Seaside Signal in 1910, moving to Seaside in 1911. From the helm of the town's chronicle Hurd "preached the gospel of optimism" to a discouraged readership. He was elected to the city council for six years, served as mayor for four terms, and as a state legislator three terms. Hurd's vision for Seaside included the rebuilding of the boardwalk as the concrete Promenade, which was constructed between 1921 and 1923 at a cost of \$150,000. In addition his mayoral accomplishments involved the initial paving of city streets and the first laying of city water and sewage lines.

It was said of Hurd during his third term in the Oregon House that he "has one of those quiet, modest personalities...who would rather build up community spirit by cooperation...than attain notoriety by sensation or loud speech. His progressive instinct has proven one of the main factors in making...Seaside the best-improved resort north of Del Monte. He reasonableness and tact have won...constructive revision of fish and game laws [and] protection of the Coast interest in highway improvement."

Hurd was president of the Union High School board, serving on that committee for fourteen years. He was president of the Chamber of Commerce for two years and active in a number of community organizations. Mrs. Hurd was also active in civic affairs. She was president of the Seaside Womens' Club and participated in the annual Dahlia Festival.

#759

412 N. Prom continued

The Hurd's purchased the property in 1954, living there until his death in 1967. All other buildings associated with Hurd during his years of active civic life are believed to have been demolished.

Sources:

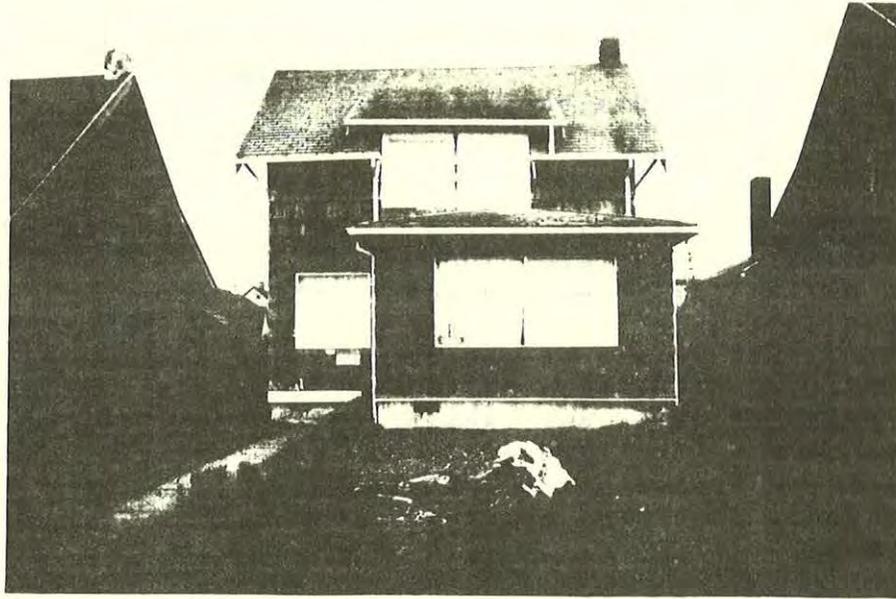
Oregon Journal. 26 October 1967, p. 4.  
History of the Columbia River Valley. Chicago: S.J. Clarke  
Publishing Co., 1928.  
Oregon Voter. 30 December 1922.  
Oregon Voter. 13 May 1922.  
Oregon Voter. 1 January 1921.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

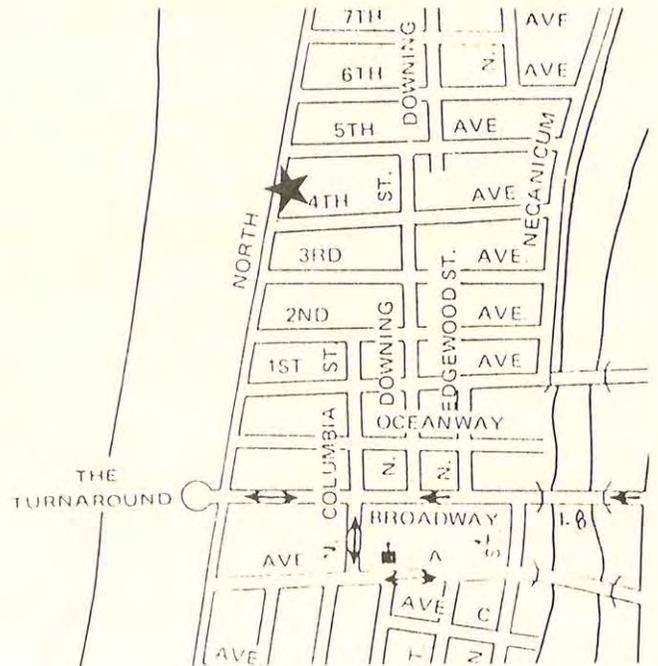
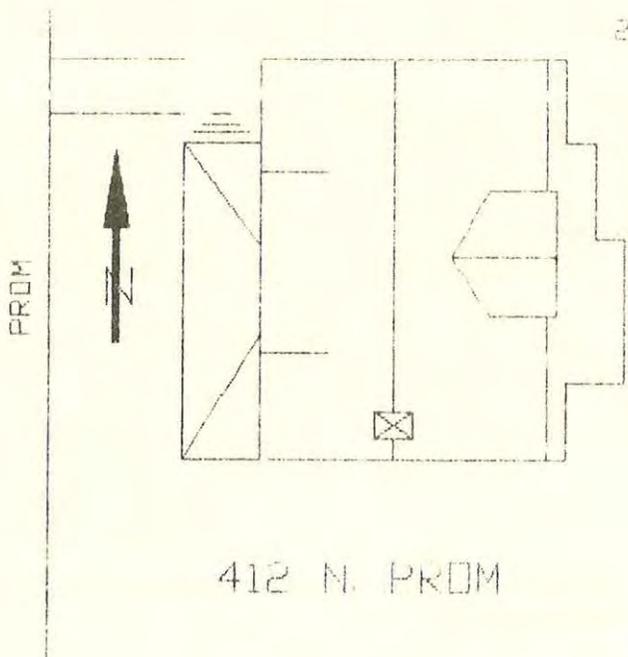
ADDRESS: 412 N. Prom

MAP NO.: 16DC

TAX LOT: 13000



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NEGATIVE NO.: 7 #10  
SLIDE NO.:

SHPO INVENTORY NO.:

759

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Loretia Mary Mayo House      **DATE OF CONSTRUCTION:**  
c. 1900/1925  
**COMMON NAME:**      **ORIGINAL USE:** Residence  
**ADDRESS:** 504 N. Prom      **PRESENT USE:** Residence  
**OWNER:** Kathleen L. Field, 3432 NE .      **ARCH. BLDR.:**  
62nd Avenue, Pt1. 97213      **STYLE:** Bungalow / Queen Anne  
**MAP NO.:** 16DC      **TAX LOT:** 11200      **RESOURCE TYPE:** Building  
**ADDITION:** None      **THEME:** Arch. - 20th c.  
**BLOCK:** None      **LOT:** None  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Rectangular      **NO. OF STORIES:** 2 1/2  
**FOUNDATION MATERIAL:** Concrete block      **BASEMENT:** None  
**ROOF FORM & MATERIALS:** Steeply pitched gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Six-over-one double-hung sash; some in pairs.  
**EXTERIOR SURFACING MATERIALS:** Shingles. Tongue and groove, front porch.  
**DECORATIVE FEATURES:** Wide overhanging eaves w/modillions. Rectangular on  
ell. Gabled dormer w/full return. Sawtooth shingle course.  
**OTHER:** Encircling hipped porch w/flared eaves, enclosed w/glass,  
multi-light door. Interior chimney.  
**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Porch enclosed, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Vertical board perimeter fence. Well  
tended lawn. Small deck, e. and w. elevation. Foundation plantings:  
conifers, azaleas, irises, african daisies, etc. Gravel back yard.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** At the corner of 5th Avenue on the north end of the Prom, six  
blocks from the Turnaround. In an area of early 20th Century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

760

**CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)**

504 N. Prom

Statement of Significance:

The house of Lucretia Mary and M.N. Mayo, a Portland engineer, is an excellent example of the late Queen Anne Style, also referred to as the Homestead Style. Built in 1907, the house exhibits features of the Queen Anne Style as well as elements characteristic of the Bungalow Style. According to Sanborn Maps, these were added between 1914 and 1921.

The main volume of the house, including the intersecting roof forms and sawtooth shingles, appear to have been constructed during the first phase. The original porch, which faces 5th Street, was enlarged during the second phase to run the full-width of the west elevation. Six-over-one double-hung sash windows and multi-light doors are also elements of the later period.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.  
The Seaside Signal. 15 June 1907.

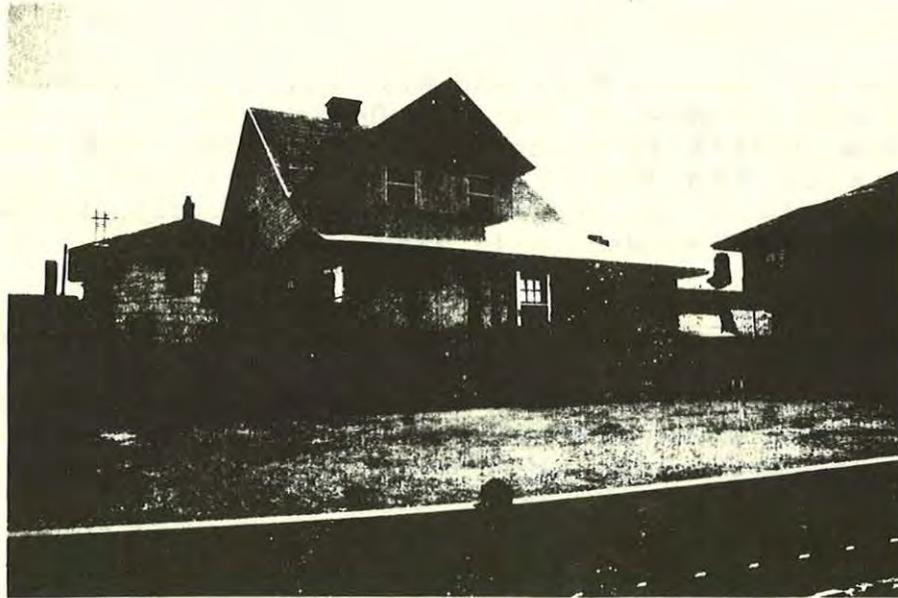
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CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

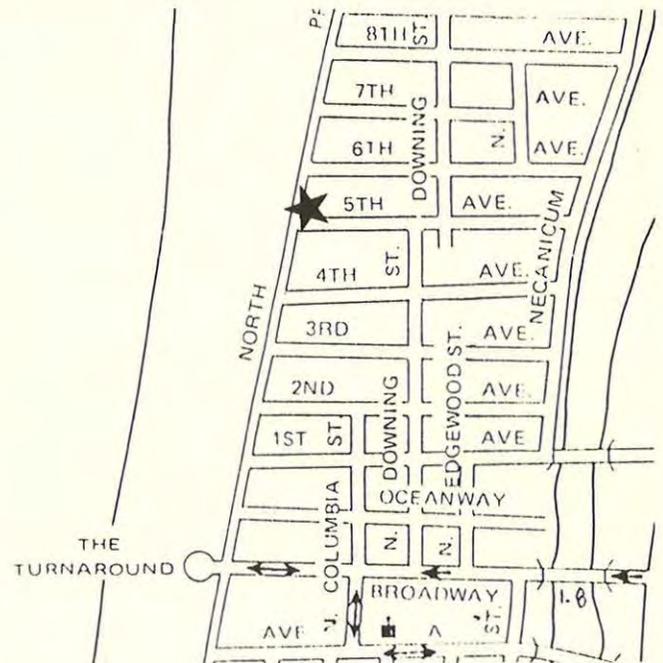
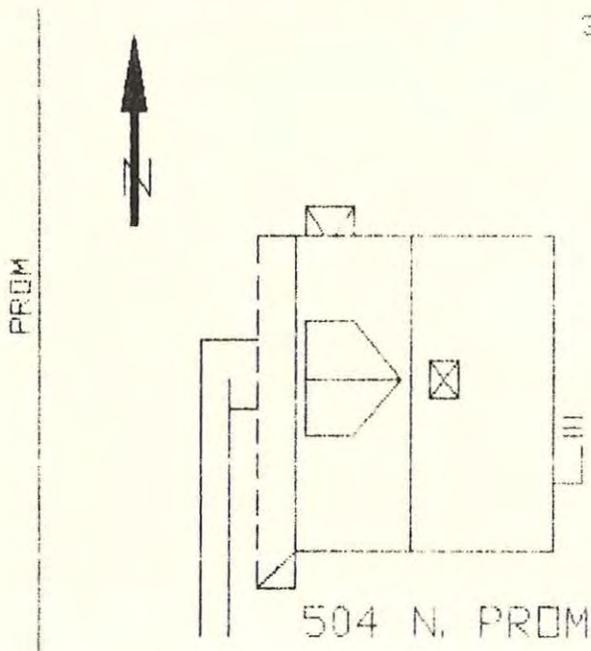
ADDRESS: 504 N. Prom

MAP NO.: 16DC

TAX LOT: 11200



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NEGATIVE NO.: 5 #36  
 SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

514 N. Prom

Statement of Significance:

The James Malarky House is the best and most exuberant example of the Craftsman Style in the city. It is also significant for its association with Malarky, a prominent Portland lumberman. The house is believed to have been built around the turn-of-the-century.

The Craftsman Style gained popularity in the early years of this century. Buildings designed in this manner reflected a rejection of that which was machine-made particularly nineteenth century Victorian architectural ornament which in the later years of that century had been used with great zeal by homebuilders around the country.

Characteristic features of the Craftsman Style include the rectangular plan surmounted by a low-pitched hip roof; massive purlins and braces; and front porch supported by battered posts. The multi-light transom lights over casements are an unusual arrangement that is found on only one other house in Seaside. The extremely wide flared eaves lend the house a slightly Prairie Style feeling. This style, developed by Frank Lloyd Wright, was considered quite stylish and extremely popular with the well-to-do at this time.

James Malarky purchased the property in the early 30's and it has since stayed in the family. Malarky was reportedly, at one time, the world's largest manufacturer of plywood.

Sources:

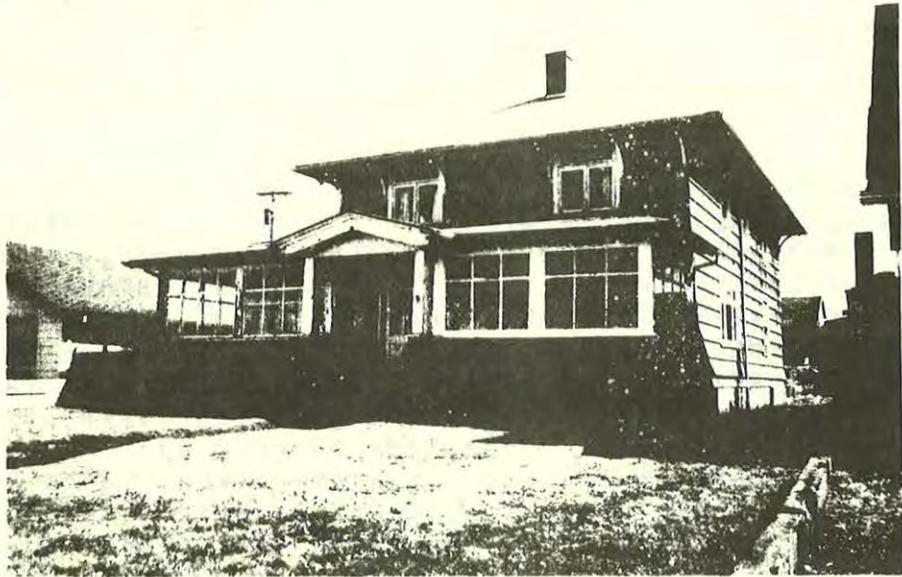
Sanborn Insurance Maps, 1914, 1921.  
Thompson, Mrs. S.E. Interview, 7 June 1987.  
Twineham, J.R. Interview, 10 November 1987.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

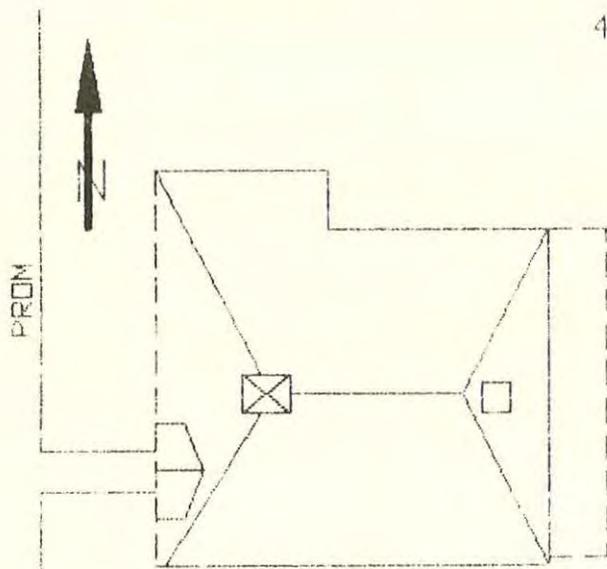
ADDRESS: 514 N. Prom

MAP NO.: 16DC

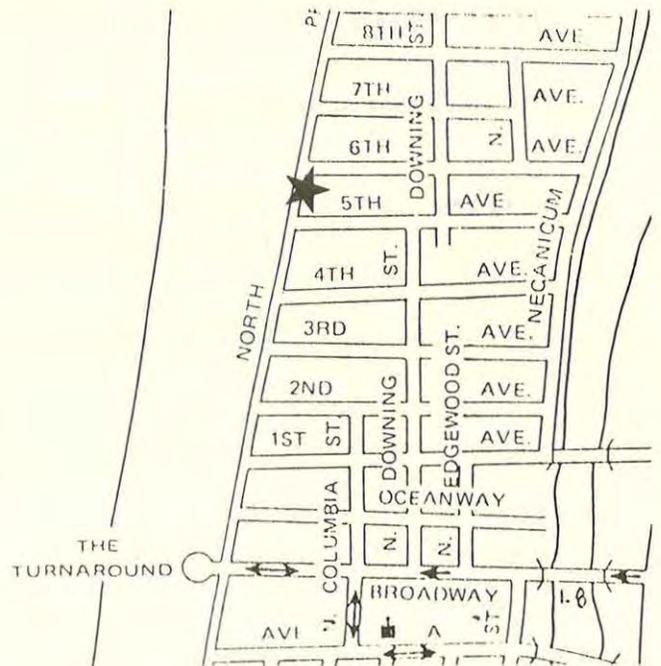
TAX LOT: 10000



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514 N. Prom



NEGATIVE NO.: 5 #36a  
 SLIDE NO.:

SHPO INVENTORY NO.:

1011

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** J. Yeon House  
**COMMON NAME:**  
**ADDRESS:** 620 North Prom  
**OWNER:** Helen Spivak, 1912 NE 27th  
Portland, OR 97212  
**MAP NO.:** 16 DC      **TAX LOT:** 7300  
**ADDITION:** None  
**BLOCK:** None      **LOT:** None  
**QUAD:** N4552.5-W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1900/20  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.  
Transportation

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** 6/1 double hung sash. Fixed sash.  
**EXTERIOR SURFACING MATERIALS:** Shingles.  
**DECORATIVE FEATURES:** Flared eaves. Paired dormers w/flared hip roofs, w. elevation. Flared walls. Projecting glass enclosed porch w/flared hip roof and multi-light door. Corbelled chimney cap.  
**OTHER:** Wide polygonal bay windows, w. elevation. Shed roof dormer, e. elevation. Gabled entrance to basement w/lattice and sunburst truss. Shed roof attachment, e. elevation. Recessed back porch w/paneled and glazed door.  
**CONDITION:** Good.

**NO. OF STORIES:** 1 1/2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Polygonal bay added, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Flagpole. Foundation plantings: azaleas, etc., rock-edged lawn. Rock-edged planters, n. elevation.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** On north Prom, seven blocks from the Turnaround. In an area of early 20th Century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavig  
**DATE:** 1987

**SHPO INVENTORY NO.:** 1762

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

620 N. Prom

Statement of Significance:

The Yeon House is an excellent example of the Bungalow Style. It is believed to have been built around the turn-of-the-century; however, it appears to have been dramatically altered after World War I. For many years it was owned by John Yeon, a builder and developer who supervised the construction of the Columbia River Highway.

The Bungalow features are attributed to Yeon who purchased the property in 1922. These include the low pitched gable roof, multi-light windows and the twin hipped dormers. Flared eaves grace the dormers as well as the main volume of the house. A shed dormer is found on the east elevation.

Dormers were commonly incorporated into Bungalow architecture. Natural lighting meshed well with the Bungalow ethic which advocated honesty, integrity, and a "back to nature" attitude. Small paned windows--a throw back to earlier times--were not a necessity to the builder but a matter of choice.

It is possible the house was built by C.A. McGuire who owned this and surrounding properties around the turn-of-the-century. McGuire, an early pioneer, participated in the California gold rush and later came to Oregon. Here he worked in logging, butchering, and later hostelryes. McGuire, and later his widow Olive, operated the McGuire Hotel in Seaside for many years.

Sources:

Sanborn Insurance Maps, 1914, 1921.  
Gaston, Joseph. Centennial History of Oregon, Vol. II. Chicago:  
S.J. Clarke Publishing Co., 1912.  
The Oregonian. 16 October 1928.

# 762



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Wm. Muirhead House  
**COMMON NAME:** Seagull  
**ADDRESS:** 1116 N. Prom  
**OWNER:** Francis Keerins, 670 Seventh Street, Lake Oswego, OR 97034  
**MAP NO.:** 16 DA      **TAX LOT:** 13000  
**ADDITION:** Grimes Grove  
**BLOCK:** 6      **LOT:** A  
**QUAD:** N4600 - W12352.5/7.5, Gearhart, Oregon

**DATE OF CONSTRUCTION:** c. 1900  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Vernacular  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Battered stone.  
**ROOF FORM & MATERIALS:** Steeply pitched gable w/wood shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Casement. Fixed sash.  
**EXTERIOR SURFACING MATERIALS:** Wide, wood shingles.  
**DECORATIVE FEATURES:** Lattice glass. Partially enclosed encircling porch w/frieze and brackets.  
**OTHER:** Gable ornament w/flagpole. Hipped attachment, e. elevation. Interior chimney w/corbelled cap.  
**CONDITION:** Good. Mossy shingles.

**NO. OF STORIES:** 1 1/2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Resided, porch enclosed, windows altered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Perimeter picket fence. Lawn. Coniferous shrubs.

**ASSOCIATED STRUCTURES:** None

**SETTING:** On north end of Prom w/gravel parking area to west. In area of early 20th Century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

1012

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1116 N. Prom

Statement of Significance:

The William Muirhead House is the last of the early Prom houses which has retained its Victorian character. It is believed to have been constructed about 1904. The most notable architectural element is the partially encircling porch with decorative frieze and brackets. Other distinctive features include the battered stone foundation, lattice glass windows, and corbelled chimney cap. Minor alterations do not destroy the character of the building. Alterations include re-siding, partial enclosure of the porch, and some window alterations.

Sources:

Sanborn Insurance Maps, 1914, 1921.  
TICOR Title Co Records. Astoria, Oregon.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

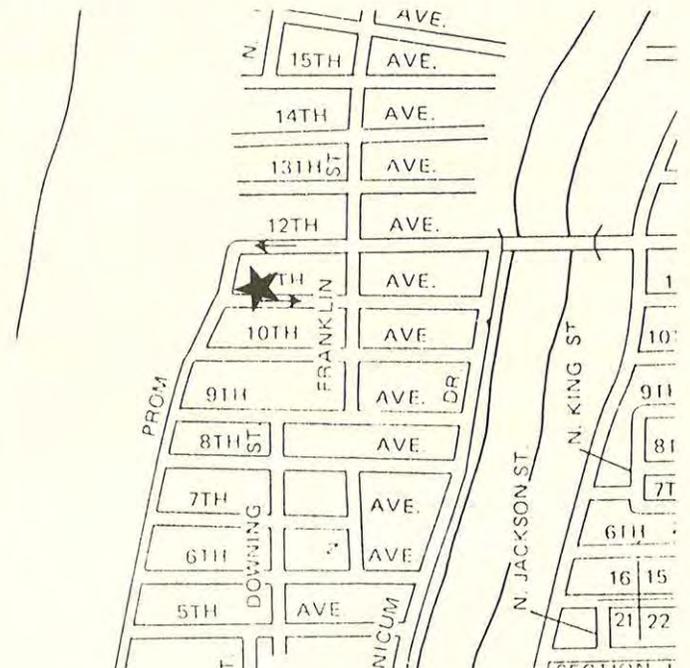
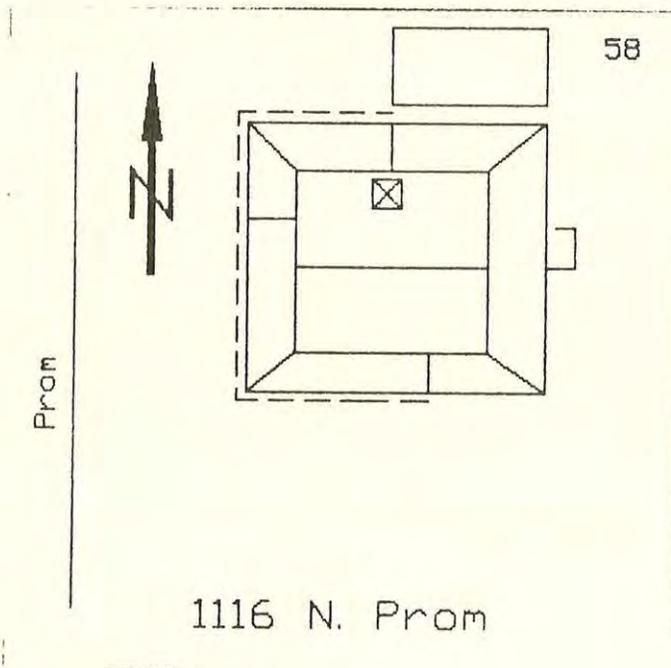
ADDRESS: 1116 N. Prom

MAP NO.: 16DA

TAX LOT: 13000



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NEGATIVE NO.: 5 #28  
SLIDE NO.:

SHPO INVENTORY NO.:

1012



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

821 S. Prom

Statement of Significance:

The Smith House is highly significant as one of the best-preserved houses on the Prom. The house is also significant for its association with the Smith family. The house was built by Hedwig Hansen Smith, and her six sons and two daughters, in 1904. Mrs. Smith's husband, Charles E. Smith, founder of Smith Brothers Iron Works in Portland in 1861, had become seriously ill in the late 1890's, leaving both the business and the raising of the children to Hedwig. He died in 1912.

The Smiths bought this property and the neighboring lot to the east from an early Seaside pioneer for \$500. The two houses that were built on these lots have been shared by the Smith family descendants to the present day. During the time the Smith boys (Alfred, Walter, Herman, Stanley, Percy and Chuch) were building the houses, Stanley lived for some time in the Beach Drive house and kept a Shetland pony in the basement of the front house. Everyday Stanley and the pony went to the beach to collect and haul back large flat rocks for pathways, fireplaces and wallbuilding--some have since been replaced with bricks.

Millicent Bildsoe, granddaughter of Hedwig Smith, writes, "Grandma Smith, as she was known to us all, chose to set the front house farther back than other Prom houses for protection against wind and weather as well as sand and rocks which supported the first promenade made of boards. This decision has contributed to the longevity of this fine old house. Countless good times have been had within these walls and with everyone's tender loving care there should be many, many more."

The house is one of only a handful on the Prom which remain basically unaltered since construction. The large setback is also unusual for Prom houses, and as Mrs. Bildsoe points out, undoubtedly has contributed to the building's preservation. The large rounded turret-like dormer is also unique.

Sources:

Sanborn Insurance Map, 1914.

Hedlund, John (owner--820 Beach Drive). Interview, 9 November 1986.

Bildsoe, Millicent. Unpublished typescript, 1983.

#763

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

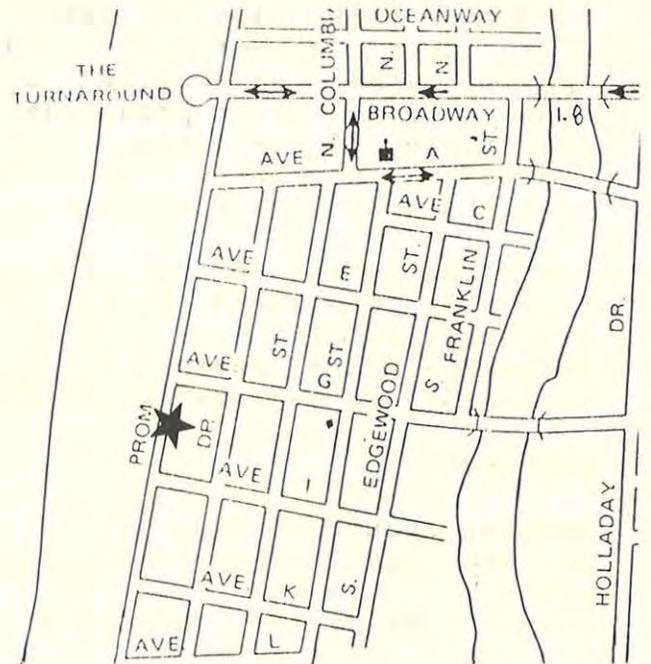
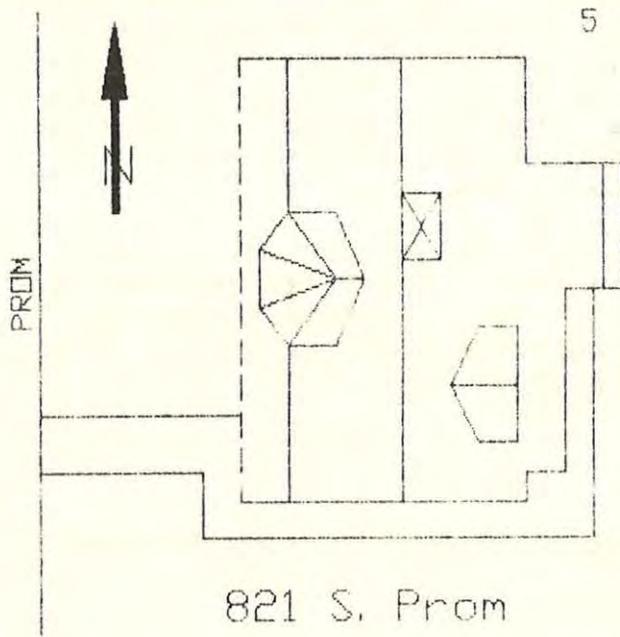
ADDRESS: 821 S. Prom

MAP NO.: 21DB

TAX LOT: 7500



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NEGATIVE NO.: 4 #29  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Haller House  
**COMMON NAME:** Black House  
**ADDRESS:** 841 S. Prom  
**OWNER:** Harvey & Nancy Jean Black Jr.  
12th Fl. Bk. of CA Tower, Pt1 97205  
**MAP NO.:** 21DB      **TAX LOT:** 7100  
**ADDITION:** Hermosa Park  
**BLOCK:** 21      **LOT:** 11  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1926  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Steeply pitched gable w/overhanging eaves. Wood shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Six-over-six double-hung sash; most in pairs.  
**EXTERIOR SURFACING MATERIALS:** Singles. Watertable.  
**DECORATIVE FEATURES:** Purlins, braces, bargeboards, exposed rafters.  
**OTHER:** Recessed corner porch w/shingle balustrade and posts. Shed roof dormer, w. elevation. Interior chimney. Paneled and glazed Mission style front door.  
**CONDITION:** Good.

**NO. OF STORIES:** 2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** None apparent.

**NOTEWORTHY LANDSCAPE FEATURES:** Lawn.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** On South Prom, in an area of early 20th Century residences. Four blocks south of the Turnaround.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 764

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

841 S. Prom

Statement of Significance:

The Haller-Black House, like its neighbor to the north--821 S. Prom, is one of the best preserved houses on the Prom. Constructed some time between 1921 and 1933, the house exhibits stylistic features of both the Bungalow and Arts and Crafts styles. Characteristic of the Arts and Crafts is the steeply pitched gable roof, shingle siding, and multi-paned windows. The general shape of the house and the eave treatment are typically Bungalow in nature. The building is highly significant for establishing and maintaining the character of the Prom.

The original owner is believed to have been Hary M. Haller. Born at Lanark, Illinois in 1863, Haller came to Oregon in 1895. He served as Vice President of Kelley Clarke Co., with offices in all major West Coast cities for a number of years, as well as Vice President of the Irvington Club. He was also a member of Masonic bodies, Arlington Commercial and Ad Clubs.

Haller owned subject property from 1926 to approximately 1933 at which time title was turned over to Marie Sealy and Helen Black--both of whom are believed to have been related to Haller--although in what capacity is unknown. In 1937 Sealy relinquished her interest in the property to Helen Black. It remains in the Black family to the present. Recently deceased, long-time owner Harvey Black, was a prominent Portland resident. The house has served as a vacation home since its construction.

Sources:

Men of Oregon--A Gallery of Likenesses of Representative Men Together with Brief Sketches of Their Lives. Portland: Chamber of Commerce Bulletin, 1911.

Sanborn Insurance Map, 1914.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

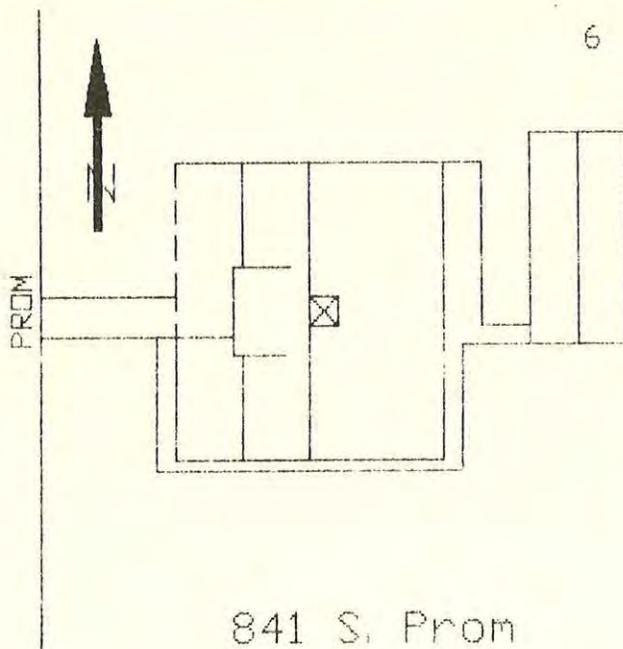
ADDRESS: 841 S. Prom

MAP NO.: 21DB

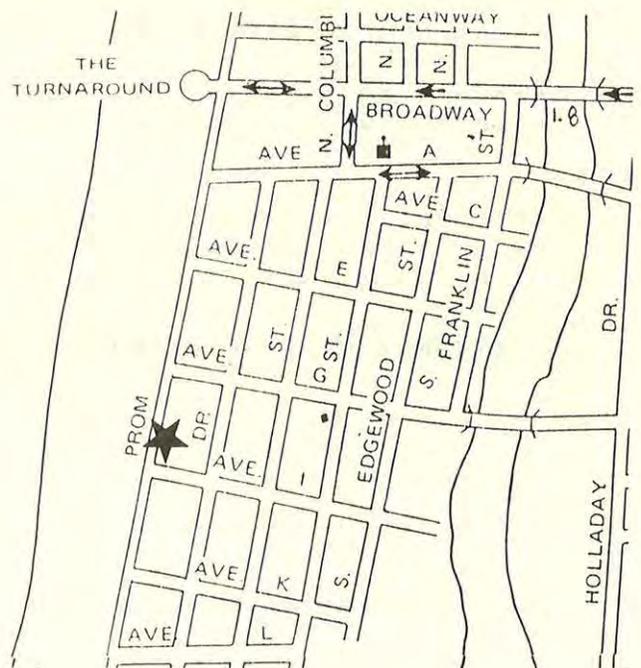
TAX LOT: 7100



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841 S. Prom



NEGATIVE NO.: 4 #28,35  
SLIDE NO.:

SHPO INVENTORY NO.: 764



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

941 S. Prom

Statement of Significance:

The Maternus and Minnie Albert House is an excellent example of the Bungalow Style. Constructed in 1909, the house retains most of its important architectural features including the full-width front porch, low pitched gable roof with wide eaves and exposed rafters, and hipped dormers.

The ground-hugging profile, established by the roofline and dormers, expresses the organic architecture philosophy, espoused by proponents of the Bungalow ethic. The coursed rock garden wall is also in keeping with the popular philosophy which rejected machine made goods for those that were handcrafted and of natural materials.

In contrast to most other residences on the Prom, this house has had few alterations. The original siding has been covered over; however, it appears restorable. The enclosure of the back porch does not detract from the overall character of the house.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921

#765

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

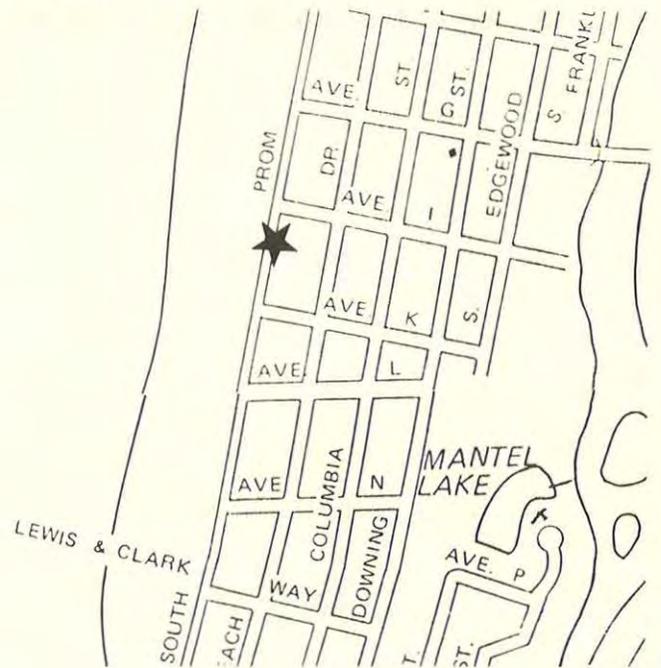
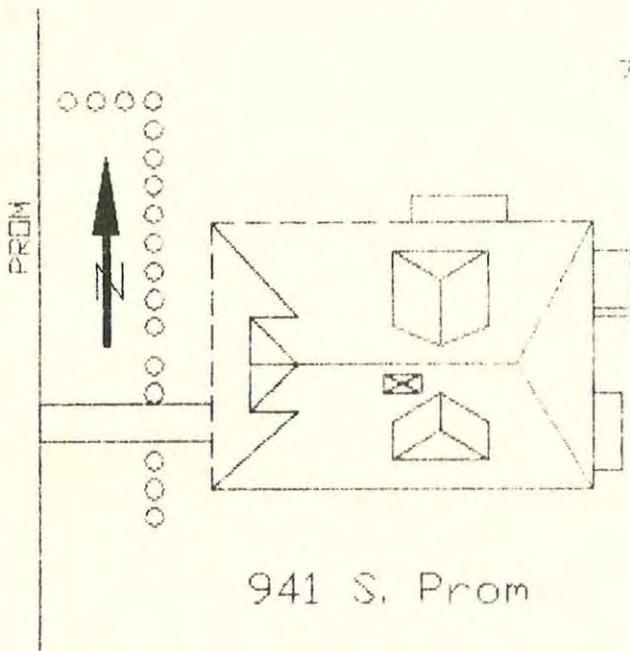
ADDRESS: 941 S. Prom

MAP NO.: 21DB

TAX LOT: 9100



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NEGATIVE NO.: 4 #26  
SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

961 S. Prom

Statement of Significance:

The Robert Jacobs House is a good example of the Norman Farmhouse Style--one of only a few in the city. Distinctive elements include the asymmetrical plan that is punctuated by the steeply pitched gable roofs, round headed window openings, and bellcast entrance. Popular after World War I, particularly in the communities of Portland and Salem, the style was inspired by medieval cottages in France.

It appears that subject house may be a remodel of an older building. Sanborn maps indicate a one-story residence was on the site in 1914 and 1921. Jacobs purchased the property in 1924. He owned it until 1944, therefore, it would seem probable that he made the alterations.

Jacobs (1887-1960) was a nationally-known tax attorney. Born into a poor family in the South, he attended business college in Texas. He found employment in a railroad accounting office before joining First National Bank in 1911. He came to Portland in 1914 where he became U.S. Revenue Assistant Cashier for the State. Between 1916 and 1918 he served as the head of the Oregon Income Tax Force. He was called to Washington, along with other tax experts, to sort out the federal income tax law enacted in 1913. He soon was appointed to the position of Acting Supervisor of the Federal Income Revenue Offices. He returned to Portland where he was admitted to the bar in 1925. In 1927 he represented 27% of all tax appeal cases in Oregon.

Sources:

Sanborn Insurance Maps, 1914, 1921.

The Oregon Journal. 19 May 1960.

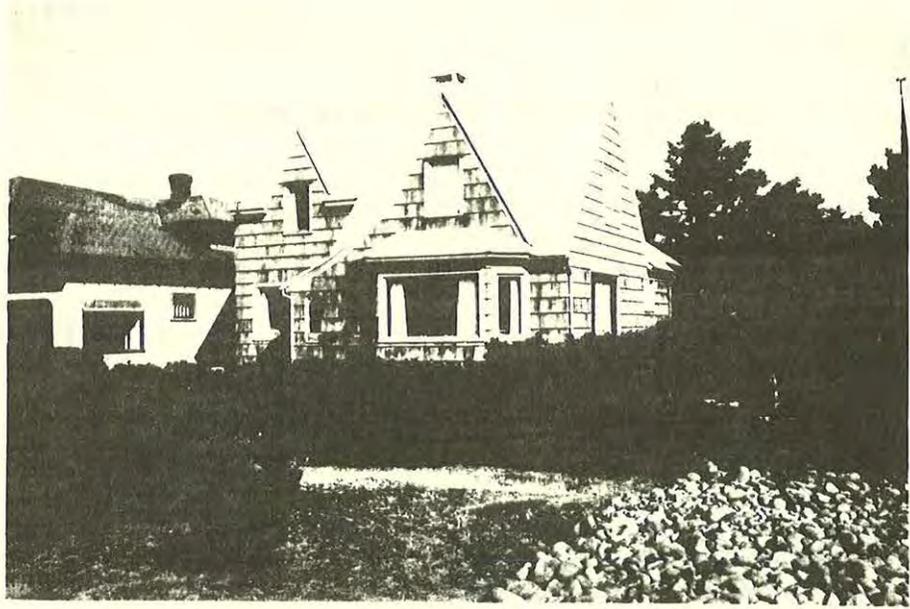
Lockley, Fred. History of the Columbia River Valley. Chicago: S.J. Clarke Publishing Co.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

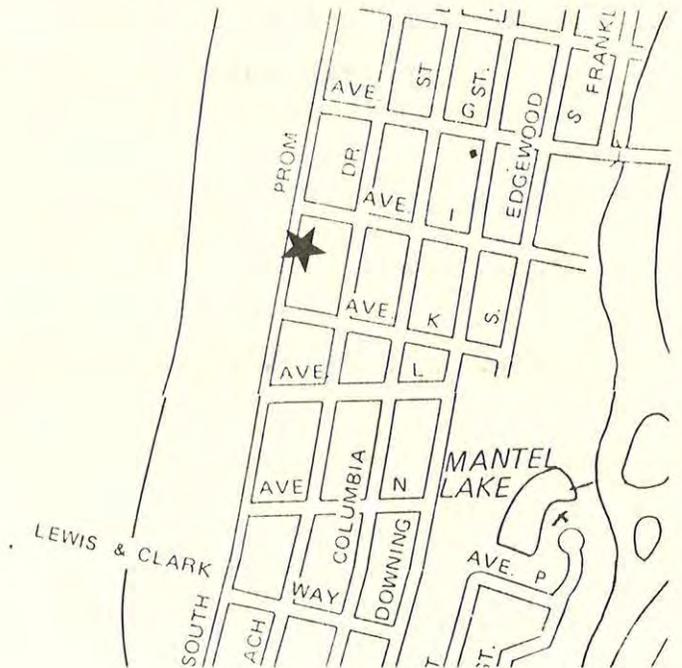
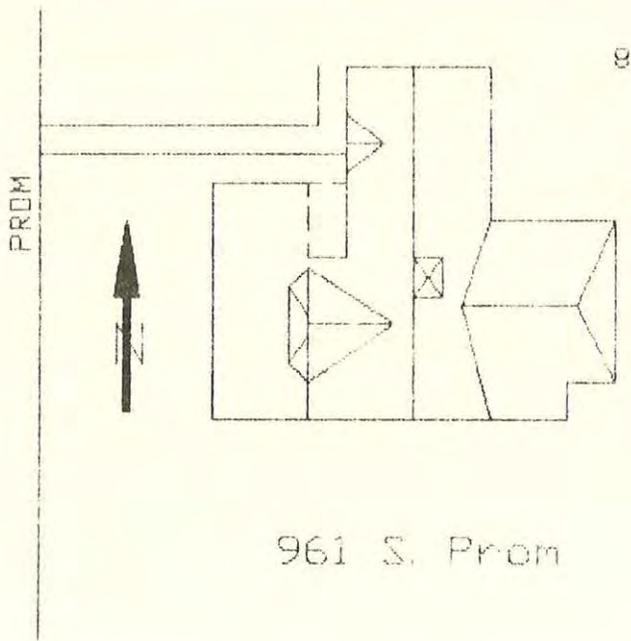
ADDRESS: 961 S. Prom

MAP NO.: 21DB

TAX LOT: 9000



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NEGATIVE NO.: 4 #25  
SLIDE NO.:

SHPO INVENTORY NO.:

466



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1021 S. Prom

Statement of Significance:

This was the summer home of one of Oregon's wealthiest men, Thomas Autzen. Although it has had numerous alterations over its lifetime, the house is nonetheless significant for its association with Autzen. Son of pioneer lumberman Peter Autzen, Thomas took over the helm of the family business--Portland Manufacturing Co.--in 1918. Portland Manufacturing produced the first veneered fir product, commonly known as plywood.

Autzen (1888-1958) was also involved with the Nicholai Dow Co., U.S. National Bank, and Grays Harbor Lumber Co. He was active in many social organizations although he is better known for his interest in public affairs including a trust fund he established, the interest, of which, went to charities.

Sources:

Lockley, Fred. History of the Columbia River Valley. Chicago:  
S.J. Clarke Publishing Co., 1928.  
TICOR Title Co. Records. Astoria, Oregon.

+ 967





CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1131 S. Prom

Statement of Significance:

The Charles E. Preston House is a good example of the Craftsman Style. The house is enhanced by low rock walls which define the north and south property lines. "C.E. Preston" is inscribed in the wall posts on Beach Drive. The wall design is identical to those found at Cutler's Cozy Court on S. Columbia.

Preston, a wholesale grocer in Portland, purchased the property in 1915. It has remained in the family since that time. Notable architectural features include the round-headed door opening, and cast stone steps and balustrade, which appear to date from the 1930's. The polygonal bay windows on the north and south elevations and the shed roof dormers also contribute to the charm of the building. The house is in good condition and contributes to the overall historic character of the neighborhood.

Sources:

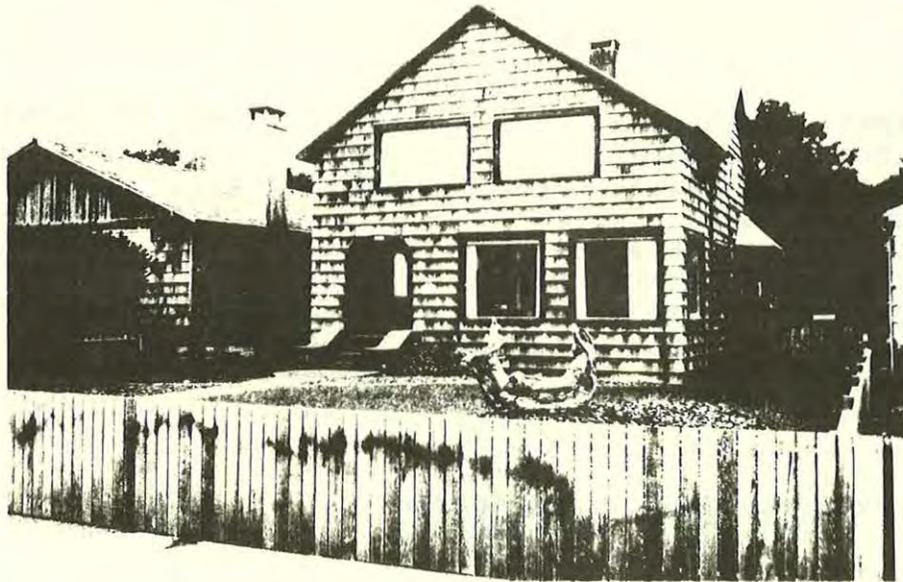
TICOR Title Co. Records. Astoria, Oregon.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

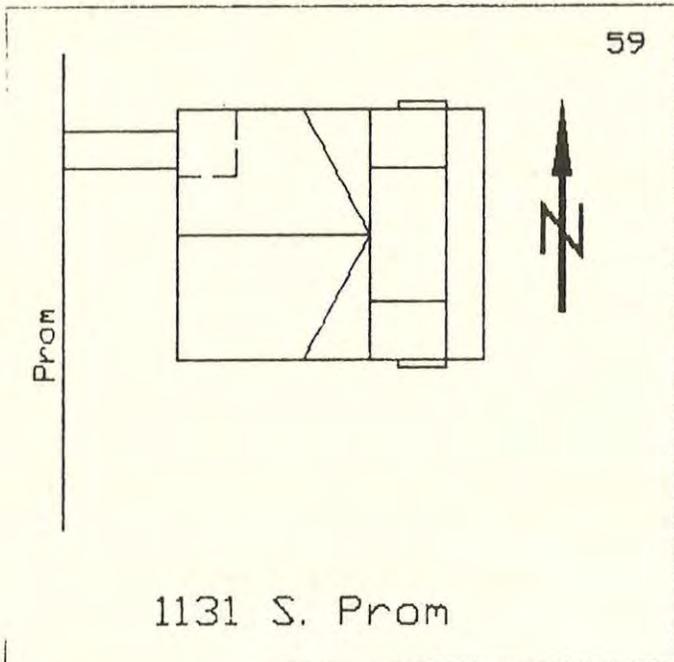
ADDRESS: 1131 S. Prom

MAP NO.: 21DB

TAX LOT: 15500



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NEGATIVE NO.:  
SLIDE NO.:

SHPO INVENTORY NO.:

1013

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** G. Mason House  
**COMMON NAME:**  
**ADDRESS:** 1145 S. Prom  
**OWNER:** Mary & Thomas Herche,  
2621 42nd W., Seattle, WA 98199  
**MAP NO.:** 21 DB      **TAX LOT:** 15200  
**ADDITION:** Hermosa Park  
**BLOCK:** 33      **LOT:** 8  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1930  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** English Cottage  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete w/brick facing  
**ROOF FORM & MATERIALS:** Gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double hung sash. Fixed sash. Horizontal slider.  
**EXTERIOR SURFACING MATERIALS:** Wide, wood shingles.  
**DECORATIVE FEATURES:** Bellcast, projecting gable entrance w/round-headed door opening. Wrought iron balustrade. Massive polychrome chimney; interior chimney.  
**OTHER:** Shed roof dormer, n. elevation. Shed roof porch, n. elevation.  
**CONDITION:** Good.

**NO. OF STORIES:** 1 1/2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):**

**NOTEWORTHY LANDSCAPE FEATURES:** Gravel yard w/horizontal board fence. Coniferous shrubs.

**ASSOCIATED STRUCTURES:** Integral garage, e. elevation.

**SETTING:** On south Prom, five blocks from the Turnaround. In area of early 20th Century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

1014

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1145 S. Prom

Statement of Significance:

The George and Lena Mason House is a good example of the Norman Farmhouse Style. Built in the late 1930's the house has retained a number of its distinctive elements and contributes to the overall character of the Prom.

Salient architectural features include the bellcast, projecting gable entrance with round-headed door opening, wrought iron balustrade and massive polychrome brick chimney.

Sources:

TICOR Title Co. Records. Astoria, Oregon.

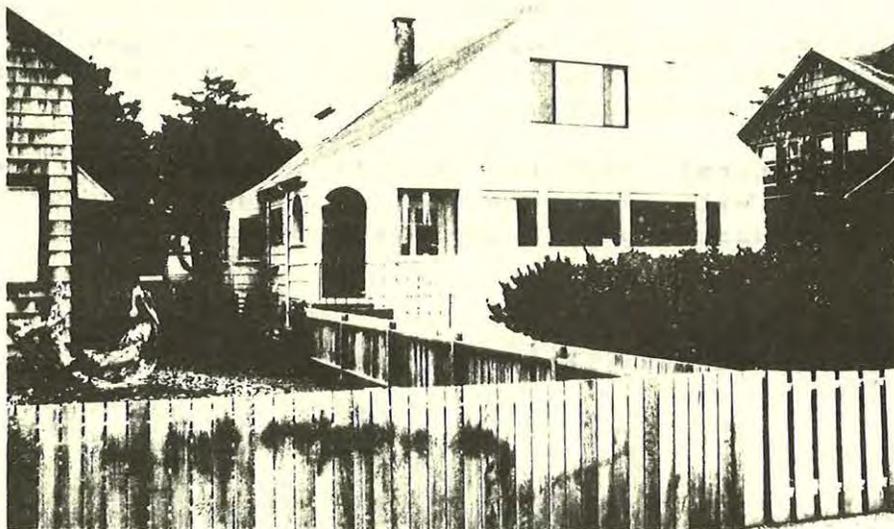
# 1014

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

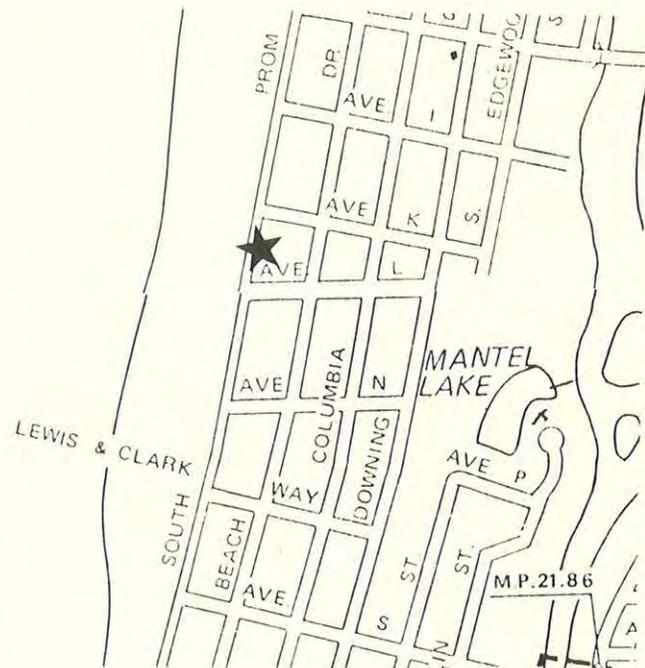
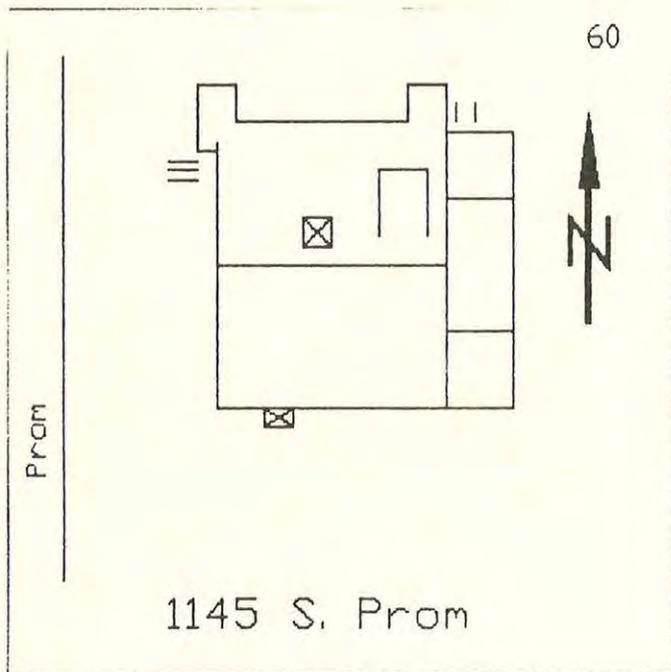
ADDRESS: 1145 S. Prom

MAP NO.: 21DB

TAX LOT: 15200



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NEGATIVE NO.:  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Felton/Babbidge House

**DATE OF CONSTRUCTION:**

c. 1906/1930

**COMMON NAME:**

**ORIGINAL USE:** Residence

**ADDRESS:** 1161 S. Prom

**PRESENT USE:** Residence

**OWNER:** Lester/Sarah Louise Raw  
same

**ARCH. BLDR.:**

**STYLE:** English Cottage

**MAP NO.:** 21DB                    **TAX LOT:** 15301

**RESOURCE TYPE:** Building

**ADDITION:** Hermosa Park

**THEME:** Arch. - 20th c.

**BLOCK:** 33                    **LOT:** 4,7

**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Asymmetrical

**NO. OF STORIES:** 2 1/2

**FOUNDATION MATERIAL:** Concrete

**BASEMENT:** None

**ROOF FORM & MATERIALS:** Bellcast clipped intersecting gable. Wood shingles.

**WALL CONSTRUCTION:** Wood

**STRUCTURAL FRAME:** Stud

**PRIMARY WINDOW TYPE:** Fixed sash.

**EXTERIOR SURFACING MATERIALS:** Shingles.

**DECORATIVE FEATURES:** Round beaded window w/decorative muntins. Round beades door opening. Stone balustrade w/cast stone coping.

**OTHER:** Shed roof attachment, n. and s. elevation. Recessed side porch, n. elevation. Flat roof attachment e. elevation. Attached garage, n,e, elevation.

**CONDITION:** Good.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Windows altered, n.d. Polygonal oval window added, w. elevation, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Red and grey gravel in front yard. Concrete block perimeter fence. Stones, coniferous plantings.

**ASSOCIATED STRUCTURES:** None.

**SETTING:** On the south end of the Prom, five blocks from the Turnaround. In a neighborhood of early 20th Century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 468

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1161 S. Prom

Statement of Significance:

Sanborn Maps indicate this house underwent a major remodel some time during the 1930's. It is believed to have been constructed c. 1906 when the property was purchased by Katherine Felton. Elizabeth Babbidge bought the home in 1930. The remodel is attributed to Babbidge.

The bellcast, clipped gable roof and wide wood shingle siding are characteristic features of revival styles, such as the English Cottage, which was popular during the interwar years in western Oregon. A round headed window with decorative muntins, round headed door openings, and a stone balustrade at the main entrance, are other important architectural elements.

The landscape materials--including a graveled front yard and a concrete block perimeter fence-- are well maintained although somewhat severe in contrast to the curvilinear lines of the house. Alterations include the replacement of some windows and the attachment of polygonal oriel window on the west elevation. Wood shingled roofs are somewhat uncommon in Seaside though a complimentary material for a house of this style. The house is in good condition and is an important contributing element to the Promscape.

Sources:

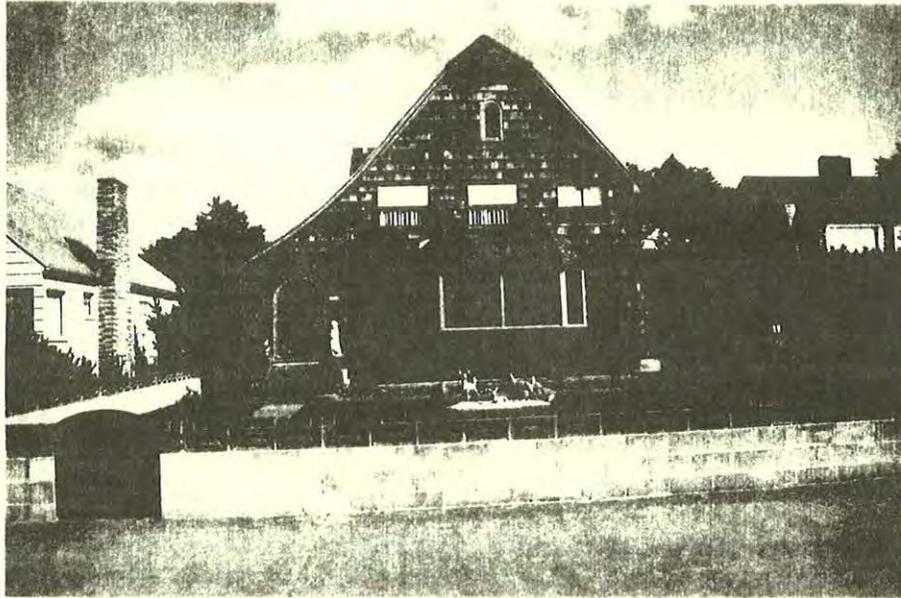
TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

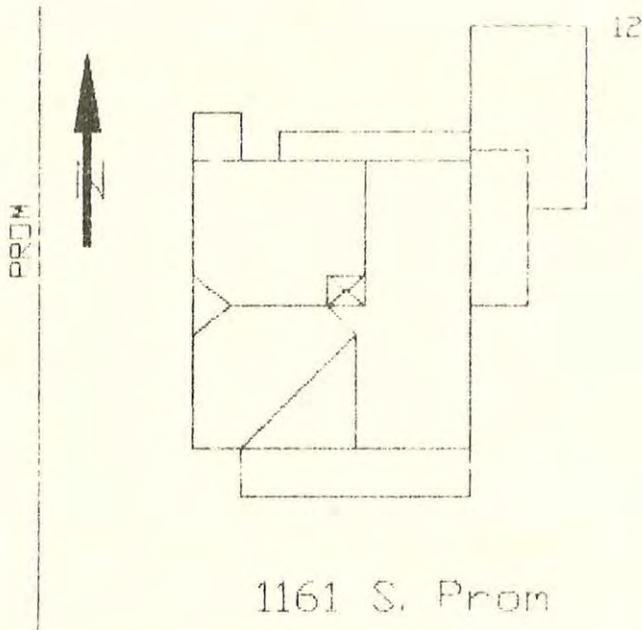
ADDRESS: 1161 S. Prom

MAP NO.: 21DB

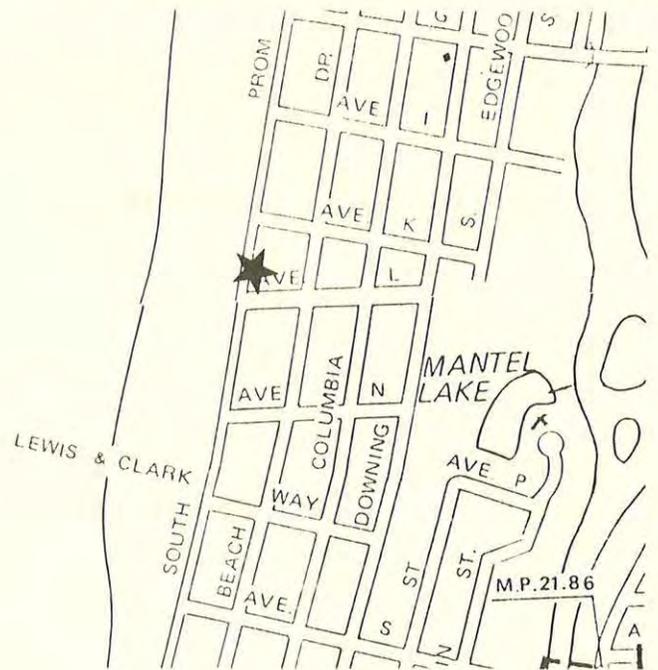
TAX LOT: 15301



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1161 S. Prom



NEGATIVE NO.: 4 #21  
SLIDE NO.:

SHPO INVENTORY NO.: 768



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1175 S. Prom

The Thomas and Anne Roberts House is one of only several Colonial Revival Style houses on the Prom. Screened by dense native plant materials, the house has retained much of its integrity despite a number of alterations. It is also significant for its association with Roberts, a millionaire, who with his brother, Henry, founded Roberts Department Store in 1892. Roberts was a Welsh immigrant. His wife Anne was of Oregon pioneer stock.

According to Sanborn Maps, the Roberts House was only one-story until at least the mid 1920's. Roberts (1864-1944) had purchased the property in 1904 and presumably constructed the original house shortly thereafter.

The Colonial Revival style, the Dutch Colonial included, was popular from 1910 to 1935. Reflecting national pride that reached a peak after World War I, the style is derived from traditional Greek and Roman architecture that symbolized Democracy. The house is in good condition and is an important contributing element to the character of the Prom.

Sources:

The Oregon Journal. 16 October 1944, p. 7.  
The Oregon Journal. 29 December 1944, p. 7.  
Sanborn Insurance Maps, 1914, 1921.





CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1231 S. Prom

Statement of Significance:

The William W. Paulson House is a fine example of the Bungalow Style. Built c. 1925, the house has retained its historic character. Alterations are limited to re-siding and enclosure of the front porch. The current siding is believed to cover the original. The method of porch enclosure has apparently maintained the components of the porch intact.

Paulson (1877-1966) was the secretary-treasurer for the Apostolic Faith Church for 40 years. He owned the property from 1925 until 1956. The Paulson House is remarkably similar to the Haller House at 841 S. Prom. Most noticeable are the steeply-pitched gable roofs which are pierced by shed roof dormers. Original features include the double-hung sash windows (in two's and four's), exposed rafters, purlins and braces--all hallmarks of the style. Decorative vertical window muntins are common in Bungalows built in the 20's and 30's. The door handle and key plate are also worthy of mention.

The house and matching garage are located on a large lot. They are in good condition and contribute to the overall character of the Prom.

Sources:

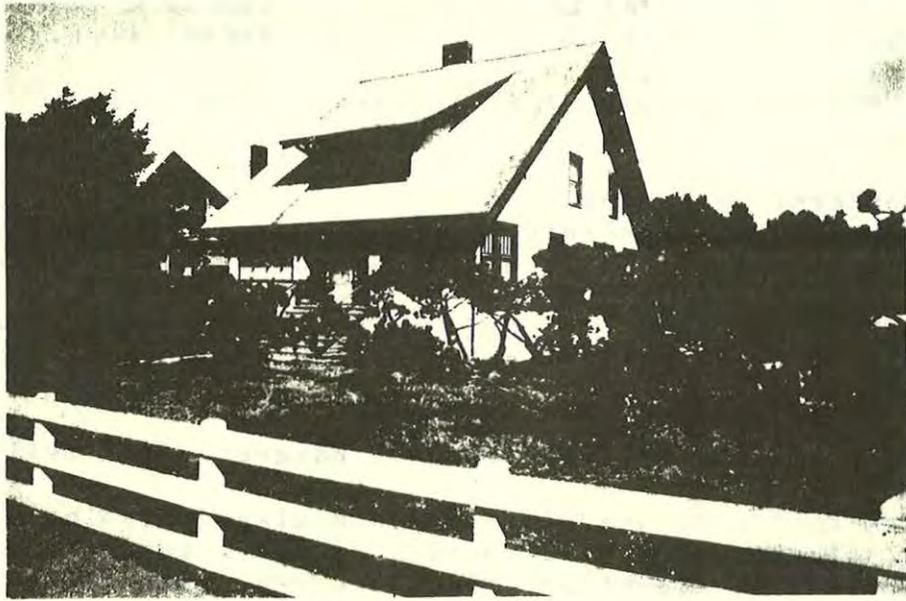
The Oregon Journal. 14 November 1966, p. 5C.  
Sanborn Insurance Map, 1921.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

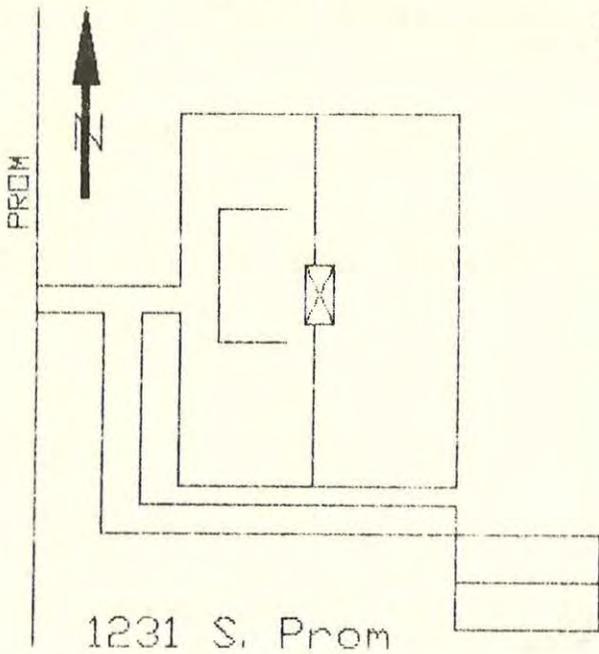
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MAP NO.: 21DB

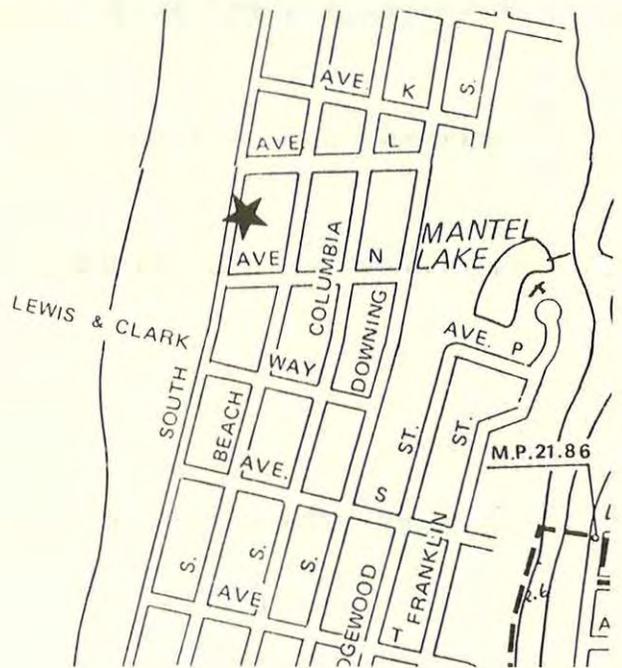
TAX LOT: 15900



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13



NEGATIVE NO.: 4 #18  
SLIDE NO.:

SHPO INVENTORY NO.:

710



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

1351 S. Prom

Statement of Significance:

The Blaise Labbe House is one of the best preserved Bungalows on the Prom. It is also significant for its association with Labbe (1835-1917), a French immigrant and pioneer Portland merchant. Sensitive alterations do not detract from the character of the house. The house is in good physical condition.

The Labbe brothers established a grocery store at Second and Washington in Portland, in 1865. The business was quite profitable and soon outgrew its original quarters. The Labbe's then built Portland's "First Skyscraper", a four-story building, on the site of the original store. It was demolished in 1933.

The Labbe Brothers settled in Wisconsin initially after immigrating from France. They found employment in the logging and fishing industries. The Civil War interrupted trade between the Midwest and the South, which had been the Labbe's primary market for their goods. In 1863 they crossed the plains to Oregon. They accumulated capital while working in the mines some where along the Columbia River and soon after moved to Portland to start the grocery business--described by one source as one of the foremost business firms in Portland.

The Labbe Bungalow has retained its salient architectural features, such as the wide, overhanging eaves, purlins and braces, and bargeboards. Also of note are the multi-light casement and double-hung sash windows--all of which are intact as built--and the Mission Style front door. Minor alterations include the projecting front entrance and the rear ell which has a bellcast roof. These changes do not significantly compromise the building's integrity. A shingled garage is also on the property. The house, which is in good condition, contributes to the historic character of the Prom.

Sources:

The Oregonian. 4 December 1933, p. 2.  
Gaston, Joseph. Portland: Its History and Builders. Chicago:  
The S.J. Clarke Publishing Co., 1911.

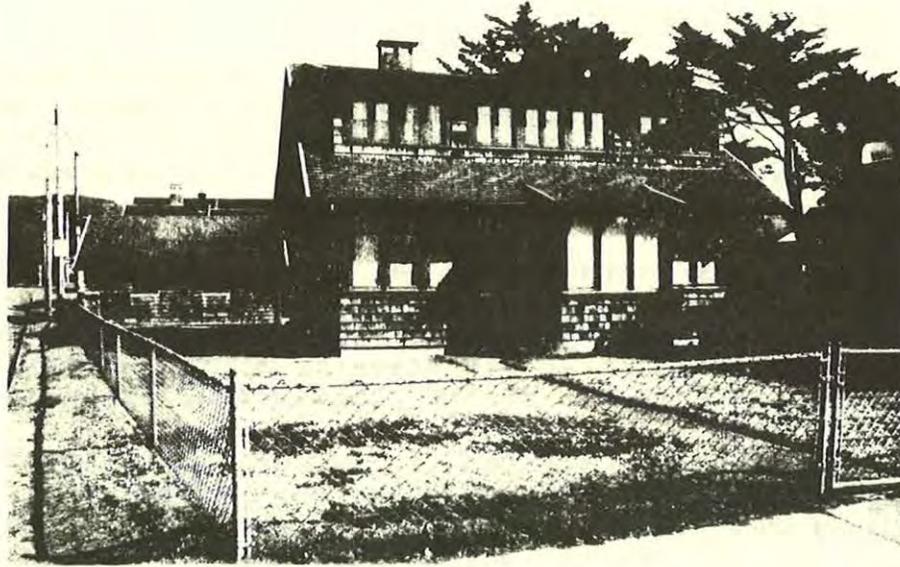
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CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

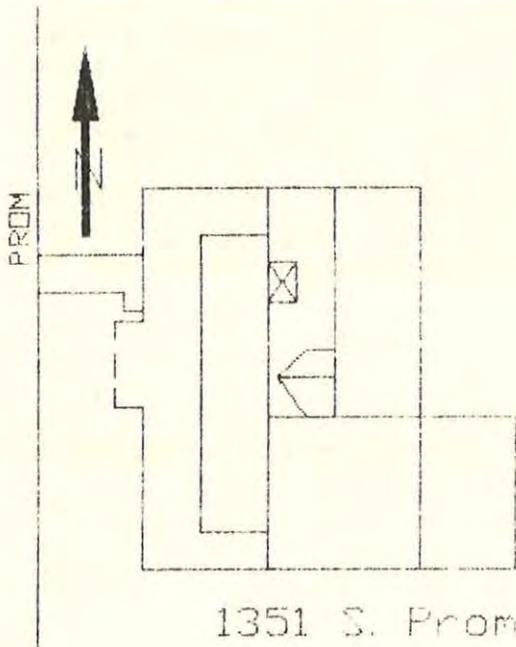
ADDRESS: 1351 S. Prom

MAP NO.: 21CD

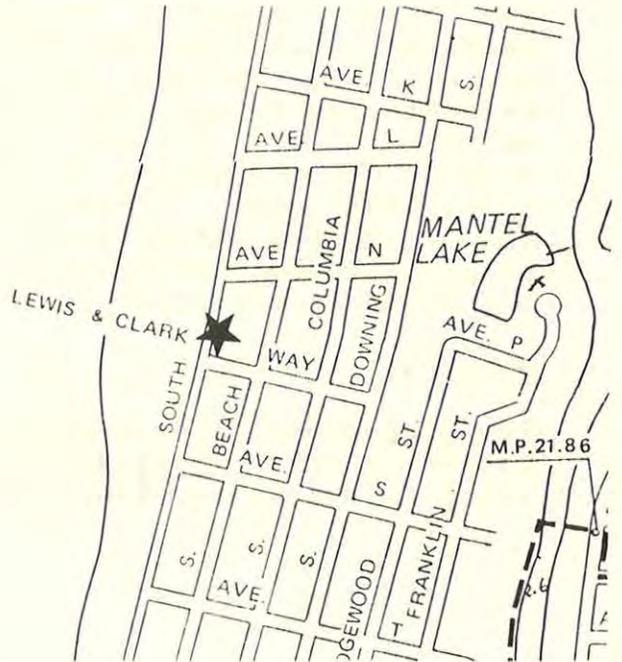
TAX LOT: 8400



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15



NEGATIVE NO.: 4 #14  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** John & Mary Baker House      **DATE OF CONSTRUCTION:** c. 1929  
**COMMON NAME:** Baker's Loaf      **ORIGINAL USE:** Residence  
**ADDRESS:** 1581 S. Prom      **PRESENT USE:** Residence  
**OWNER:** N. Busch/T.Krieger/N.Hansen      **ARCH. BLDR.:**  
T.Baumgartner, 8430 NE 6th, Belluvue,WA      **STYLE:** Bungalow  
**MAP NO.:** 21CD      **TAX LOT:** 8500      **RESOURCE TYPE:** Building  
**ADDITION:** Cartwright Park      **THEME:** Arch. - 20th c.  
**BLOCK:** 13      **LOT:** 7  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** Rectangular      **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:** Concrete block      **BASEMENT:** Yes  
**ROOF FORM & MATERIALS:** Gable w/wide overhanging eaves and exposed rafters.  
Composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double-hung sash; some in pairs. Shed roof dormers,  
n. and s. elevation.  
**EXTERIOR SURFACING MATERIALS:** Wide wooden shingles.  
**DECORATIVE FEATURES:**  
**OTHER:** Paneled and glazed door.  
**CONDITION:** Good. Some shingles recently replaced.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Partially enclosed front porch,  
n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Sandy front yard. Ground cover in north  
side yard and back yard. Foundation plantings, front elevation: salal,  
St. John's Wort. Mature conifers in back yard.

**ASSOCIATED STRUCTURES:** One story, gable garage w/shingle siding and skirt  
roof.

**SETTING:** Eight blocks south of the Turnaround on the Prom. In an area of  
early 20th Century residences. One half block from Lewis and Clark Salt  
Cairn.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 712

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

1581 S. Prom

Statement of Significance:

Baker's Loaf, as it is known locally, is a good example of the Bungalow style. It is well-preserved and contributes to the historic Prom streetscape. The property was purchased by John W. (1868-1938) and Mary M. (1872-1971) Baker in 1929. The house could have been constructed before that date, perhaps as early as 1922, but the longevity of the Baker ownership demands recognition of their association.

Designed as a classic Bungalow, the house exhibits characteristic features, such as wide, overhanging eaves, exposed rafters, and double-hung sash windows. Shed roof dormers, in this case on the north and south elevations, are typical components of the style.

John Baker was the son of pioneers Perry and Maria J. Baker (see 1000 N. Holladay).

Sources:

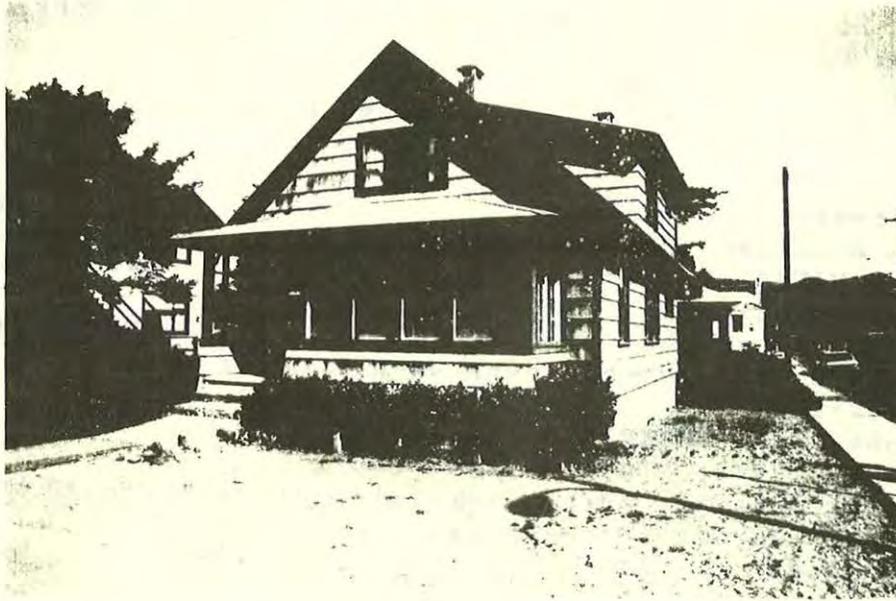
TICOR Title Co. Records. Astoria, Oregon.  
Oregon Journal. 21 April 1938 p. 18.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

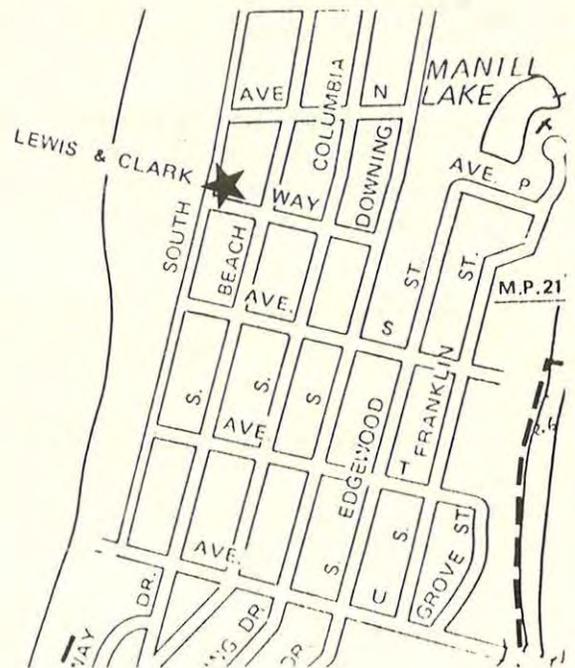
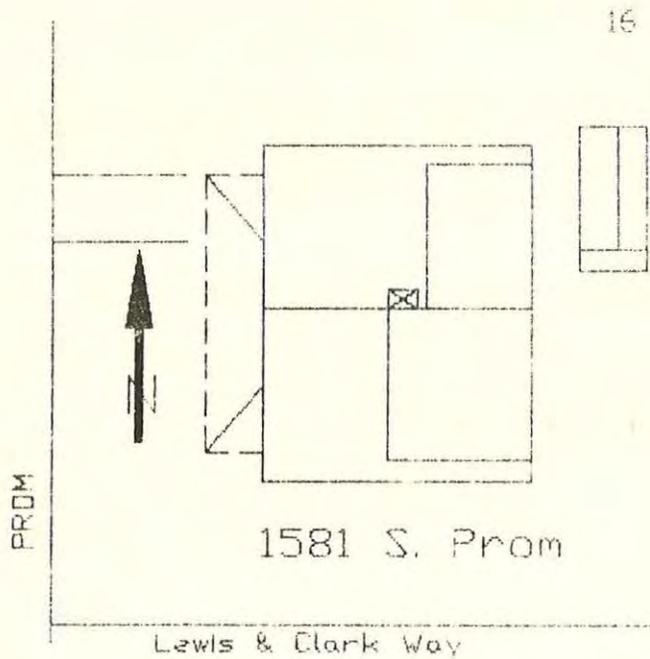
ADDRESS: 1581 S. Prom

MAP NO.: 21CD

TAX LOT: 8500



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NEGATIVE NO.: 4 #13  
SLIDE NO.:

SHPO INVENTORY NO.: 772



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCCE SURVEY FORM  
(Continuation Sheet)

1861 S. Prom

Statement of Significance:

The Albers House is a good example of the Bungalow style. It is also significant for its association with Bernard and Ida Wascher Albers, who owned the property from 1912 until 1927.

Constructed circa 1915, the house has had some alterations. These include the enclosure of the front porch and the replacement of most windows. These changes have been made in a somewhat sensitive manner; the shape of the windows have been retained and replacement sashes are of anodized, rather than the raw, mill-finished aluminum.

Bernard Albers was the founder of Albers Brothers Milling Co. Ida (1868-1951) was the sister of Alfred R. Wascher who, with other family members, owned and operated A.R. Waswcher & Co., a general store, that , for many years, was located in the Weinhard Building on Broadway.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1921.  
Oregon Journal. 30 October 1951 p. 19.

4793

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

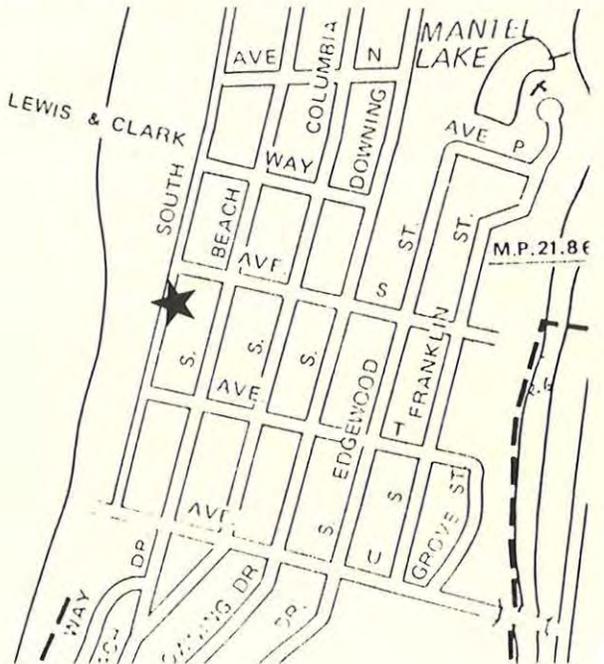
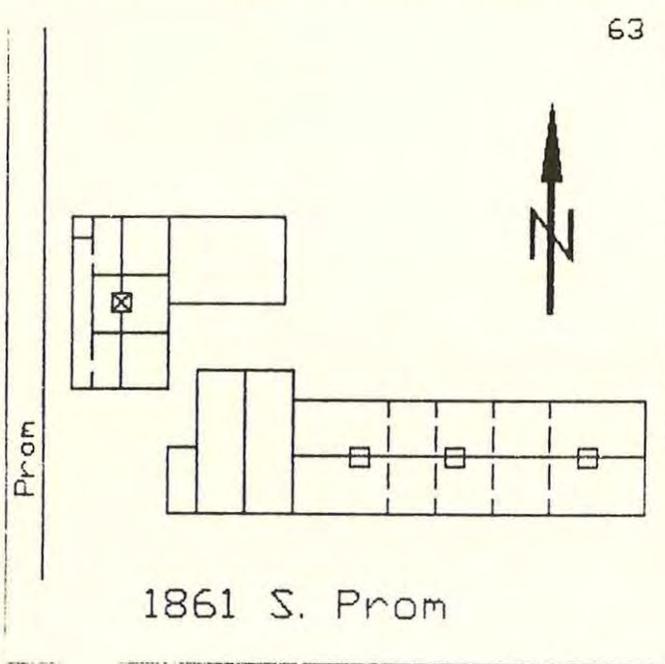
ADDRESS: 1861 S. Prom

MAP NO.: 21CD

TAX LOT: 7900



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NEGATIVE NO.: 4 #6  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** T.W. Vreeland House  
**COMMON NAME:**  
**ADDRESS:** 2041 S. Prom  
**OWNER:** Folger & Margaret Johnson  
P.O. Box 722, Seaside  
**MAP NO.:** 21 CD      **TAX LOT:** 7500  
**ADDITION:** Cartwright Park  
**BLOCK:** 6      **LOT:** 9  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1907  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Dutch Colonial  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete block  
**ROOF FORM & MATERIALS:** Gambrel w/narrow skirt roof. Wood shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double hung sash. Fixed sash. Shed roof dormer, n. elevation.  
**EXTERIOR SURFACING MATERIALS:** Shingles.  
**DECORATIVE FEATURES:**  
**OTHER:** Paneled and glazed door w/vertical board door (shutter) storm door. Brick exterior chimney. Interior stuccoed chimney. Shed roof attachment, e. and n. elevation.  
**CONDITION:** Good.

**NO. OF STORIES:** 1 1/2  
**BASEMENT:** None  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Front porch partially enclosed, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Ground cover and coniferous trees in front yard. Woven horizontal board fence encloses backyard; well tended lawn; large coniferous tree.

**ASSOCIATED STRUCTURES:** Two garages w/hipped roofs, e. of house; two sets of hinged wooden doors; wood shake roof.

**SETTING:** On the south Prom, nine blocks from the Turnaround. In a neighborhood of early 20th Century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 7774

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

2041 S. Prom

Statement of Significance:

The Vreeland House is the best preserved Colonial Revival style house on the Prom. Reportedly built in 1907, the house was originally owned by Thad W. Vreeland. It was sold to Lavilla Humason in 1921.

The Colonial Revival style has enjoyed wide spread popularity over several different periods of time. This popularity usually coincides with periods of pervasive nationalism, following war times, for example.

The Gambrel roof is a particularly distinctive component of the Dutch Colonial. As is often the case, the full eave return is capped with a skirt roof. Appropriately, the roofing material is wood shingle.

The house is in good condition with no apparent alterations. It is important in establishing and maintaining the character of the streetscape.

Sources:

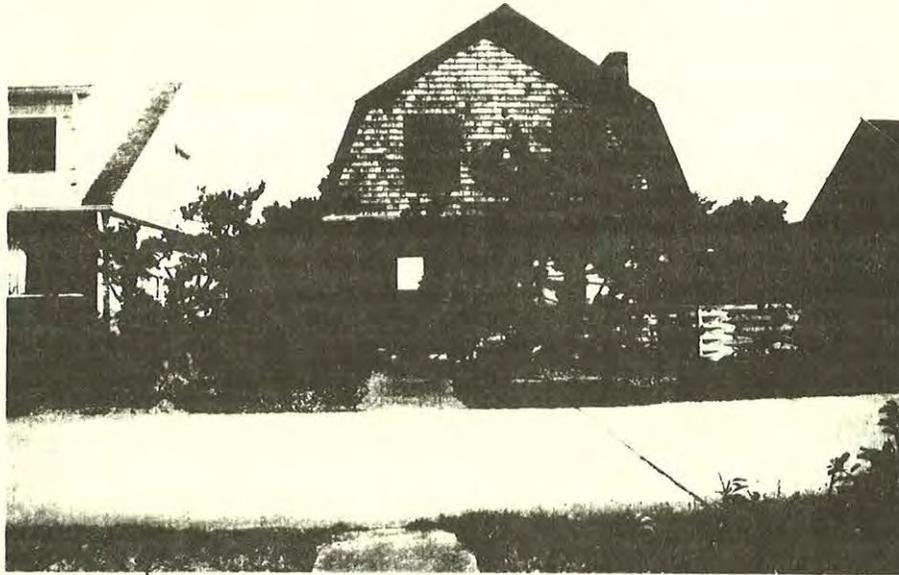
TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

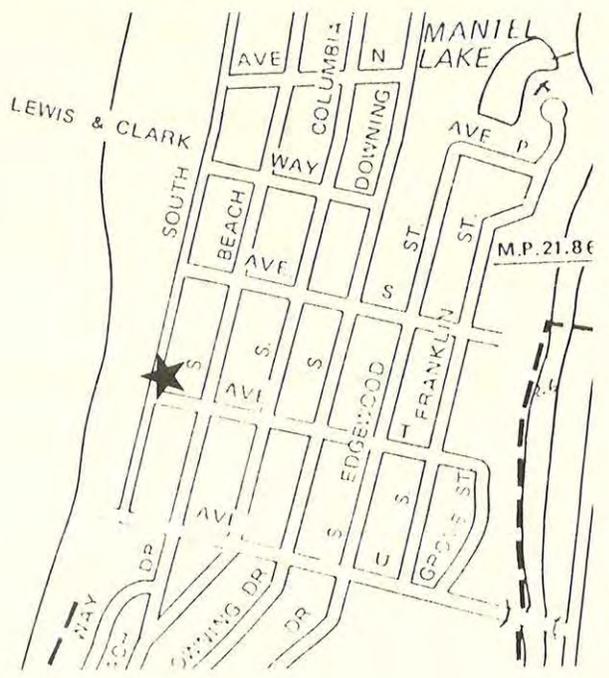
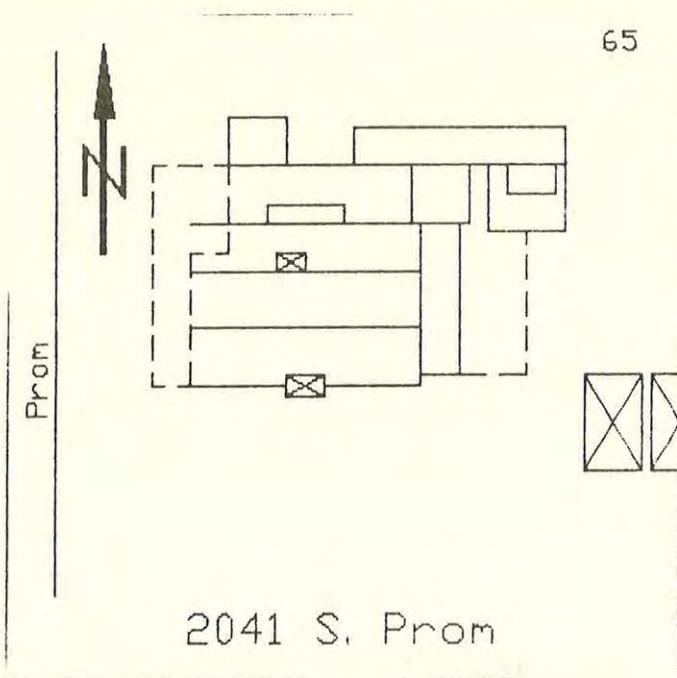
ADDRESS: 2041 S. Prom

MAP NO.: 21CD

TAX LOT: 7500



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NEGATIVE NO.: 4 #3  
 SLIDE NO.:

SHPO INVENTORY NO.:

774

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Walker House  
**COMMON NAME:**  
**ADDRESS:** 811 1st Avenue  
**OWNER:** Marilyn Scott  
same  
**MAP NO.:** 21 AA      **TAX LOT:** 7900  
**ADDITION:** 1st Add. to Ocean Grove  
**BLOCK:** 3      **LOT:** 19  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1900  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Bed & Breakfast  
**ARCH. BLDR.:**  
**STYLE:** Craftsman  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Asymmetrical  
**FOUNDATION MATERIAL:** Concrete  
**ROOF FORM & MATERIALS:** Intersecting gable. Composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double-hung sash w/architrave molding.  
**EXTERIOR SURFACING MATERIALS:** Horizontal lap, shingles, cornerboards.  
**DECORATIVE FEATURES:** Bargeboards, lattice glass, beltcourse, patterned shingles.  
**OTHER:** Full-width front porch with hip roof, wrought-iron posts, watertable, interior chimney.  
**CONDITION:** Good

**NO. OF STORIES:** 2  
**BASEMENT:** Yes  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Moved, c. 1940. Porch posts and window sashes replaced, n.d. Back porch altered, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Laurel hedge and pampas grass along street frontage. Double lot w/old deciduous trees. Concrete path around house. Ornamental plantings at driveway.

**ASSOCIATED STRUCTURES:** One-story, two car garage south of house.

**SETTING:** South side of 1st Avenue, a lightly traveled residential street. Commercial buildings adjacent to west. Unimproved alley adjacent to south.

**STATEMENT OF SIGNIFICANCE:** See continuation sheet.

**SOURCES:** See continuation sheet.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

1015

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

811 1st Avenue

Statement of Significance:

Although the Walker House has been moved from its original site, it is nonetheless a fine example of a late Queen Anne style residence. The house has the asymmetrical massing, patterned shingles, and double-hung sash windows characteristic of the late style.

According to the current owner the house originally stood on Holladay, just north of Broadway. It is in good condition.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.  
Huntsman, Robert. Correspondence, 1986.

#1015

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

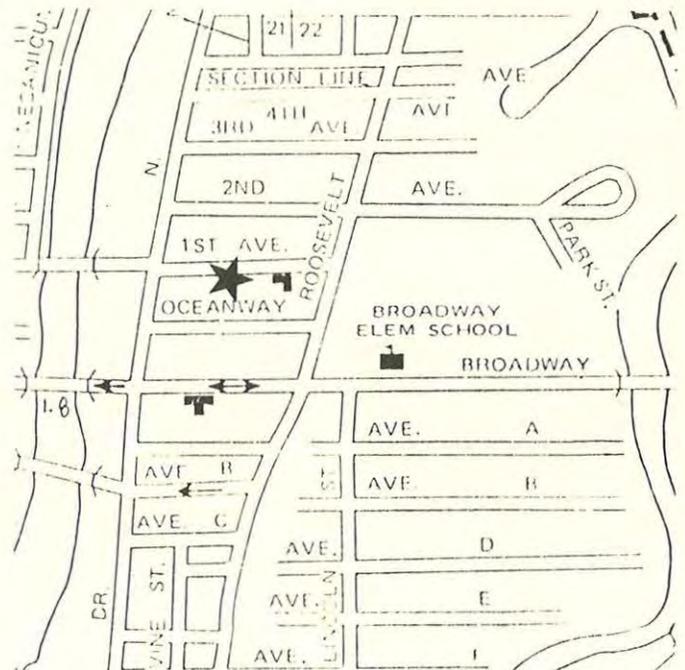
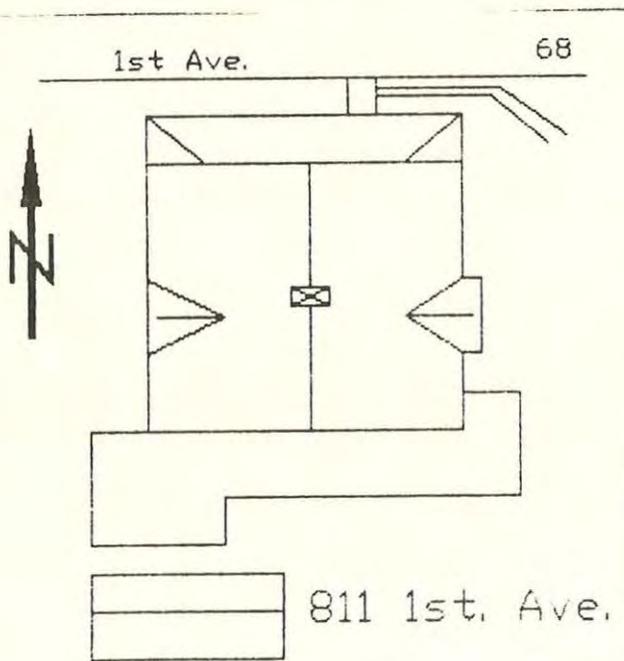
ADDRESS: 811 1st Avenue

MAP NO.: 21AA

TAX LOT: 7900



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NEGATIVE NO.: 7 #23  
 SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Laura Hugg House  
**COMMON NAME:**  
**ADDRESS:** 119 2nd Avenue  
**OWNER:** Donivan & Norma Lichty  
          same  
**MAP NO.:** 21 AB           **TAX LOT:** 9100  
**ADDITION:** Ocean Grove  
**BLOCK:** 3               **LOT:** 2  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1911  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete block  
**ROOF FORM & MATERIALS:** Low pitched clipped gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double hung sash and casements.  
**EXTERIOR SURFACING MATERIALS:** Varigated shingles.  
**DECORATIVE FEATURES:** Vertical muntins. Massive purlins and braces.  
Riverrock chimney. Flared walls.  
**OTHER:** Glass enclosed front porch w/large shingled posts, French doors and paneled and glazed doors. Shed roof attachment, s. elevation. Back porch w/battered posts and fiberglass cover.  
**CONDITION:** Good. Trim needs painting. Mossy shingles.

**NO. OF STORIES:** 2  
**BASEMENT:** No  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Porch enclosed, n.d. Back porch added, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Small lawn. Foundation plantings: rhododendrons. Parking lot adjacent to house on e. side. Vertical board fence along w. property line.

**ASSOCIATED STRUCTURES:** Eaveless gable garage w/wooden overhead door and shingle siding, w. of house.

**SETTING:** On lightly traveled street of residences, three blocks from commercial core.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 777

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

119 2nd Avenue

Statement of Significance:

The Laura Hugg House is an excellent example of the Bungalow style. It is believed to have been constructed circa 1911 when the property was purchased by Laura W. Hilliard. In 1929 it was sold to the heirs of Laura W. Hugg. Hilliard and Hugg are presumably the same person.

The house exhibits the characteristic horizontal massing, common to most Bungalows. This ground hugging quality is enhanced by the "clipping" of the gable.

Bungalow designers advocated the use of natural materials and a handcrafted look. In this case the use of variegated shingles, riverrock chimney, vertical muntins, massive purlins and braces, and flared walls are intended to fulfill this advocacy.

The house is in good condition and has received relatively few alterations.

Sources:

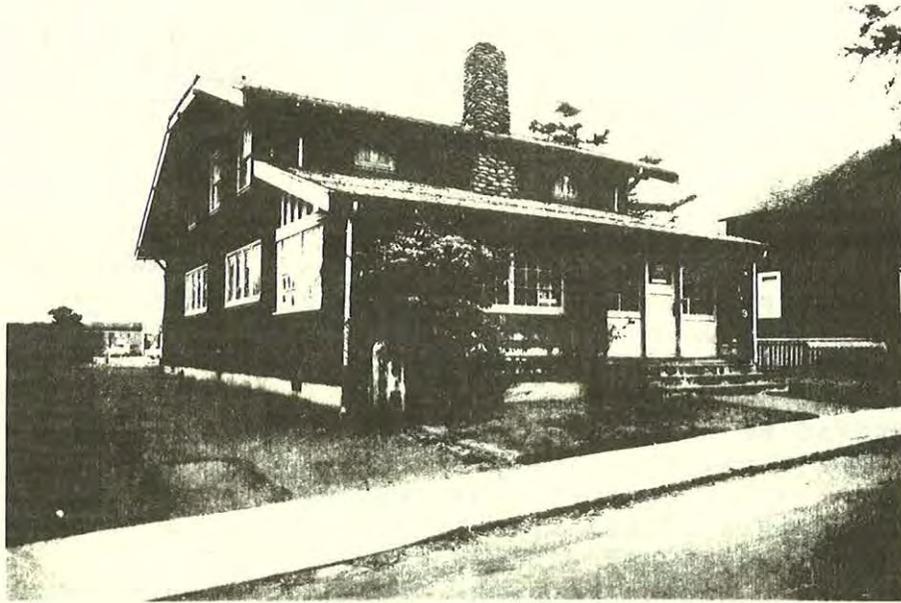
TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

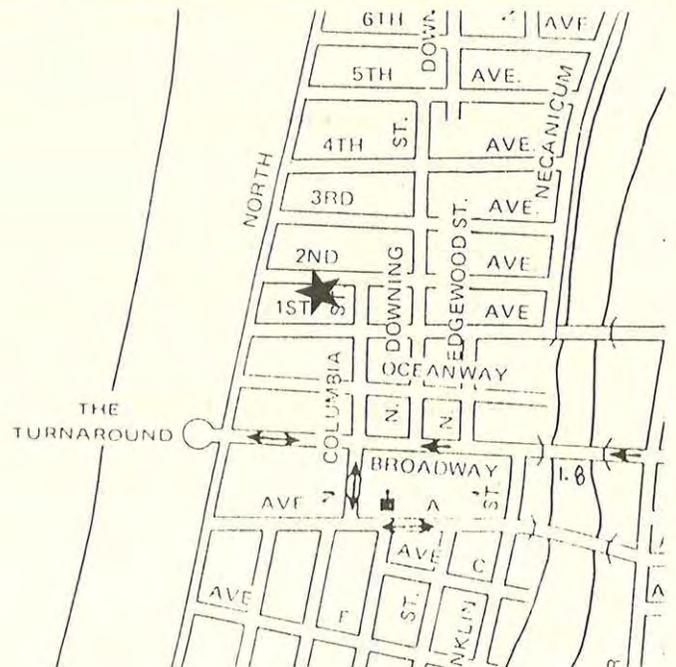
ADDRESS: 119 2nd Avenue

MAP NO.: 21AB

TAX LOT: 9100



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NEGATIVE NO.: 7 #20  
SLIDE NO.:

SHPO INVENTORY NO.:

777



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

460 2nd Avenue

Statement of Significance:

The Wheatley House is significant as a fine example of the Colonial Revival style, and for its association with Harry M. Wheatley of Selnes & Wheatley department store.

Harry Wheatley began his long career in the retail business as a clerk in the F. Dresser & Co., a Portland mercantile with a branch in Seaside. With John Selnes, Wheatley purchased the Josiah Wert butcher shop and grocery in 1908. The partners upgraded the business by selling the butcher shop and adding clothing so that by 1925 Selnes & Wheatley had become a department store. Located at 726 Broadway the building remains today, however, the exterior has been altered.

The gambrel roof is a feature which distinguishes this particular type of Colonial Revival as a Dutch Colonial. The roof line is embellished by shed dormers on the north and south elevations. Other salient architectural elements include the shingles and lap siding, window types and arrangement, and the front porch with its mansard roof.

Ornamental shrubs and a stone wall enhance the home.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1921.  
Polk, R.L. and Co. Clatsop County Directory, 1904, 1910, 1915, 1920, 1925, 1931.  
Seaside Signal. 6 July 1907.  
Seaside Signal. 4 April 1908.  
Seaside Signal. 23 May 1908.  
Seaside Signal. 2 October 1908.  
Seaside Signal. 12 January 1915.  
Seaside Signal. 15 January 1915.  
Seaside Signal. 12 March 1925.

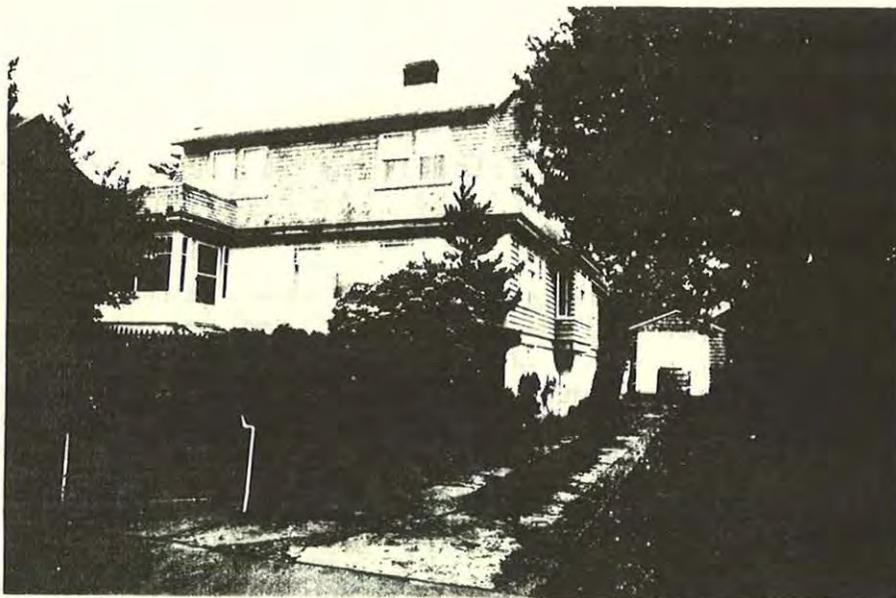
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CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

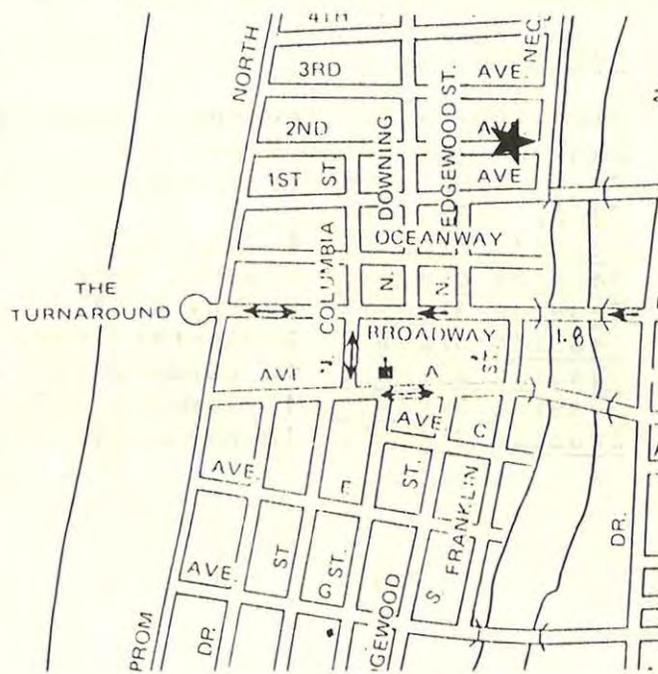
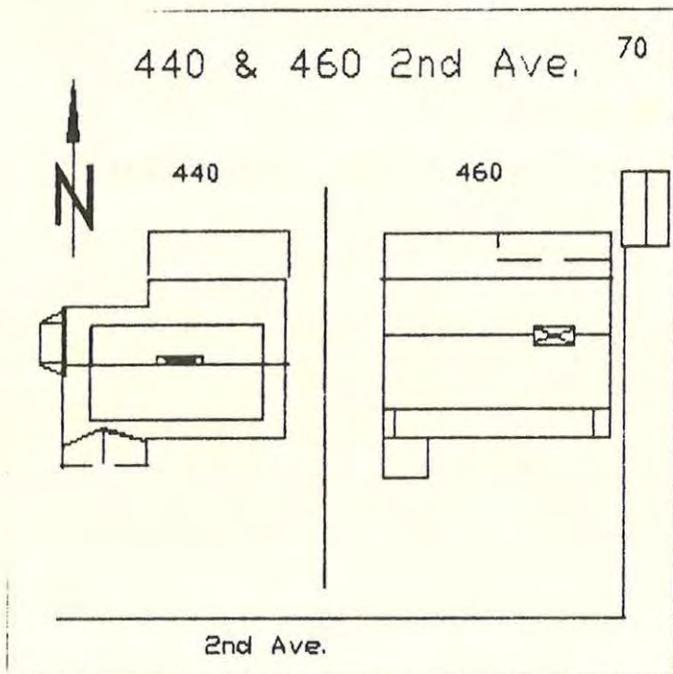
ADDRESS: 460 2nd Avenue

MAP NO.: 21AB

TAX LOT: 5400



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NEGATIVE NO.: 7 #22

SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM  
(Continuation Sheet)

440 2nd Avenue

Statement of Significance:

A fine example of the Colonial Revival style, this house is also significant for its association with John Selnes, a long time Seaside resident. Selnes was active in public affairs, acting as the fire chief for the volunteer fire department and participating in the Seaside band. He also operated the Selnes & Wheatley department store with Harry M. Wheatley, who lived next door at 460 2nd Avenue.

Selnes began as a clerk for F. Dresser & Co. Mercantile, a Portland business which operated a branch in Seaside during the summer season. In 1908 Selnes and Harry Wheatley, also a clerk at Dresser's, bought Josiah Wert & Co., a butcher shop and grocer. They sold the butcher shop and added a shoe department. In 1915 they purchased a delivery truck, one of the first in the area. By 1925 their business was listed as a department store. The Selnes & Wheatley store was rebuilt after the fire of 1912, but over the years the building has lost much of its physical integrity.

Selnes's wife, Josephine, was also active in civic affairs, such as the Seaside Women's Club.

The house is generally in good condition. Decorative features include the bay window and shed roof dormers, as well as the shutters, vertical window muntins and steeply pitched gable roof with partial returns. The projecting, pedimented gable front porch with square posts and caps is also quite handsome.

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Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1921.  
Polk, R.L. and Co. Clatsop County Directory, 1904, 1910, 1915, 1920, 1925, 1931.  
Seaside Signal. 6 July 1907.

440 2nd Avenue cont.

Seaside Signal. 4 April 1908.  
Seaside Signal. 23 May 1908.  
Seaside Signal. 2 October 1908.  
Seaside Signal. 12 January 1915.  
Seaside Signal. 15 January 1915.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

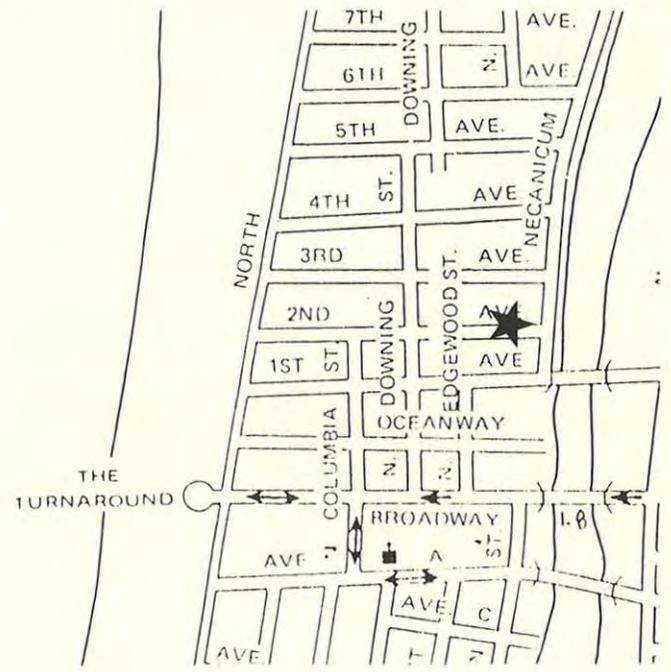
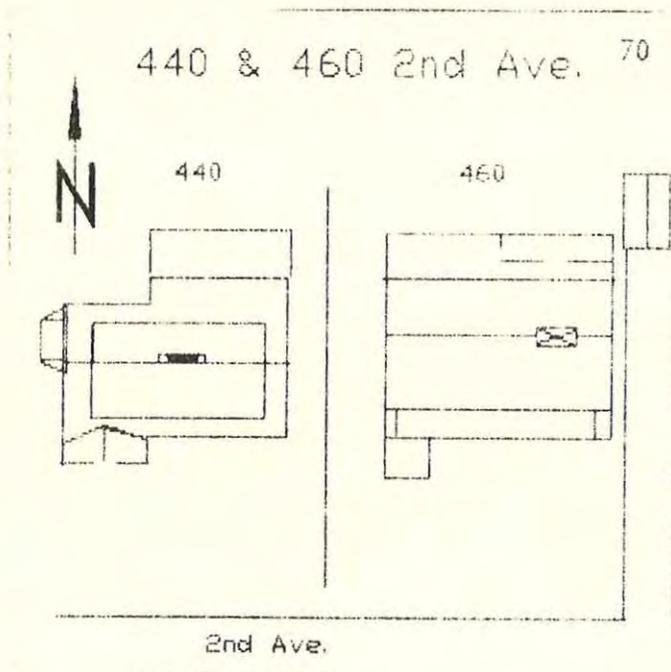
ADDRESS: 440 2nd Avenue

MAP NO.: 21AB

TAX LOT: 5300



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NEGATIVE NO.: 7 #21  
 SLIDE NO.:

SHPO INVENTORY NO.: 779



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

811 2nd Avenue

Statement of Significance:

This building is significant for its association with The Seaside Women's Club, a tremendously active civic group, which is believed to be the oldest continually active group of its kind in the community. The Club was established in 1913 during a time when women's organizations were gaining popularity across the Nation. An early scrapbook indicates the Club was to provide an opportunity for women to "express themselves." Early officers of the Club included such prominent citizens as Mrs. Dorrance Smith, Mrs. John Selnes, Mrs. Johanna Hurd, and Mrs. R.O. Ralston.

In 1919-20, Mrs. John Selnes, then President, described the Club's primary accomplishment as having "convinced the men that cooperation of the Women's Club was a great help in civic affairs." Results of the Club's commitment to the community are seen in the improvements to the library system, establishment of home delivery of mail, and major contributions to both war efforts.

The building is a good example of the Bungalow Style and has recieved relatively few alterations.

Sources:

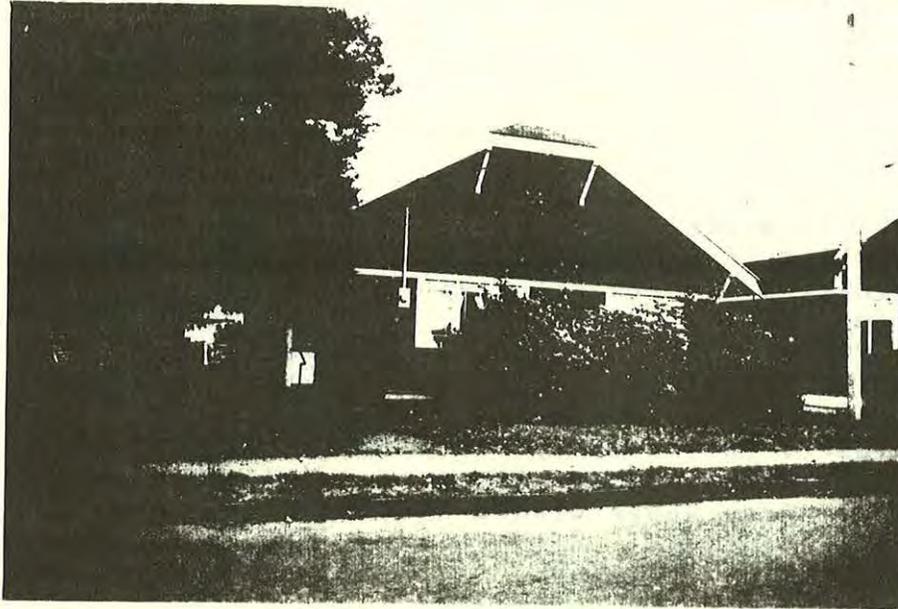
TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Map, 1921.  
The Seaside Women's Club. Scrapbooks.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

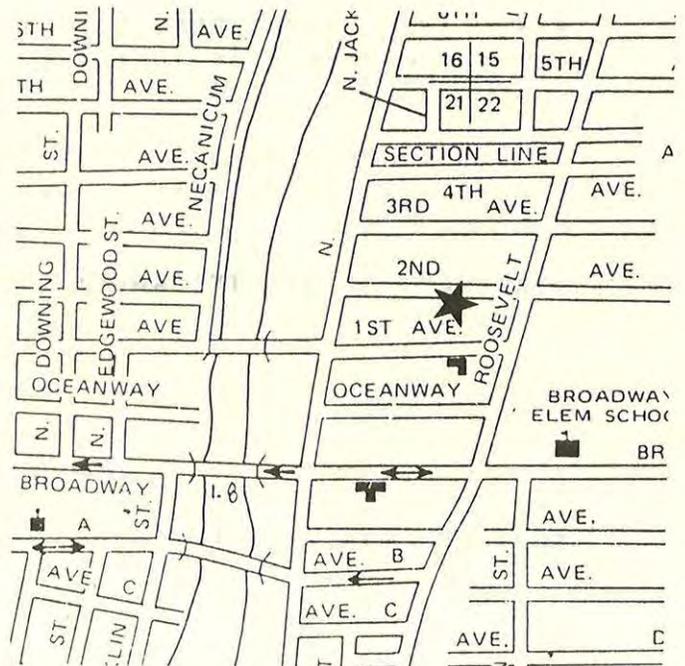
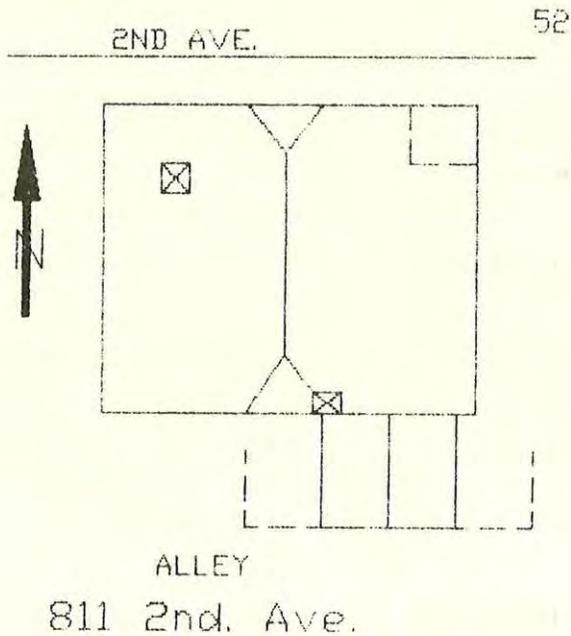
ADDRESS: 811 2nd Avenue

MAP NO.: 21AA

TAX LOT: 9800



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NEGATIVE NO.: 6 #7, 8, 9  
 SLIDE NO.:

SHPO INVENTORY NO.: 980

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:**  
**COMMON NAME:** The Natoma  
**ADDRESS:** 107 4th Avenue  
**OWNER:** Fred & Sandra Jensen, 3310 SE  
Oak, Portland, 97214  
**MAP NO.:** 21 AB      **TAX LOT:** 1100  
**ADDITION:** None  
**BLOCK:** None      **LOT:** None  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1920  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Multi-family  
**ARCH. BLDR.:**  
**STYLE:** Craftsman  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Asymmetrical      **NO. OF STORIES:** 2 1/2  
**FOUNDATION MATERIAL:** Concrete block      **BASEMENT:** None  
**ROOF FORM & MATERIALS:** Intersecting gable w/composition shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double hung sash. Casements. Multi-light fixed sash.  
**EXTERIOR SURFACING MATERIALS:** Varigated shingles. Watertable.  
Cornerboards.  
**DECORATIVE FEATURES:** Encircling porch w/multi-light windows and square  
supports and plain bases. Multi-light, paneled doors in pairs, n. and e.  
elevation. Belt course above window heads.  
**OTHER:** Interior and end wall chimneys. Sleeping porch, s. elevation.  
**CONDITION:** Good. Needs painting.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Windows replaced n.d. Exterior  
steps added, s. elevation, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Cast stone retaining wall.

**ASSOCIATED STRUCTURES:** Barrel vaulted outbuilding w/tongue and groove  
siding, composition sheeting and exposed rafters.

**SETTING:** On a lightly traveled street. Within one-half block of the  
Promenade. In an area of 20th Century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 181

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

107 4th Avenue

Statement of Significance:

The Natoma is a good example of the Craftsman style of architecture. Located a short distance from the Prom the building helps establish the character of the neighborhood, which is subject to transition due to slow encroachment of insensitive motel construction.

It is believed that the Natoma was constructed circa 1910. According to Sanborn maps it was originally one-and-one-half stories until 1921.

The building retains many of its Craftsman character. Salient features include the variegated shingle siding and the windows, which range from double-hung sash to casements to multi-light fixed sash.

Alterations include the replacement of some window sashes and the glazed enclosure of the front porch. The window could be restored. The porch enclosure has not destroyed the character of the building. The building is in good condition.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.

#781

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

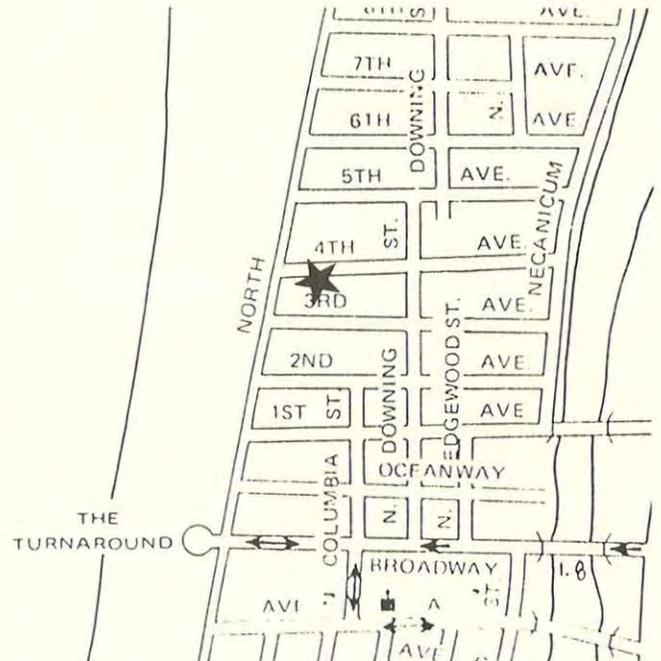
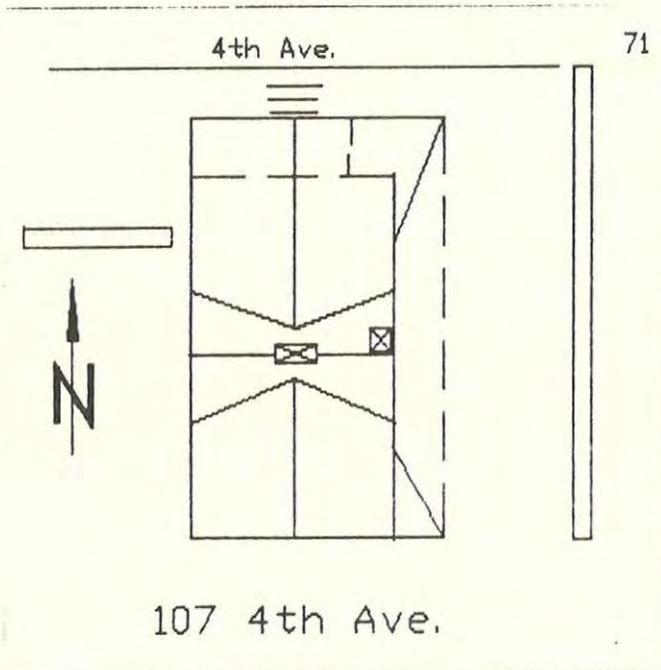
ADDRESS: 107 4th Avenue

MAP NO.: 21AD

TAX LOT: 1100



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NEGATIVE NO.: 7 #7  
 SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** C.R. Thompson House

**DATE OF CONSTRUCTION:**

c. 1900/1915

**COMMON NAME:**

**ORIGINAL USE:** Residence

**ADDRESS:** 859 5th Avenue

**PRESENT USE:** Residence

**OWNER:** Lloyd Dunn,  
P.O. Box 134, Seaside

**ARCH. BLDR.:**

**MAP NO.:** 15 CC      **TAX LOT:** 4400

**STYLE:** Queen Anne

**ADDITION:** Longbranch

**RESOURCE TYPE:** Building

**BLOCK:** 1      **LOT:** 5,6,7,8

**THEME** Arch. - 20th c.

**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**PLAN TYPE/SHAPE:** L-plan

**NO. OF STORIES:** 2

**FOUNDATION MATERIAL:** Post & beam

**BASEMENT:** None

**ROOF FORM & MATERIALS:** Intersecting gable w/comp. shingles

**WALL CONSTRUCTION:** Wood

**STRUCTURAL FRAME:** Stud

**PRIMARY WINDOW TYPE:** Double hung sash w/architrave molding; some in pairs.

**EXTERIOR SURFACING MATERIALS:** Horizontal lap siding, corner and rake boards.

**DECORATIVE FEATURES:** Polygonal bay window w/carved brackets & pendants, west elevation. Patterned shingles.

**OTHER:** Recessed corner porch with plain post, enclosed balustrade and turned pilaster. Central gabled wall dormer, east elevation hipped attachment, south elevation paneled and glazed front door. Enclosed back porch.

**CONDITION:** Good. Mossy roof.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Porch railing altered, n.d.; back porch enclosed, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Diagonal concrete path lined with rose bushes; large grassy lot, large garden in back.

**ASSOCIATED STRUCTURES:** Garage with tongue and groove siding, east of house.

**SETTING:** On the south side of 5th Avenue, a lightly traveled street, in a residential neighborhood. Double lot bordered on the south by Section Line Road.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 4782

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

859 5th Avenue

Statement of Significance:

The C.R. Thompson House is one of the best preserved examples of turn-of-the-century eclectic architecture in the community. The house is in good condition and has received few alterations.

Drawing from the Queen Anne style, the house has a number of distinctive architectural features. On the west elevation there is a polygonal bay window. Bay windows are nearly synonymous with the Queen Anne style. This window is enhanced with carved pendants and brackets. Imbricated or patterned shingles are also found on the house. Classic surfacing materials include horizontal lap siding, corner and rake boards, and watertable. The double-hung sash windows, some of which are arranged in pairs, are capped with architrave molding.

The recessed corner porch has apparently been altered. Changes include replacing the post and balustrade which probably matched the remaining turned balustrade.

Often associated with the Gothic Revival style, the central wall dormer on the east elevation, suggests that the house may predate 1900.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.  
Dunn, Lloyd, unrecorded interview by Jane Morrison, 1986.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

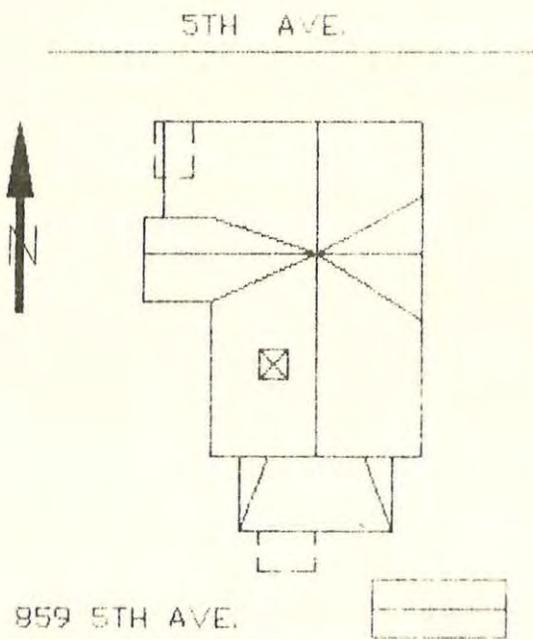
ADDRESS: 859 5th Avenue

MAP NO.: 15CC

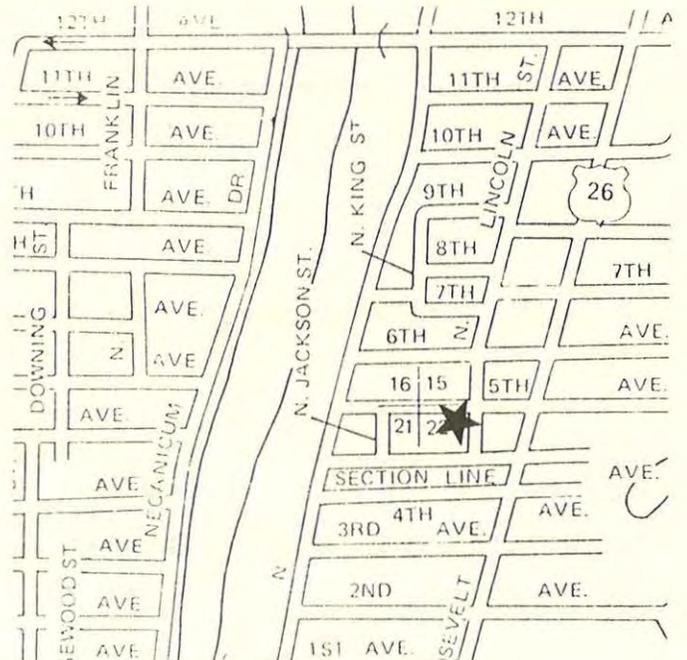
TAX LOT: 4400



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53



NEGATIVE NO.: 7 #30  
 SLIDE NO.:

SHPO INVENTORY NO.: #982

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Waffle House  
**COMMON NAME:**  
**ADDRESS:** 306 8th Avenue  
**OWNER:** Margaret Lindberg  
                  same  
**MAP NO.:** 16 DD           **TAX LOT:** 2500  
**ADDITION:** Railroad Addition  
**BLOCK:** 1               **LOT:** 9,10  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**DATE OF CONSTRUCTION:** c. 1908  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Concrete block  
**ROOF FORM & MATERIALS:** Low pitched gable roof w/wood shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Multi-light casement.  
**EXTERIOR SURFACING MATERIALS:** Varigated shingles. Watertable.  
**DECORATIVE FEATURES:** Recessed full width front porch w/paired supports w/caps and solid balustrade. Purlins. Gabled building w/vertical paneled door and multi-light windows attached to house at ne corner.  
**OTHER:** Shed roof porch, e. elevation. Interior and end wall chimneys. Shed roof dormer, s. and at ne corner.  
**CONDITION:** Good.

**NO. OF STORIES:** 1 1/2  
**BASEMENT:** None  
**STRUCTURAL FRAME:** Stud

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Front door replaced, n.d.  
Windows replaced, n.d.

**NOTEWORTHY LANDSCAPE FEATURES:** Lawn. Foundation plantings: lavender, rhododendrons, camelias, mature holly tree. Conifers. Concrete parking space.

**ASSOCIATED STRUCTURES:** Hip roof garage w/tongue and groove and T1-11 siding; paneled overhead door and paneled door n. elevation.

**SETTING:** On a lightly traveled street of a residential neighborhood.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavior  
**DATE:** 1987

**SHPO INVENTORY NO.:** 483

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

306 8th Avenue

Statement of Significance:

The Waffle House, constructed c. 1908, is a fine example of the Bungalow style. Title Co. records indicate that the house was owned by the City of Seaside from 1908 until 1918. The Sanborn map depicts a dwelling on this property in 1914. It is unlikely that the City would have constructed such a building, therefore, it is assumed that the City received the house as part of a Lien. Clara W. Waffle purchased the subject property in 1918, apparently retaining ownership for over three decades.

Characteristic Bungalow features include the low-pitched gable roof which gives the house a ground-hugging quality. A handcrafted appearance was also important to the Bungalow designer. This is expressed by the varigated shingle siding, purlins and full-width recessed porch that is supported by paired posts. The house is in good condition.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1914, 1921.

#183

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

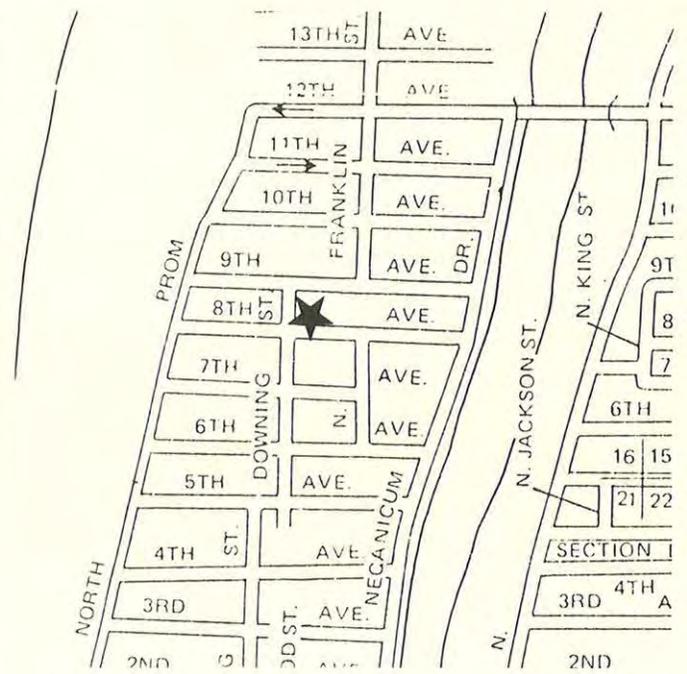
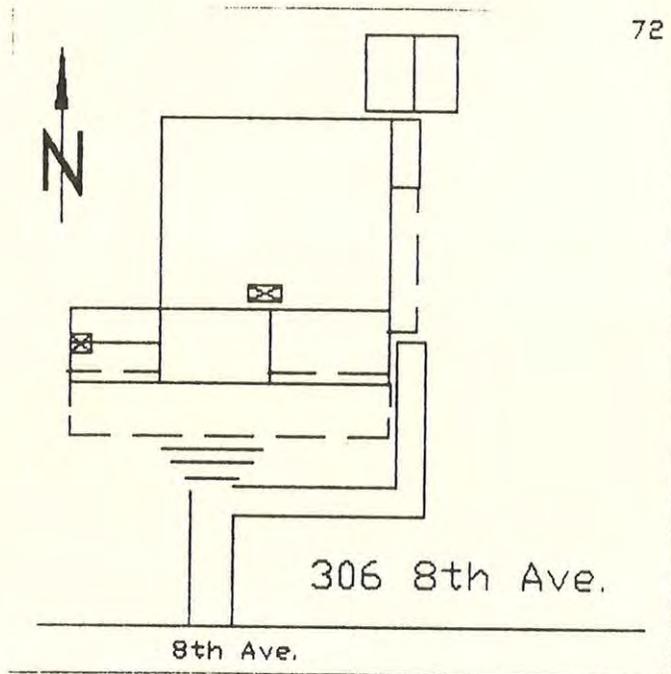
ADDRESS: 306 8th Avenue

MAP NO.: 16DD

TAX LOT: 2500



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NEGATIVE NO.: 7 #17

SLIDE NO.:

SHPO INVENTORY NO.:



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

260 11th Avenue

Statement of Significance:

The K.D. Goltra House is a well-preserved building. It first appears on Sanborn maps in 1921. Architectural evidence suggests that it may be older, perhaps moved to this lot sometime after it was constructed.

in 1900 Kate D. Goltra (1865-1930) purchased the subject property from the Grimes Grove Land Co.. The house stayed in the family until 1947.

The house has been added on to, but the main volume is rectangular in plan. Four-over-four double-hung sash windows are mixed with six-over-sixes, as well as casements. The former type is generally associated with pre-1900 construction, although architecture in communities remote from urban centers often lags behind. The house is sited on a large lot. Dense, well-maintained, vegetation nearly obscures it from the road. An ornate picket fence runs along the right-of-way, stopping at a gabled garage with hinged doors.

Sources:

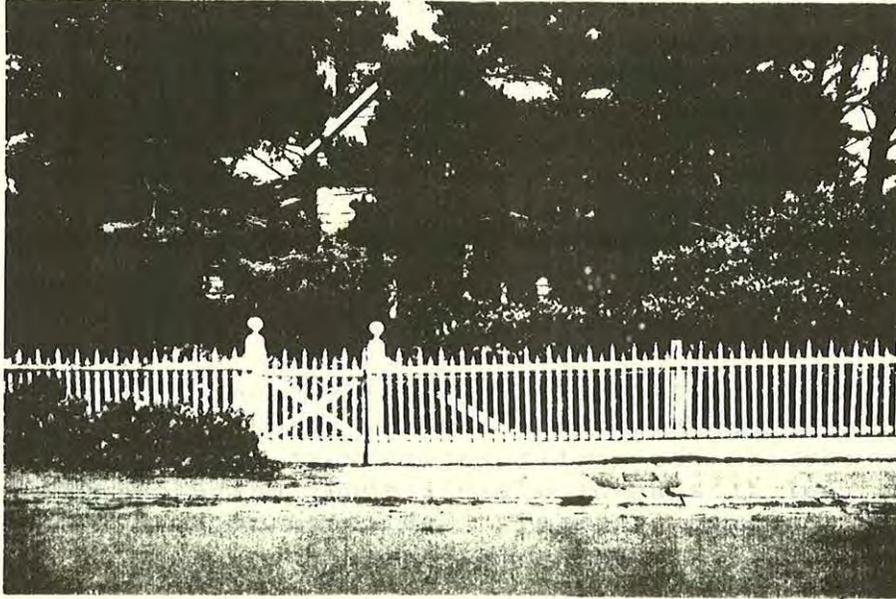
TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Maps, 1921.  
Oregon Journal. 7 February 1930 p. 11.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

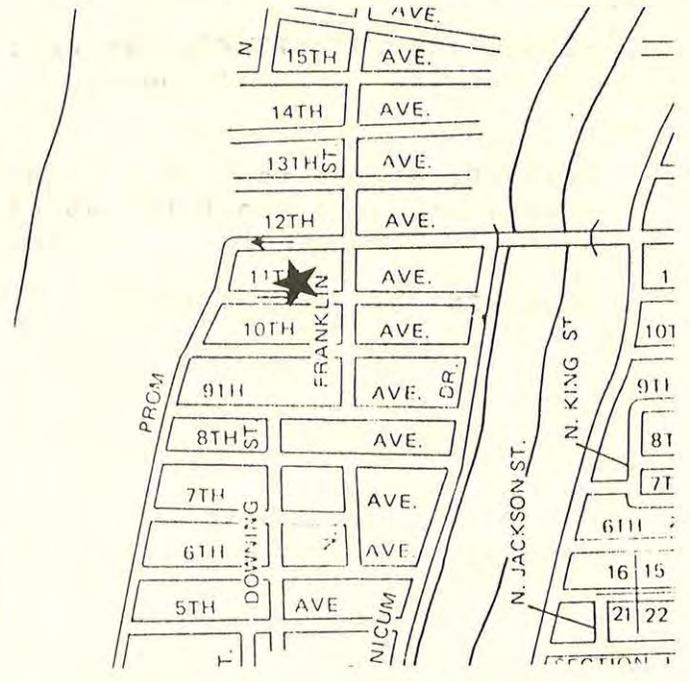
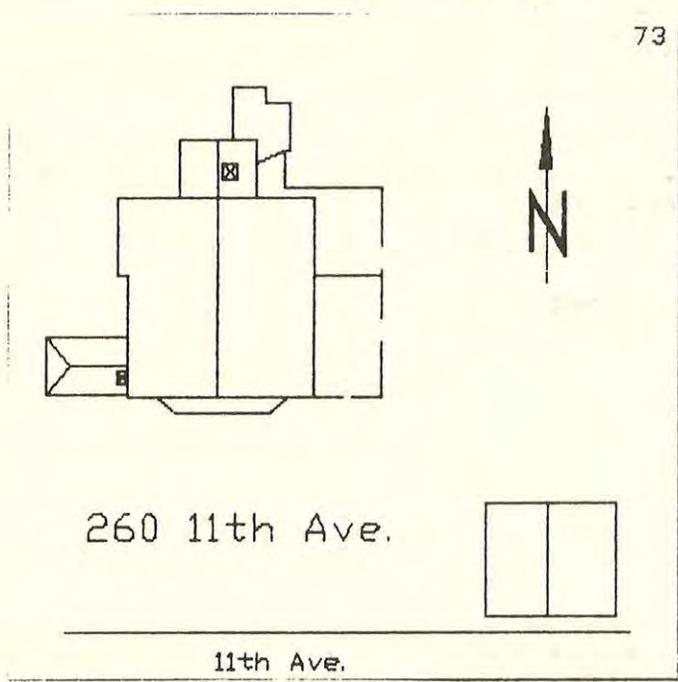
ADDRESS: 260 11th Avenue

MAP NO.: 16DA

TAX LOT: 13700



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NEGATIVE NO.: 5 #31  
 SLIDE NO.:

SHPO INVENTORY NO.:

1184



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

44 12th Avenue

Statement of Significance:

The E.C. Johnson House is one of two stone buildings in Seaside which date to the historic period. Designed in the Bungalow style it has the common elements: low-pitched gable roof; multi-light casement and double-hung windows; and wide, overhanging eaves. Other notable features include the massive corbelled braces, modillions and stone balustrade.

The house, which is in good condition, has had some alterations. These include enclosing the porch, replacing the window sashes and adding a deck. The yard is enhanced by an uncoursed stone, perimeter wall.

Sources:

TICOR Title Co. Records. Astoria, Oregon.  
Sanborn Insurance Map, 1921.

#785

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

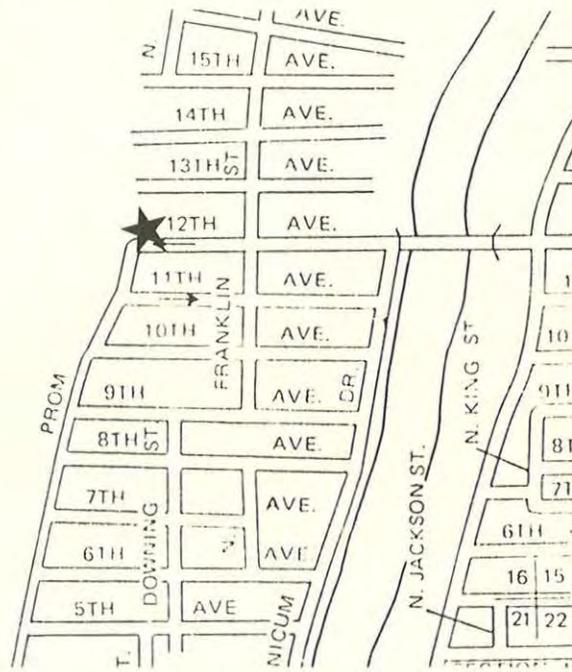
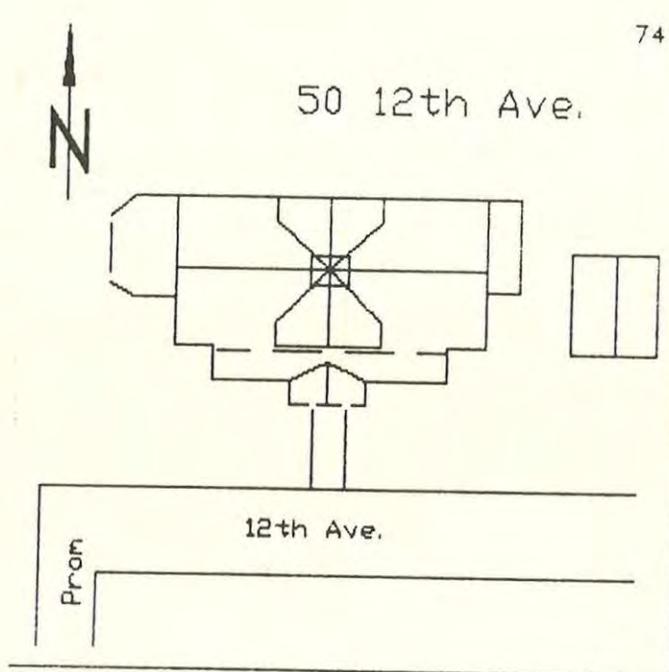
ADDRESS: 44 12th Avenue

MAP NO.: 16DA

TAX LOT: 4000



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NEGATIVE NO.: 5 #21

SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Kate Beal House  
**COMMON NAME:**  
**ADDRESS:** 333 12th Avenue  
**OWNER:** Henry W. & Dorothy M. Goetz  
333 12th Avenue  
**MAP NO.:** 16 DA      **TAX LOT:** 12200  
**ADDITION:** Grimes Grove  
**BLOCK:** 6      **LOT:** 1  
**QUAD:** N4600 - W12352.5/7.5, Gearhart, Oregon

**PLAN TYPE/SHAPE:** Rectangular  
**FOUNDATION MATERIAL:** Unknown  
**ROOF FORM & MATERIALS:** Gambrel w/comp. shingles.  
**WALL CONSTRUCTION:** Wood  
**PRIMARY WINDOW TYPE:** Double hung sash, fixed sash.  
**EXTERIOR SURFACING MATERIALS:** Shingles  
**DECORATIVE FEATURES:** Patterned shingled balustrade; lattice glass; star-crossed muntins.  
**OTHER:** Encircling hipped porch w/plain posts; interior chimney; paneled.  
**CONDITION:** Good. Needs painting.

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):**

**NOTEWORTHY LANDSCAPE FEATURES:** Large Monkey Puzzle tree in front yard; foundation plantings: rhododendrons, etc.

**ASSOCIATED STRUCTURES:** One story garage w/shiplap siding in poor condition.

**SETTING:** On the south side of 12th Avenue, a lightly traveled street in a residential neighborhood.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

1016

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

333 12th Avenue

Statement of Significance:

The Kate Beal House is a fine example of the Dutch Colonial Revival style. Distinctive features include the gambrel roof, lattice glass, star-crossed window muntins and shingled balustrade.

The house is in good condition and it is further enhanced by the large Monkey Puzzle tree in the front yard.

According to an abstract of title Kate Beal was the owner from 1906 until 1912. Then it passed to Rosa L. Newman and V.I. Fuqua in 1912 and 1920, respectively. It sold to Gerhard Goetze and it has since stayed in the family.

Goetze, a farmer from Cornelius, retired to Seaside where he took up gardening. According to his son he was employed to tend the grounds of Central School and a number of the houses along the Prom. He especially liked to work with stone.

Sources:

Sanborn Insurance Maps, 1914, 1921.

Abstract of Title. 333 12th Avenue, Seaside, Oregon.

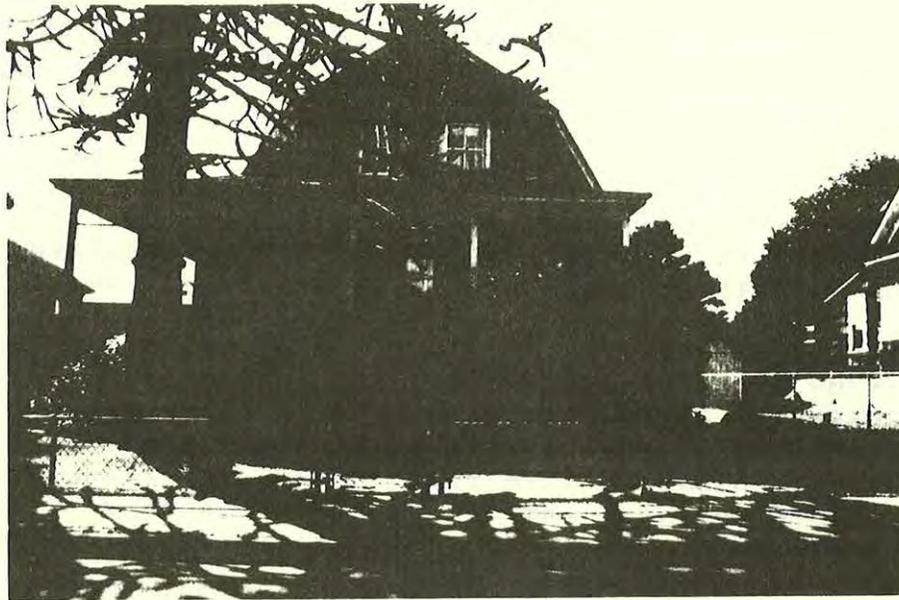
Goetze, Henry & Dorothy, unrecorded interview by Jane Morrison, 1986.

CITY OF SEASIDE  
 INVENTORY OF HISTORIC PROPERTIES  
 HISTORIC RESOURCE SURVEY FORM

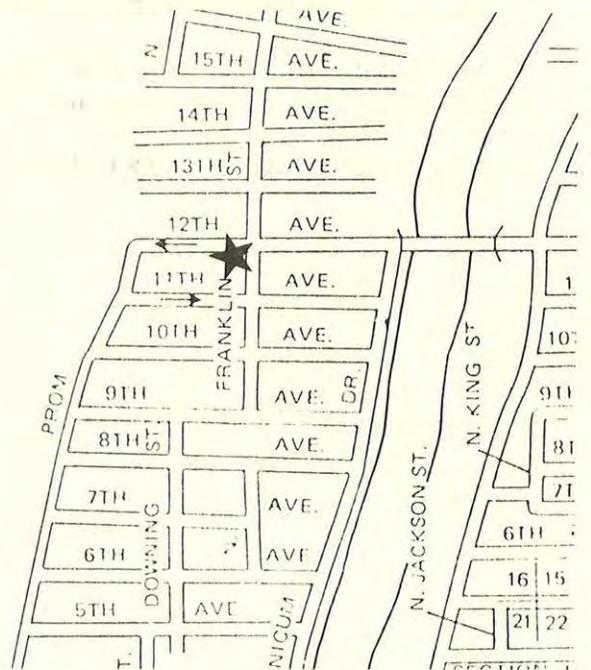
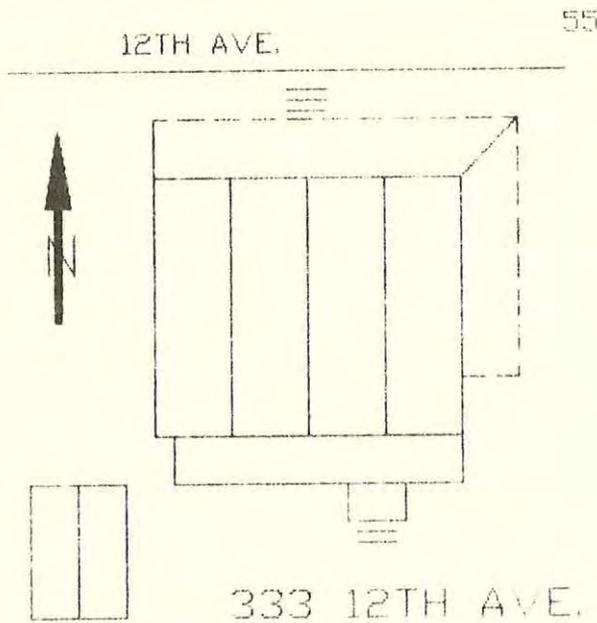
ADDRESS: 333 12th Avenue

MAP NO.: 16DA

TAX LOT: 12200



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NEGATIVE NO.: 5 #18  
 SLIDE NO.:

SHPO INVENTORY NO.:

1016



CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

514 14th Avenue

Statement of Significance:

Situated on a knoll above the Necanicum River at the northern end of the city, the V.W. Burke House is a fine example of the Craftsman Style. The surrounding neighborhood is composed primarily of residences that date from the post World War II era. The few historic houses which remain in the area have lost physical integrity.

The Craftsman Style gained popularity during the early years of this century. Advocates of the style preferred a handcrafted appearance as opposed to the machine-aesthetic of the late 19th Century Victorian styles.

V.W. Burke was an early public figure in Seaside. In 1907 he was a judge. In 1908 he ran for the State Legislature on the Republican ticket although it is unknown whether or not he won the election.

Sources:

The Seaside Signal. 19 January 1907.

The Seaside Signal. 28 March 1908.

TICOR Title Co. Records. Astoria, Oregon.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

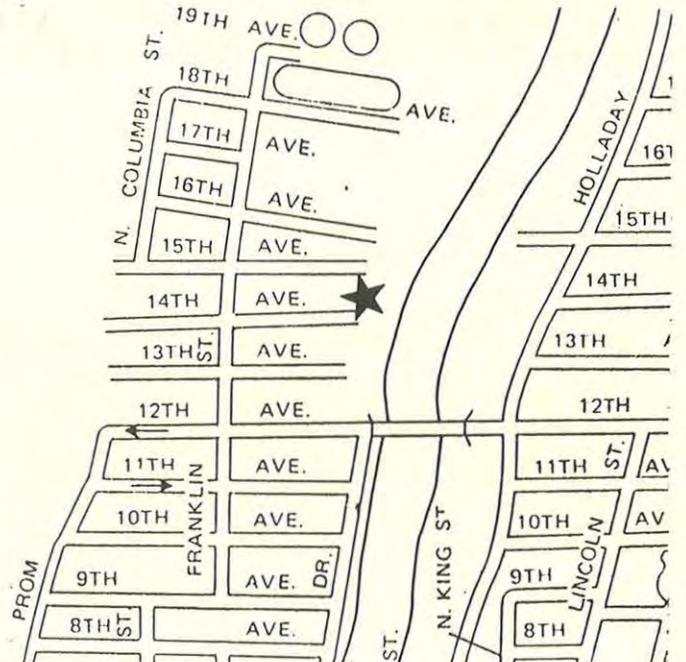
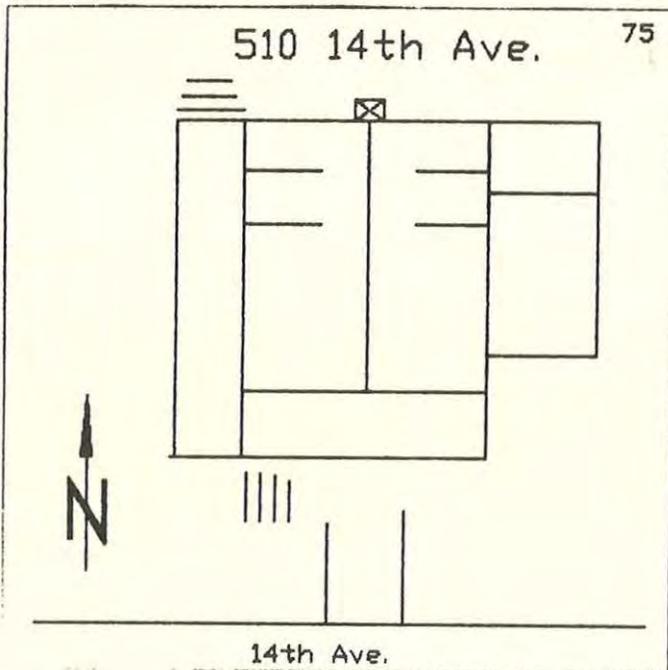
ADDRESS: 510 14th Avenue

MAP NO.: 16DA

TAX LOT: 100



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NEGATIVE NO.: 5 #13  
SLIDE NO.:

SHPO INVENTORY NO.:

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** Larson House  
**COMMON NAME:**  
**ADDRESS:** 808 26th Avenue  
**OWNER:** Barbara Horning  
c/o James Jensen, same  
**MAP NO.:** 10 CD      **TAX LOT:** 2000  
**ADDITION:** Venice Park  
**BLOCK:** G      **LOT:** 1,2 (E 1/2)  
**QUAD:** N4600 - W12352.5/7.5, Gearhart, Oregon

**DATE OF CONSTRUCTION:** c. 1927  
**ORIGINAL USE:** Residence  
**PRESENT USE:** Residence  
**ARCH. BLDR.:**  
**STYLE:** Bungalow  
**RESOURCE TYPE:** Building  
**THEME:** Arch. - 20th c.

**PLAN TYPE/SHAPE:** Rectangular      **NO. OF STORIES:** 1 1/2  
**FOUNDATION MATERIAL:** Post & beam, concrete bl.      **BASEMENT:** Yes  
**ROOF FORM & MATERIALS:** Low pitched gable w/overhanging eaves. Wood shingles.  
**WALL CONSTRUCTION:** Wood      **STRUCTURAL FRAME:** Stud  
**PRIMARY WINDOW TYPE:** Double hung sash.  
**EXTERIOR SURFACING MATERIALS:** Horizontal lap siding and shingles. Watertable.  
**DECORATIVE FEATURES:** Vertical muntins in upper sash. Exposed rafters. Purlins and braces.  
**OTHER:** Enclosed shed roof front porch. Interior chimney. Multi-light front door. Shed roof dormers, s. elevation. Shed roof attachment, n. elevation.  
**CONDITION:** Good

**EXTERIOR ALTERATIONS/ADDITIONS (DATED):** Ell added to e. elevation w/T1-11 siding, 1978. Shed roof attachment added, c. 1962.

**NOTEWORTHY LANDSCAPE FEATURES:** Split rail perimeter fence. Foundation plantings, deciduous and coniferous trees. Mature conifers west of house; garden area. Located at bend in river.

**ASSOCIATED STRUCTURES:** Outbuilding I: gable roof w/wood shingles; narrow bevel and tongue and groove siding; lean-to, w. elevation with post and beam foundation. Outbuilding II: Gable roof w/wood shingles; narrow bevel siding and exposed rafters; multi-light windows and panel and glazed door. Outbuilding III: very steeply pitched gable roof w/wood shingles; narrow bevel siding and cornerboards; multi-light casement and two-over-two double-hung windows; enclosed front and rear porch; post and beam foundation.

**SETTING:** On an irregular parcel on Neawanna Creek, near the mouth of the Necanicum River. In neighborhood of mid-twentieth century residences.

**STATEMENT OF SIGNIFICANCE:** See attached page.

**SOURCES:** See attached page.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:** 988

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

806 26th Avenue

Statement of Significance:

The Larson House and outbuildings are unusual as an ensemble of buildings that have retained much of their integrity. The main house was constructed c. 1927 and was owned by the Larson family of Astoria for a number of years. It is designed in the Bungalow Style. Characteristic features include the low-pitched gable roof with wide, overhanging eaves, the double-hung sash windows with vertical muntins, and purlins and braces. The porch has been enclosed and attachments added in 1962 and 1968.

Outbuildings #1 and #2 are generally one-story with bevel and tongue and groove siding. Outbuilding #3 has a steeply pitched roof and two-over-two sash windows, which suggest that it may be quite early in date. The ensemble is located at the mouth of the Necanicum River. The original use of the outbuildings is unclear; however, it would appear they were used for storage and perhaps living quarters for small animals.

Sources:

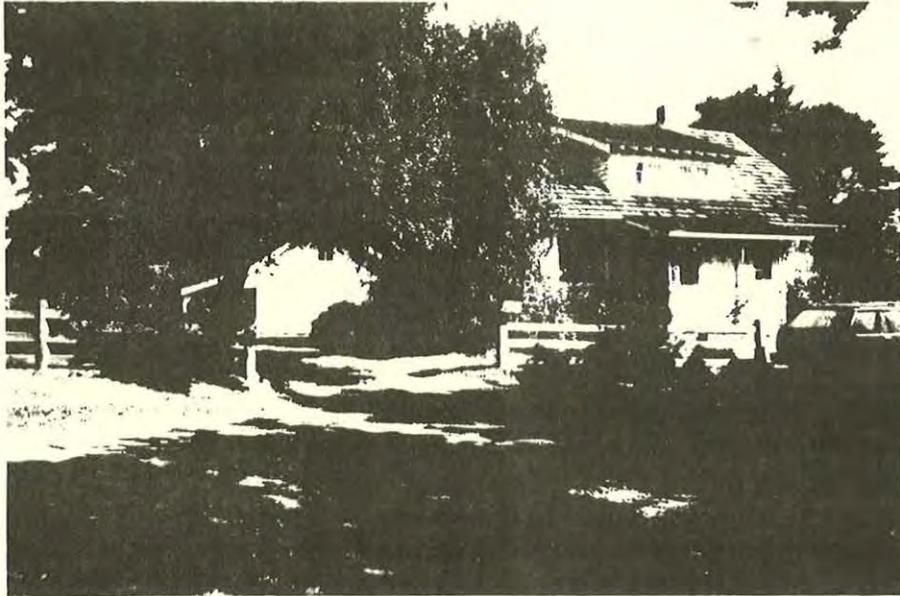
TICOR Title Co. Records. Astoria, Oregon.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

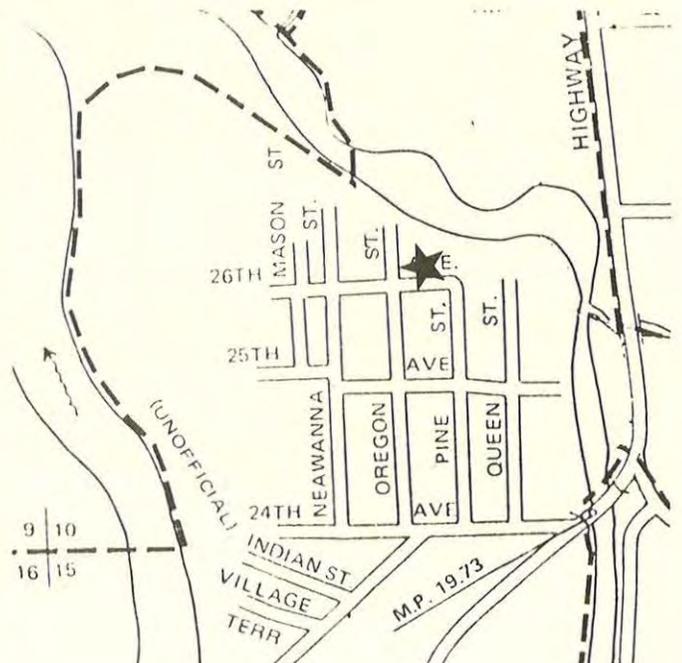
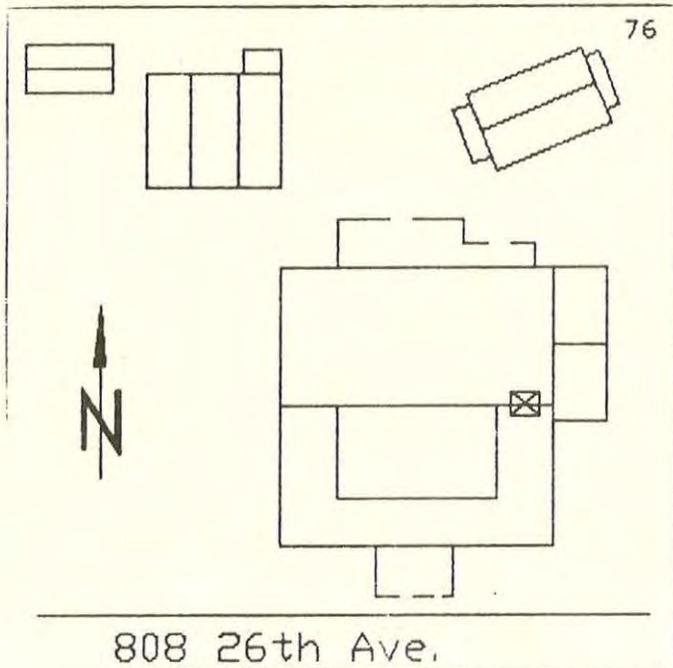
ADDRESS: 808 26th Avenue

MAP NO.: 10CD

TAX LOT: 2000



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NEGATIVE NO.: 5 #10  
SLIDE NO.:

SHPO INVENTORY NO.:

788

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY

**HIST. NAME:** The Prom  
**COMMON NAME:** Same  
**ADDRESS:** NA  
**OWNER:** City of Seaside  
851 Broadway, Seaside

**DATE OF CONSTRUCTION:** 1921  
**ORIGINAL USE:** Public Walk  
**PRESENT USE:** Same  
**ARCH. BLDR.:** L.C. Rogers,  
Engineer

**MAP NO.:** Multiple      **TAX LOT:** NA  
**ADDITION:** NA  
**BLOCK:** NA              **LOT:** NA  
**QUAD:** N4552.5 - W12352.5/7.5, Tillamook Head, Oregon

**STYLE:** NA  
**RESOURCE TYPE:** Structure  
**THEME:** Landscape Arch.,  
Recreation

**PHYSICAL DESCRIPTION:** The Prom is an 8,000 foot poured concrete sidewalk/seawall which runs north-south along the western edge of the City of Seaside, adjacent and parallel to the ocean. The center of the Prom is punctuated by a large, circular drive--called the Turnaround--which acts as the western terminus for vehicular traffic on Broadway, which bisects the historic commercial core adjacent to the east. The Turnaround features wooden benches, a centrally-located flagpole, and a commemorative sign. Restrooms are located below the Turnaround on the beach side.

The walkway includes a round-arched balustrade which runs the length of The Prom north of the Turnaround, and several hundred yards south of the Turnaround. The walkway height varies on the beach side: it is above grade as much as 10 to 15 feet in some areas, while at the southern end it is at grade. Lamp posts of concrete construction, are concentrated at the Turnaround. They are approximately 12 feet in height. The round, tapered bases are surmounted by new glass and metal fixtures.

**STATEMENT OF SIGNIFICANCE:** See continuation sheet.

**SOURCES:** See continuation sheet.

**RECORDED BY:** Koler, Morrison, & Cavin  
**DATE:** 1987

**SHPO INVENTORY NO.:**

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY  
(Continuation Sheet)

The Prom

Statement of Significance:

On the occasion of the Prom's dedication on August 11, 1921 Governor Olcott congratulated citizens of Seaside, remarking that, "your 8000 foot seawall, architecturally perfect, presents an achievement of which any city of much larger population might well feel proud and justified in casting encomiums upon itself." Olcott went on to state that the Prom "equipped with restrooms and comfort stations, arranged with ideas of symmetry and beauty as well as comfortable elegance...forms a masterpiece of construction as well as a master conception for a seaside resort."

The Prom was designed by city engineer L.C. Rogers, and was constructed by J.H. Tillman, who was responsible for building roads throughout the City and County as well as managing many other large public construction projects. The concrete structure, with its sidewalk, balustrade, and ornate light standards, is punctuated at its approximate midpoint by a circular drive--called the Turnaround--with broad, radiating staircases which access the beach below. Additional staircases are located at several other points along the Prom.

The Prom replaced an earlier boardwalk which was constructed shortly after the turn-of-the-century. The wooden structure was in constant need of repair due to damage from ocean and weather. A concrete seawall offered better protection from the elements as well as an attractive place to promenade. A determined group of citizens led by Dan Moore, proprietor of the Moore Hotel--located at the present site of the Shilo Inn, on the Turnaround--lobbied for, and pushed the construction of the Prom to completion. These citizens formed a group named The Breakwater Association which succeeded three earlier civic improvement groups: the Development League (1909); the Commercial Club (1910), and; the Improvement Club (1913). After the Prom was completed, the Breakwater Assoc. merged with the Civic Club--another active citizens group--and formed the Seaside Chamber of Commerce.

The Prom is highly significant as a singular example of its type in the Pacific Northwest. The public walkway, over a mile in length, provides the community with a unique identity among seaside resorts. Here, tourists and residents alike can enjoy easy access to the beach with magnificent vistas of the ocean, coastal promitories, and mountain ranges. In addition, much of

STATEMENT OF SIGNIFICANCE  
page 2

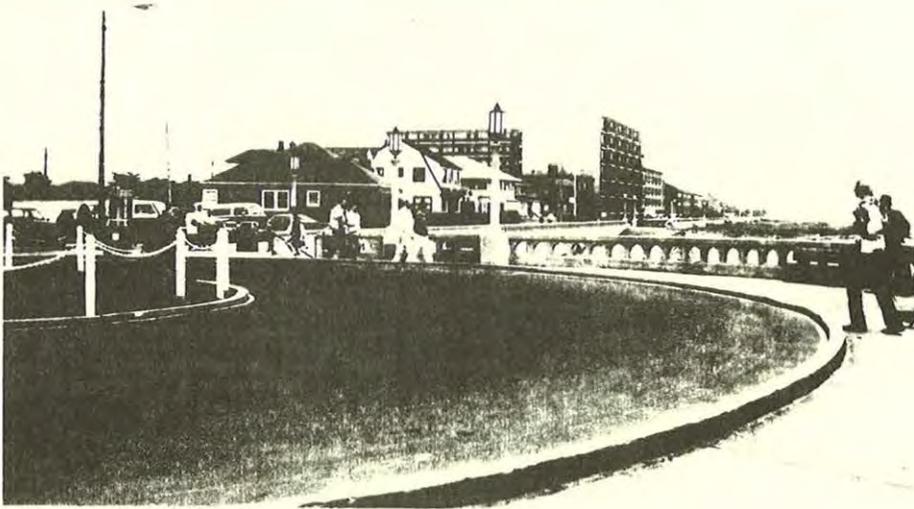
the Prom is lined--on the inland side--by late 19th and early 20th century summer homes. These buildings are characterized by richly textured facades, often shingled, with a variety of projections including dormers, porches and bays. Of particular note is the scale, shape, and rhythm of these early cottages which establishes and maintains much of the Prom's historical ambience.

Sources:

"The First Seventy-five Years--A collection of Articles Commemorating the Seaside Signal's 75th Anniversary." The Seaside Signal, April 14, 1981.

CITY OF SEASIDE  
INVENTORY OF HISTORIC PROPERTIES  
HISTORIC RESOURCE SURVEY FORM

HISTORIC NAME: The Prom



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