

United States Department of the Interior  
National Park Service

# National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. **Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).**

## 1. Name of Property

historic name Rice, Gonzalez M., House

other names/site number Stockman, Lowell, House; Kerns, Elmer C., House

Name of Multiple Property Listing N/A

(Enter "N/A" if property is not part of a multiple property listing)

## 2. Location

street & number 503 N. Main Street  not for publication

city or town Pendleton  vicinity

state Oregon code OR county Umatilla code 059 zip code 97801

## 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this X nomination \_\_\_ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property \_\_\_ meets \_\_\_ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance: \_\_\_ national \_\_\_ statewide X local

Applicable National Register Criteria: \_\_\_ A \_\_\_ B X C \_\_\_ D

Signature of certifying official/Title: Deputy State Historic Preservation Officer Date

Oregon State Historic Preservation Office  
State or Federal agency/bureau or Tribal Government

In my opinion, the property \_\_\_ meets \_\_\_ does not meet the National Register criteria.

Signature of commenting official Date

Title State or Federal agency/bureau or Tribal Government

## 4. National Park Service Certification

I hereby certify that this property is:

\_\_\_ entered in the National Register \_\_\_ determined eligible for the National Register

\_\_\_ determined not eligible for the National Register \_\_\_ removed from the National Register

\_\_\_ other (explain:) \_\_\_\_\_

Signature of the Keeper Date of Action

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**5. Classification**

**Ownership of Property**  
(Check as many boxes as apply.)

**Category of Property**  
(Check only **one** box.)

**Number of Resources within Property**  
(Do not include previously listed resources in the count.)

- private
- public - Local
- public - State
- public - Federal

- building(s)
- district
- site
- structure
- object

Contributing	Noncontributing	
1	2	buildings
		site
		structure
		object
1	2	<b>Total</b>

**Number of contributing resources previously listed in the National Register**

N/A

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

DOMESTIC/single dwelling

**Current Functions**

(Enter categories from instructions.)

DOMESTIC/single dwelling

**7. Description**

**Architectural Classification**

(Enter categories from instructions.)

LATE 19<sup>TH</sup> AND 20<sup>TH</sup> CENTURY REVIVALS

Colonial Revival

**Materials**

(Enter categories from instructions.)

foundation: CONCRETE

walls: WOOD

roof: ASPHALT

other: \_\_\_\_\_

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### Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity).

#### Summary Paragraph

The Gonzalez M. Rice House is located at 503 N. Main Street and was constructed in 1915.<sup>1</sup> The Rice House sits at the corner of N. Main Street and Furnish Street on three city lots in the residential Livermore Addition on the North Hill in Pendleton, Umatilla County. The property has one contributing resource – the Rice House – and two non-contributing resources – an underground garage (c.1940-43) and a two-car garage (1957) – within the nominated property boundary of less than one acre. The Rice House is located on the eastern half of the parcel and features two entrances – one facing N. Main Street and one facing Furnish Street. The 2.5 story, 4-bedroom, 8,000 square foot house sits on a concrete foundation and was commissioned by Gonzalez M. Rice, Head Cashier of the First National Bank in Pendleton.<sup>2</sup> The building is eligible for listing under Criterion C for its distinctive Colonial Revival architectural style, specifically the side-gabled roof subtype. The Rice House retains all seven aspects of integrity. The setting remains residential and the home is in the original location. The feeling and association of the home with the distinctive architectural style also remains intact. With regard to the exterior, the home retains many of the original character-defining features of the side-gabled roof Colonial Revival subtype. These features include the accentuated main entrance with classic columns, decorative dentils in the cornice, horizontal wood siding, and rectangular double-hung wood windows. The workmanship and materials on the interior of the home were compromised by a 2016 fire that resulted in fire and water damage.<sup>3</sup> While the interior has since been restored – keeping the original floors, built-in features, and woodwork – original plaster walls were replaced with drywall. Even with this change, the home is still able to convey significance through its materials and workmanship. In 1945, the three separate, gabled dormers on the east elevation were altered to one continuous dormer. However, after being destroyed in the 2016 fire, they were not reconstructed and there are currently no dormers on the building. Regardless, the overall plan, form, and design of the property remains. The Rice House is one of the best examples of the side-gabled roof Colonial Revival subtype on the North Hill of Pendleton, retaining all seven aspects of integrity from the period of significance.

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### Narrative Description

The Gonzalez M. Rice House is located in Pendleton, Umatilla County, Oregon. Pendleton is located just outside and west of the Confederated Tribes of the Umatilla Indian Reservation in a rural part of eastern Oregon (Figure 1). The Umatilla River flows through the center of town, creating a divide between the commercial downtown to the south and residential neighborhoods, including the Livermore Addition, to the north (Figure 8). Named for Pendleton's first mayor, the Livermore Addition is located on the North Hill of Pendleton and homes in the neighborhood were constructed between 1870 and 1970.

#### Setting:

The Rice House was constructed on three of the original four raised city lots on the corner of N. Main Street and Furnish (historically Wilson) Street (Figure 3). The south and east street facing sides of the parcel feature basalt rock retaining walls dating to before construction of the home (Figure 9, Photo 1). The house was constructed primarily on the eastern half of the three tax lots, leaving space for

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<sup>1</sup> "Despite Brisk Building Activities There Are No Vacant Houses in Pendleton; Important New Buildings This Year," *East Oregonian*, September 25, 1915. Construction of the Rice House may have started in 1914 but was not completed until 1915.  
<sup>2</sup> Umatilla County Historical Society, *Umatilla County: The Early Years* (Pendleton, OR: East Oregonian Publication, Co., 1998).  
<sup>3</sup> "Multiple agencies band to fight Christmas blaze," *East Oregonian*, December 27, 2016. It is worth noting that this is not the first fire to occur in the attic of the Rice House. In October 1921, a defective fuse started a small attic fire ("Fire at Rice Home," *East Oregonian*, October 20, 1921).

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vegetation and outbuildings. Surrounding the Rice House and within the nominated property boundary is a small rose garden and a covered path between the house and the 1957 garage. There is also a small path leading to a garden on the north portion of the property. Hedges, a picket fence, old growth lilacs, and a swing-set lend to the residential landscaping. A well-manicured grass lawn surrounds the house on the east and south. Four mature trees were previously located east of the house in the parking strip but were removed following the 2016 fire. There is no evidence this was the historic landscaping surrounding the house and, therefore, none of the specific vegetation (species, layout, etc.) are contributing features to the property. Instead this is noted to highlight the residential setting. However, historic photos from the period of significance do show the basalt rock retaining wall and it should be considered a character-defining feature of the property. The 1957, non-contributing garage sits west of the house, and the c.1940-43 underground garage is located in the northeast corner of the nominated property boundary (Figure 4).

### **Exterior:**

The Rice House is a Colonial Revival style building. While the revival styles are common in the Livermore Addition, the Rice House is one of a few side-gabled roof subtypes and retains many of the character-defining features of the style. The house is a 2.5 story, rectangular plan with a poured concrete basement. The building measures approximately 35' by 45'. The historic primary entrance is on the east façade facing N. Main Street. There is a secondary entrance on the south elevation located within a one-story, flat roof, balconied wing. There is also an entrance on the north elevation leading from an outdoor patio to the kitchen, added after the period of significance, likely in 1957.<sup>4</sup> The building is balloon frame, lathe and plaster construction, and clad in narrow, horizontal, drop shiplap wood siding (3 ¼" planar reveal). The current roof is asphalt shingle and there are prominent, decorative dentils located along the cornice on all elevations of the house. The house also has two chimneys – one centered in the home and one exposed on the south elevation.

The front façade faces east towards N. Main Street and measures approximately 45' across. The main entry is accessed by poured concrete stairs with galvanized pipe railing going up a short but steep hill with a basalt rock retaining wall (Photo 1). The façade is symmetrical. The first story has four identical sized ten-over-one, double-hung, rectangular wood windows – two south of the main entrance and two north of the main entrance. There are storm windows installed on the exterior, and each window is framed with wood casing and decorative molding (Photo 9). The accentuated main entry is centered on the façade and features four Doric columns with a flat roof portico and metal railing on the second story (Photo 8). The wood, six-panel door is flanked by sidelights. On the second story above the main entrance is an arched transom window that historically was a Palladian window. However, the lower windows were infilled with glass blocks to provide privacy to a second-story bathroom (c.1948 after Elmer C. Kerns took ownership). The molding features a decorative keystone element and the arched transom window has a spider web pattern. The second story has four identical sized ten-over-one, double-hung, rectangular wood windows – two north of the transom window and two south. The second story balcony features an iron balustrade with a "K" for the current owners – Kerns.<sup>5</sup> As with all elevations on the house, there are decorative dentils in the cornice.

The south elevation features a secondary entrance to the property and faces Furnish Street. Historically, the one-story, flat roof portico was enclosed with lattice (Figure 11). Today, it is open and accessed by concrete stairs (Photo 3). The portico features seven Doric columns supporting the balcony. The portico also features metal railing along the second story. While the portico has had a railing since the date of construction (possibly wood; Figures 11 and 13), the existing metal railing was likely added in the 1950s.

<sup>4</sup> In 1957, Elmer Kerns completed a number of renovations to the property. Carter Kerns, the current owner and son of Elmer, recalls that his family traveled to Hawaii in the summer of 1957 and returned to a renovated house.

<sup>5</sup> It is assumed that originally the "K" on the railing was an "R" for the Rice family.

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The Crème City brick chimney stretches the height of the elevation and creates asymmetry.<sup>6</sup> There are two windows on the first story. The window west of the entrance is a twelve-over-one, double-hung, rectangular wood window. The wood, rectangular window east of the fireplace is ten-over-one and double-hung. A wood door with glass storm door is framed with decorative wood molding and located west of the chimney. The second story has one ten-over-one, double-hung, rectangular wood window located on the west side of the elevation. A wood door with sixteen panes of glass is located west of the chimney and is original to the period of significance. Prior to the 2016 fire, the second story also featured a three-over-one, square wood window centered on the elevation between the existing window and door. However, that window was infilled in 2017 while the home was being restored following the 2016 fire. At one point the home also featured another door on the second story, but that has also been removed (date unknown; Figure 13). The half story has a Palladian window and there are decorative dentils under the gable and on the cornice that spans the width of the elevation between the second and half stories.

The west elevation of the property has a covered entrance and door centered on the first story that leads to the 1957 two-car garage (Photo 4). North of that door are two eight-over-one, wood windows that were installed when the kitchen was reconfigured in 2017 (Photo 5). South of the entrance is a twelve-over-one, double-hung, rectangular wood window. The second story of the property has four windows and lacks symmetry. From north to south, the windows are: 1) a ten-over-one, double-hung, rectangular wood window; 2) an eight-over-one, double-hung, smaller rectangular wood window; 3) a Gothic 26-over-one wood window that spans the height of the second story and provides light for the interior stairwell; and 4) a ten-over-one, double-hung, rectangular wood window. All windows feature wood molding. The Gothic window's molding has a decorative keystone element (Photo 10).

From east to west, the first story of the north elevation features: a 21 pane, rectangular wood window framed by wood molding; a single pane square wood window framed with wood molding; and a modern wood door with one window to the kitchen from the covered patio (Photos 6 and 7). Historically, the north elevation featured an enclosed, balconied one-story wing (Figures 10 and 14). However, in 1957, the first story wing was opened to create a covered patio area and the balcony enclosed to create additional living space, specifically a closet, on the second floor. Square columns were added to support the second story at this time. On the east half of the second story are three eight-over-one, wood, double hung windows all adjacent to each other framed with wood molding. The enclosed wing on the second story has one ten-over-one window on the north facing elevation. The half story has a Palladian window and there are decorative dentils under the gable and on the cornice that spans the length of the elevation between the second and half stories.

### **Interior:**

While the interior of the home has seen some upgrades to accommodate new preferences and technologies since construction in 1915, overall it continues to reflect the period of significance. Throughout the home are original 4" wide plank tongue and groove Douglas fir floors, as well as wood molding around the ceilings, floors, doors, and windows. The house is heated by radiators, which are found in most rooms.<sup>7</sup> The only alteration to the layout of the home occurred with the relocation of the basement kitchen to the first floor (in an area formally designated for food preparation). The basement historically had the main kitchen with a dumbwaiter (removed in 1957) to the first floor, as well as a coal room, furnace, toilet, a woodworking shop, and fruit pantry. Today, the basement features a modern gas furnace, woodworking shop, wine cellar, half-bath, and small library with wood paneling and carpet (Figure 5). The first floor consists of the kitchen, living room, dining room and study, and the second floor has four bedrooms and two full bathrooms (Figures 6 and 7). A fir and walnut staircase with two landings leads from the first to second floor. The half-story attic, accessed by a staircase from the second floor,

<sup>6</sup> Crème City brick is heavier with limestone and sand.

<sup>7</sup> During the 1957 remodel, a number of radiators were removed, but many have been reinstalled.

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was severely damaged in the 2016 fire and now has vertical wood paneling on all walls and wood paneling on the ceilings. The space formerly had two bathrooms and additional square footage provided by the continuous dormer. Today, the former "Round-Up Room," is a finished attic that houses workout equipment, office space, and offers additional storage.

The main entrance of the first floor leads to the formal living room. On the south wall is a fireplace with wood molding, including decorative Doric columns that echo back to the main entrance and Colonial Revival details (Photo 11). The formal dining room has original built-in, wood cabinets with arched windows on the doors (Photo 12). Ceilings on the first story are 10' high. Also notable on the first floor are the bi-folding doors with blown glass panels that separate the living and dining rooms (Photo 13). Windows and doors in the interior are primarily surrounded by 5" wide flat board and crowned by minimal cap molding that is returned at the sides. Characteristic of the period is a small neck band, only a half-round board around 1/2" thick, that runs across the door and window openings and between the header board and casings. The casings themselves are flat, 4" wide boards rounded on one or two edges and installed with a 3/16" setback on the jamb to produce a shadow line. Doors are hung with loose pin decorative hinges. The second floor is nearly identical in layout to the first floor and has four bedrooms (Figures 6 and 7). The master bedroom has a fireplace and door to the south elevation portico. The original bathroom on the second floor was modified in the 1940s to accommodate Congressman Lowell Stockman's 6'6" height. In addition, a sitting room was converted into a master bathroom off the master bedroom in 1948, resulting in the removal of the Palladian window over the main entrance on the east façade.

**Non-Contributing Outbuildings:**

There are two non-contributing garages located within the nominated property boundary. The first is a sub-terranean garage constructed in the early 1940s and located in the northeast corner of the property facing N. Main Street (Photo 15). It is concrete construction and retains the original wood, fifteen-panel garage door. The second garage was constructed in 1957 and is located in the southwest corner of the property facing Furnish Street (Photo 16). It is clad in horizontal board siding, though not the same dimensions as the Rice House. Neither building falls within the period of significance and are therefore non-contributing. However, they do not detract from the setting and overall integrity of the Rice House.

**Integrity of the Rice House:**

The integrity of the Rice House is highly intact. The location of the Rice House is where the property was constructed in 1915. Overall, the design of the building is also intact, retaining the original form, plan and side-gabled roof Colonial Revival subtype style and features. While the property originally featured three, gabled dormers on the front (east) façade, these were altered into one continuous dormer in the 1940s. Following a 2016 fire, all dormers were removed and a window was infilled on the south elevation. During a 1957 remodel, the north elevation wing was also altered (first story opened and second story balcony enclosed). Some interior modifications have been made (relocation of the kitchen from the basement, maid's room converted to a laundry room, and converting a sitting room to the second story master bathroom), but overall the fenestration, ornamental details, and style of the property remain from the year of construction. The property still conveys the historic function (single-family residence) and architectural style.

Even though two non-contributing garages have been constructed within the nominated property boundary outside of the period of significance, the setting is intact. The property is still located within the residential North Hill neighborhood looking down on the commercial district. Landscaping features (like the basalt rock retaining wall) and vegetation also reflect the property during the period of significance.

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The material integrity and workmanship of the building has been slightly compromised since construction. The second story, center window on the east elevation has been replaced with glass blocks (for privacy in the second-floor bathroom) and a window and door on the second story, south elevation has been removed. Further, following a fire in December 2016, the plaster walls were replaced with modern drywall. Additionally, the half-story Palladian windows on the south and north elevations had to be almost entirely reconstructed as a result of fire damage. However, this reconstruction was done to the Secretary of the Interior's Standards and match the original with regard to materials, size, dimensions, and appearance (Photo 14). The wood siding, chimney, and interior features (flooring, molding, etc.) date to the period of significance. The exterior retains many character-defining features, including windows, dentils, and accentuated entrances with Doric columns. The workmanship of the style is still reflected in the property. The interior built-ins, bi-folding doors, and wood molding are reflective of the craft (Photos 11, 12, and 13).<sup>8</sup> The property still features numerous ornamental details common for the style.

Located on Pendleton's North Hill, overlooking the commercial downtown, the house emits a feeling of prominence in the past. The Rice House is one of the few side-gabled Colonial Revival subtypes on Pendleton's North Hill and is directly associated with the architectural style. Despite some changes, when standing in front of the property there is no doubt that one is looking at a Colonial Revival residence that represents a subtype not seen often in Pendleton, providing a strong sense of feeling and association.

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<sup>8</sup> Following the 2016 fire, all of the molding was removed and then re-installed once the walls were reconstructed. With the exception of small pieces, all molding and woodwork are original.

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**8. Statement of Significance**

**Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

**Areas of Significance**

(Enter categories from instructions.)

ARCHITECTURE

**Period of Significance**

1915

**Significant Dates**

1915: Date of Construction

**Significant Person**

(Complete only if Criterion B is marked above.)

N/A

**Cultural Affiliation** (if applicable)

N/A

**Architect/Builder**

Unknown

**Criteria Considerations**

(Mark "x" in all the boxes that apply.)

Property is:

- A Owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

**Period of Significance (justification)**

The period of significance for the Rice House is 1915, the year of construction.

**Criteria Considerations (explanation, if necessary)**

N/A

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**Statement of Significance Summary Paragraph** (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations).

The Gonzalez M. Rice House, built in 1915, is eligible for listing in the National Register of Historic Places at the local level under Criterion C, for its architecture, as the house represents a rare example of the side-gabled roof Colonial Revival subtype in Pendleton. The period of significance is 1915, the date of construction. The house retains good integrity to 1915, both on the exterior and interior, and is representative of the type and period of construction. The Colonial Revival style stemmed from Americans looking back to their founding, and the Rice House is distinguished by its many character-defining features – including accentuated front entrance, Palladian windows, multiple pane-over-one wood windows, porticos with Classic columns, and decorative elements in the cornice. While Pendleton’s North Hill features many high style architectural examples, the Rice House was built during the peak of popularity of the Colonial Revival style, opting to stray away from the once popular gambrel roof for the up and coming side-gabled roof. Therefore, the Rice House is a distinctive and notable example of the Colonial Revival style for the time period in Pendleton.

**Narrative Statement of Significance** (Provide at least **one** paragraph for each area of significance.)

### Pendleton, Oregon:

Located just miles outside of the Confederated Tribes of the Umatilla Indian Reservation boundary, Pendleton is in the Plateau cultural region. According to Stern (1998), Pendleton is in a region predominantly lived in by the Cayuse.<sup>9</sup> The Cayuse Nez Perce name for Pendleton is *Tiléelpe*, which translates to “little cliff place.”<sup>10</sup> The Treaty of June 9, 1855 was entered into between United States government and the Walla Walla, Cayuse, and Umatilla, ceding 6.4 million acres but reserving rights to hunt, fish, and gather in usual and accustomed places.<sup>11</sup> When Pendleton was originally platted, portions of the town were located within the boundaries of the Umatilla Indian Reservation. This did not stop the town from growing illegally into the reservation and in the early 1880s, the Tribes agreed to sell 640 acres.<sup>12</sup> In August of 1882, Congress authorized the Secretary of the Interior to approve the transfer of no more than 640 acres to “allow said town proper and needful extension and growth.”<sup>13</sup> Ultimately this area was platted and auctioned off to the highest bidders. Today, the Confederated Tribes of the Umatilla Indian Reservation are actively working to purchase back properties to restore the reservation – which was fractured as a result of the Dawes Act – and create economic and environmental opportunities.<sup>14</sup>

Agriculture – including farming and ranching – has been pivotal in the development of Pendleton and the surrounding area since its founding by Euro-American settlers. The community is also known for the Pendleton Woolen Mills, with their iconic blankets, and the Pendleton Round-Up, one of the largest annual rodeos in the world.<sup>15</sup> Euro-American settlement in Pendleton dates back to 1851 when a trading post was established where the Umatilla River and McKay Creek meet. Abram Miller filed a 160-acre homestead claim north of the Umatilla River in 1862, which included the future site of Pendleton, later trading this land to Moses

<sup>9</sup> Theodore Stern, “Cayuse, Umatilla, and Walla Walla” In *Plateau*, edited by Deward E. Walker, 395-419 (Washington: Smithsonian Institute, 1998).

<sup>10</sup> Eugene S. Hunn, E. Thomas Morning Owl, Phillip E. Cash Cash, *Cáw Pawá Láakni / They Are Not Forgotten: Sahaptian Place Names Atlas of the Cayuse, Umatilla, and Walla Walla* (Tamastlikt Cultural Institute, 2015)

<sup>11</sup> Confederated Tribes of the Umatilla Indian Reservation, “Our History,” <https://ctuir.org/history-culture/history-ctuir> (accessed June 1, 2020).

<sup>12</sup> Gordon Macnab, *A Century of News and People in the East Oregonian 1875-1975* (Pendleton, OR: East Oregonian Publishing Co., 1975), 70.

<sup>13</sup> Alice C. Fletcher, *Indian Education and Civilization: A Report Prepared in Answer to Senate Resolution of February 23, 1885* (Washington: Government Printing Office, 1888), 606.

<sup>14</sup> Chuck Sams, “We’re prepared to buy back our own land,” *High Country News*, <https://www.hcn.org/issues/46.12/were-prepared-to-buy-back-our-own-land> (accessed June 1, 2020).

<sup>15</sup> John Scanlan, “Pendleton,” Oregon Encyclopedia, <https://oregonencyclopedia.org/articles/pendleton/#.XppvGMhKi71> (accessed April 20, 2020).

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and Aura Goodwin “for a span of mules.”<sup>16</sup> Early Pendleton was known by many names including Marshall Station, Swift’s Station, and Middleton.

When Umatilla County was established from part of Wasco County in 1862, the county seat was Umatilla City, approximately 35 miles northwest of Pendleton, since it had the largest population. Geographically undesirable for some, many residents petitioned to have the county seat relocated to a more central location.<sup>17</sup> In 1868, the county seat was officially relocated to Pendleton, which only had a handful of buildings at the time. This occurred during the night “to avoid objections,” even though it led some to say the county seat was stolen.<sup>18</sup> County commissioners named the town for Ohio Senator and 1864 Democratic vice-presidential candidate George H. Pendleton.<sup>19</sup> The Goodwin’s donated 2.5 acres for the town and Pendleton was platted in December 1868.<sup>20</sup> With a population of 730, Pendleton was incorporated in October 1880.<sup>21</sup>

“Boom years” followed incorporation, with increased population, infrastructure, and building in the downtown and surrounding residential neighborhoods.<sup>22</sup> Sheep were introduced to the region in 1865 and the first flour mill was built in 1875.<sup>23</sup> In fact, by 1890, Umatilla County was the largest wheat producer in the state.<sup>24</sup> The construction of the Oregon Railway and Navigation Company railroad in September 1882 helped to support the wool and wheat industries.<sup>25</sup> In the first few decades of the twentieth century, the City of Pendleton approved a number of public works undertakings, including the Umatilla River levy to address flooding and projects to improve septic systems.<sup>26</sup> Pendleton saw many visits from Ezra Meeker raising awareness about the Oregon Trail, leaving behind monuments and memorials.<sup>27</sup> It was also during this time period that many of the commercial downtown and residential buildings were constructed, adding to Pendleton’s permanence. Data from the Oregon Historic Sites Database shows that 47% of Pendleton’s recorded historic resources were built between 1900 and 1919. Historic photos from this era, show how this growth was especially common on Pendleton’s North Hill (Figures 9 and 10).

In 2018, Pendleton had a population of 16,810 and a motto of “The Real West.” It is one of the “cultural centers” of eastern Oregon, sitting between Portland, Oregon and Boise, Idaho.<sup>28</sup> Yet, it is a community that has not forgotten its historic association and founding, retaining many historic buildings that represent a number of popular architectural styles and construction methodologies from a time when Pendleton was prosperous. This includes the Rice House, one of Pendleton’s best examples of a side-gabled roof Colonial Revival residence.

### **Colonial Revival Style:**

The Philadelphia Centennial Exhibition of 1876 not only celebrated 100 years of American independence, but also helped to launch the Colonial Revival style.<sup>29</sup> The Exposition included examples of Federalist and Georgian architecture and buildings, which reignited interest and study in the styles.<sup>30</sup> McKim, Mead, and

<sup>16</sup> Umatilla County Historical Society, *Umatilla County: A Backward Glance* (Pendleton: E.O. Masters Printers, 1980), 147.

<sup>17</sup> *Ibid.*, 154

<sup>18</sup> *Ibid.*, 154; Keith F. May, *Pendleton: A Short History of a Real Western Town* (Pendleton, OR: Drigh Sighed Publications, 2005), 8.

<sup>19</sup> City of Pendleton, “Pendleton,” <https://pendleton.or.us/history-pendleton> (accessed April 20, 2020).

<sup>20</sup> May, *Pendleton*, 12.

<sup>21</sup> *Ibid.*

<sup>22</sup> James Lynch, “Pendleton Historic Resource Inventory” (September 30, 1985).

<sup>23</sup> Elizabeth Gibson, *Images of America: Pendleton* (Charleston, South Carolina: Arcadia Publishing, 2014), 7.

<sup>24</sup> *Ibid.*, 31.

<sup>25</sup> Scanlan, “Pendleton,” Oregon Encyclopedia. It is important to remember that the railroad which brought wealth and prosperity to Pendleton and Oregon was built by many Chinese workers who faced discrimination and exclusion.

<sup>26</sup> City of Pendleton, “Pendleton.”

<sup>27</sup> Umatilla County Historical Society, *Umatilla County* (1980), 172; Gibson, *Images of America: Pendleton*, 39. Ezra Meeker traveled the Oregon Trail as a child, and then traveled it again many times between the early 1900s and 1920s to raise awareness about the significance and need for preservation.

<sup>28</sup> Scanlan, “Pendleton,” Oregon Encyclopedia.

<sup>29</sup> Rosalind Clark, *Oregon Style: Architecture from 1840s to the 1950s* (Portland, OR: Professional Book Center, Inc., 1983), 113.

<sup>30</sup> Leland Roth, *American Architecture: A History* (Canada: Westview Press, 2001), 237.

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White are credited with being the first to use the Colonial Revival style in the 1880s with the construction of the H.A.C. Taylor House (1883-4; Newport, Rhode Island) and Appleton House (1885-6; Lennox, Massachusetts).<sup>31</sup> Like most other Revival and eclectic styles, Colonial Revival styles are not a true replica of earlier Colonial houses. While they relied on details from this earlier time period, homes were often larger to accommodate both occupant preference and new technologies, such as heating systems and construction technology.<sup>32</sup> Colonial Revivals can be either symmetrical or asymmetrical, and have overstated details, especially found in the elaborate, centered, front entry that is common for the style.<sup>33</sup>

McAlester identifies nine subtypes of the Colonial Revival style. Asymmetrical Colonial Revivals were the most common prior to 1900, fading off in popularity until the 1930s when automobiles necessitated a garage. Prior to 1915, the hipped roof with full-width porch represented 33% of Colonial Revivals. However, 25% of all Colonial Revivals are a hipped roof without full-width porch, with the peak of popularity being before 1910. The centered gable subtype is the least common subtype. Second-story overhang Colonial Revivals were primarily constructed between the 1930s and 1950s. While most Colonial Revivals are two-stories, the one-story and three-story subtypes can be found. One-story Colonial Revivals were most common between the 1920s and 1940s, while the three-story tended to be narrow and found in urban areas before the 1920s. The gambrel roof (or Dutch Colonial) subtype accounts for about 10% of Colonial Revivals. The front facing gambrel was common between 1895-1915, before shifting to a side-gambrel in the 1920s and 1930s. Finally, the side-gabled roof was predominantly constructed after 1910 and accounts for 25% of America's Colonial Revival homes.<sup>34</sup>

In Oregon, the Colonial Revival style was introduced by two architects that had previously worked at McKim, Mead, and White – William Whidden and Ion Lewis. Together, they founded the Portland-based firm Whidden and Lewis in 1889 and designed many Colonial Revival homes in Portland, including the first known Colonial Revival house in Oregon – the Milton W. Smith House (1892; Portland, Oregon). Since Oregon's population was rapidly growing in the early twentieth century, when the Colonial Revival style was most popular, there are examples located across the state.<sup>35</sup> The Oregon Historic Sites Database lists 2,734 properties as identified in the Colonial Revival style across the state. However, over half (1,384) are located within Portland, and only 36 are in Umatilla County.

Pendleton experienced rapid growth in the early twentieth century, and the first known Colonial Revival in Pendleton is the National Register listed Ellis-Hampton House located at 711 SE Byers Avenue, constructed in 1901. Located in the "fashionable" Lewis/Water Street neighborhood, high-style Pendleton homes that pre-date the Ellis-Hampton House were usually in the Queen Anne style. William Russel Ellis was a prominent Republican in Umatilla County and represented Oregon's Second District in the United States House of Representatives from 1893-1899. It is assumed that during his time in Washington D.C. he was introduced to the Colonial Revival style and brought it back to Pendleton, though he may have encountered the style in Portland as well. By 1905, the Colonial Revival style "reigned supreme" in Pendleton's affluent Lewis/Water Street neighborhood while also the "dominant style for domestic buildings throughout the country" during the early 1900s.<sup>36</sup> A 1985 survey of Pendleton, Oregon identified nineteen Colonial Revival properties constructed between 1901 and 1935, including the Rice House.<sup>37</sup> These properties represent a number of the Colonial Revival subtypes, but most are hipped or gambrel roofed. These properties are primarily located on the North Hill and southeast of the commercial downtown (Lewis/Water Street neighborhood).

<sup>31</sup> Virginia and Lee McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 2006), 326.

<sup>32</sup> *Ibid.*, 237; National Park Service, "Colonial Revival Style 1880-1940s," <https://www.nps.gov/articles/colonial-revival-architecture.htm> (accessed April 16, 2020).

<sup>33</sup> McAlester, *A Field Guide to American Houses*, 321.

<sup>34</sup> *Ibid.*, 321-322.

<sup>35</sup> Clark, *Oregon Style*, 113-4.

<sup>36</sup> National Register of Historic Places and National Historic Landmark Records, "Ellis-Hampton House," National Park Services. <https://catalog.archives.gov/id/77851334#.XtmZ6oBAwA8.link> (accessed June 4, 2020); McAlester, *A Field Guide to American Houses*, 324.

<sup>37</sup> This 1985 Historic Resource Inventory was completed by the City of Pendleton to create a list of historic resources that local planning should address to meet Goal 5 requirements.

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Pendleton's North Hill was a desirable location given the south facing views of the commercial downtown and many affluent leaders and citizens of Pendleton purchased property and built attractive homes.<sup>38</sup> Pendleton's first mayor, Lot Livermore, owned a large portion of land and raised cattle on the North Hill in the area that would become the Livermore Addition.<sup>39</sup> Given his status in the community, it would make sense that Gonzalez M. Rice, a prominent and respected member of the Pendleton community, would be attracted to the neighborhood and he built a house that reflected his status and complimented the other high style properties in the neighborhood. In September 1915, the Rice House was featured in the *East Oregonian* special Pendleton Round-Up edition as one of the "Important New Buildings This Year." In December of 1915, Mrs. Rice hosted a bridge party for a "large number of ladies at the beautiful Rice home on North Main Street" and the *East Oregonian* proclaimed that "cut flowers were used in making the attractive rooms more attractive."<sup>40</sup> While the architect is unknown, there is anecdotal evidence the house was designed by eastern Oregon architect Raymond W. Hatch. The house has many similar qualities with regard to style and materials as other homes in Pendleton that Hatch designed. However, this is not confirmed by any additional sources and the architect remains unknown.<sup>41</sup>

The Rice House features many of the character-defining features of the side-gabled roof Colonial Revival subtype. It is also one of the few examples of the subtype in Pendleton.<sup>42</sup> The primary entrance on Colonial Revivals are known for being centered and accentuated, usually with a crown supported by columns and doors framed by fanlights or sidelights.<sup>43</sup> The Rice House features both of these character-defining elements. The primary entrance is centered on the east elevation and features Doric columns supporting the balconied portico and sidelights flanking the wood door (Photo 8).<sup>44</sup> Another character-defining feature is a balconied one-story open wing, also with Doric columns, on the south elevation (Photos 2 and 3). With regard to windows, the Colonial Revival style is known for double-hung rectangular windows, often in pairs, with either a one-over-one or multiple pane-over-one pattern.<sup>45</sup> The Rice House retains its original wood windows, which are rectangular in shape, double-hung, and multiple pane-over-one (count varies depending on the elevation; see Section 7). The cornice of the Colonial Revival is one of the more iconic features, and the Rice House retains many of those elements. The junction has a slight overhang and decorative dentils on the cornice. Even though some Colonial Revivals were constructed from brick, wood siding was also a common building material, which is what the Rice House features. Overall, the house features symmetry and balance, another common trait of the style.

### **Comparative Examples:**

A 1985 survey of Pendleton, Oregon identified 19 Colonial Revival properties constructed between 1901 and 1935, including the Rice House, and the Oregon Historic Sites Database currently has 24 entries for Colonial Revivals in Pendleton.<sup>46</sup> Of these, two are currently listed in the National Register of Historic Places – the Ellis-Hampton House (1901) and the Joseph Vey House (c.1913).<sup>47</sup> Since the Rice House is eligible for listing under Criterion C as a distinctive example of the side-gabled roof Colonial Revival subtype on the North Hill in Pendleton, only those Colonial Revival buildings on the North Hill were analyzed as comparative examples. All

<sup>38</sup> Personal Communication between Kate Dimon and Keith May, 2019.

<sup>39</sup> Keith F. May, *A Field Guide to Historic Pendleton* (Pendleton, OR: Drigh Sighed Publications, 1997), 73-74.

<sup>40</sup> "Social and Personal," *East Oregonian*, December 4, 1915.

<sup>41</sup> The reference to Raymond W. Hatch has been noted in family documents. Hatch was an eastern Oregon architect, known for the Carnegie Library in Pendleton, other homes on the North Hill, and buildings in Echo. He moved to Pendleton in 1915 from Boise, Idaho.

<sup>42</sup> McAlester, *A Field Guide to American Houses*, 322. McAlester identified a total of nine Colonial Revival subtypes.

<sup>43</sup> *Ibid.*, 320; Clark, *Oregon Style*, 114.

<sup>44</sup> Even though the Rice House has entrances on both the east and south elevations, the entrance on the east elevation (front façade) is considered the primary entrance and retains the character-defining features of a Colonial Revival home.

<sup>45</sup> McAlester, *A Field Guide to American Houses*, 324; John Blumenson, *Identifying American Architecture* (New York: W.W. Norton & Co., 1981), 25.

<sup>46</sup> Three properties identified by the 1985 survey as being Colonial Revival, were actually another style (primarily Neoclassical or Shingle) and were excluded from comparison.

<sup>47</sup> Both of these properties are located south of the Umatilla River and therefore not included in the comparison for the Rice House.

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Colonial Revivals south of the Umatilla River and outside of the comparative example study area, are of the hipped roof subtypes and were built prior to the period of significance and popularity of the side-gabled roof subtype.<sup>48</sup> In total, there are twelve Colonial Revivals located on Pendleton's North Hill. Three are of the side-gable subtype (Rice House, Judd House, and McLean House). One is a front-gable Colonial Revival (Oliver House) and one is a hipped roof (William McCormach House). The other seven are gambrel roof Colonial Revivals. While these are all Colonial Revivals, as McAlester identifies, each must be understood within its timeframe, especially since the Colonial Revival style spanned such a long time period, and for its unique character-defining features.

The seven gambrel roof Colonial Revivals are not being compared to the Rice House for this nomination since they are of a subtype with different character-defining features and a different period of prominence. The Mary Fell House (319 NE 1<sup>st</sup> Street, Pendleton, Umatilla County; c. 1899-1902) is a combination of the gambrel roof subtype and the Shingle style. Constructed at least 13 years before the Rice House, this would have been at the peak of popularity of the gambrel roof style and is also a combination of styles. The Ed Marshall House (323 N. Main Street, Pendleton, Umatilla County; c. 1901-1903) is also an earlier example of the style constructed during peak popularity of the gambrel roof. The remaining five gambrel roof houses on Pendleton's North Hill were constructed contemporary to the Rice House, between 1914 and 1922.<sup>49</sup> While many of these homes retain integrity, none are representative of the side-gabled roof subtype. The design and feeling of the character-defining features of the style can be understood differently considering the drastic difference in the roof shapes. Further, all of these houses were constructed when the gambrel roof was falling out of popularity. The Rice House was built during the peak of side-gabled roof prominence and should be appreciated within that unique place in history.<sup>50</sup>

Fred E. Judd House (3 NE Ellis, Pendleton, Umatilla County; Figure 12):

One of three, including the Rice House, previously recorded side-gabled roof Colonial Revival houses on Pendleton's North Hill, located one block south of the Rice House and constructed c.1902, the Judd House is 2.5 stories and also has an accentuated front entrance with classic columns on the portico and a metal balustrade. The first story has narrow, horizontal wood siding, and the second story has wood shingles.<sup>51</sup> There are dormers on the side gables, which gives the house the appearance of a hipped roof from aerial images. There is a brick chimney on the west elevation and a small addition on the north elevation. Even though the Judd House is the most similar Colonial Revival on Pendleton's North Hill, it has a number of differences that create distinction with the Rice House. The Judd House has two types of siding and the majority of the windows are one-over-one, instead of the more elaborate multiple pane-over-one as featured on the Rice House. While the main entrance of the Judd House has a portico, the house does not feature side wings, like the Rice House. While the Judd House has a cornice that is common for a Colonial Revival, it lacks decorative dentils. Also, the second story features a bay window, furthering setting it apart from the Rice House. Due to the early age of the property, details on the Judd House are more exaggerated and lack the symmetry of the Rice House, making the Rice House is stronger example of the side-gabled roof subtype from the prominent period of the style (post 1910).

<sup>48</sup> It is worth noting that there is a three-block area on SE Byer Street, between 6<sup>th</sup> and 9<sup>th</sup> Streets, in Pendleton that has approximately five intact Colonial Revivals all constructed around the same time period (c.1900-1905). They were excluded from comparison because, contextually, they appear to stand apart given their construction dates and location. They were all constructed ten years prior to the Rice House, when other Colonial Revival subtypes were more popular. Also, this area of Pendleton developed in a different way given the location directly east of downtown and on the same side of the Umatilla River.

<sup>49</sup> The five houses, with address and construction dates, are: 1) Elmer and Hilda McCormach House, 414 NW 4<sup>th</sup> Street, c.1919; 2) the Ecklund House, 209 NW 6<sup>th</sup> Street, c.1916-1921; 3) Thompson House, 315 N. Main Street, 1914; 4) Brock House, 320 N. Main Street, 1914; and 5) Mayberry House, 414 N. Main Street, c.1920-1922.

<sup>50</sup> McAlester, *A Field Guide to American Houses*, 322. The gambrel roof subtype was most popular between 1895 and 1915. The side-gabled subtype dominated among Colonial Revivals after 1910.

<sup>51</sup> While shingles might not be the most common siding for a Colonial Revival, all "common wall materials" can be found on Colonial Revivals (McAlester, *A Field Guide to American Houses*, 324).

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Howard and Nell McLean House (809 NW Bailey Avenue, Pendleton, Umatilla County; Figure 13):

The one-story McLean House (constructed c. 1922) is a modest example of the side-gabled Colonial Revival style and is located ten blocks southwest of the Rice House. The centered front entrance includes classic columns and sidelights. However, many of the windows have been replaced and some of the higher style features of the Colonial Revival, like decorative cornices, are absent. McAlester assigns one-story Colonial Revivals their own subtype, borrowing the decorative front door detailing and being common between the 1920s and 1940s.<sup>52</sup> So, while the Rice and McLean House share a side-gabled roof, the Rice House [literally] rises above the McLean House with its more distinctive character-defining features and high style.

F.M. Oliver House (411 NW 7<sup>th</sup> Street, Pendleton, Umatilla County; Figure 14):

This asymmetrical, front facing gabled roof Colonial Revival (constructed c. 1910-1919) is located six blocks west of the Rice House and is much smaller and more modest than the Rice House. It has an off-center entrance with square columns and what appears to be a garage addition on the northeast corner of the building. There are no decorative elements on the cornice and the property is only 1.5 stories. While the property does retain high integrity, the Rice House has more distinctive character-defining features and style than the Oliver House. Further, the Oliver House is not of the same subtype as the Rice House.

William McCormmach House (313 NW Ellis Street Pendleton, Umatilla County; Figure 15):

The William McCormmach House (constructed c. 1903) is a prime example of the hipped roof with full-width porch Colonial Revival subtype in Pendleton. Located three blocks southwest of the Rice House, the 2.5 story house has an accentuated, off-center front entrance, Palladian windows, dormers, and decorative dentils on the cornice – all character-defining features of the Colonial Revival. While this property appears very much eligible for listing in the National Register as well, comparatively it is another subtype of the Colonial Revival style and must be understood architecturally within that context. This style was incredibly common prior to 1915 representing about one-third of Colonial Revival houses nationally, while the side-gabled roof style became the dominate subtype after 1910.<sup>53</sup>

**Gonzalez Montillo Rice & Other Owners:**

Gonzalez Montillo Rice was born on September 5, 1858 in College Mound, Missouri.<sup>54</sup> According to local histories, he moved from San Francisco, California to Portland, Oregon to finally settle in Waitsburg, Washington. In Waitsburg, Rice served as the Cashier for the Waitsburg National Bank for over six years.<sup>55</sup> Following great success and increased deposits, Rice was transferred to the Columbia National Bank in Dayton, Washington. While Rice was again seeing great amounts of success in Dayton, C.B. Wade, cashier of the First National Bank in Pendleton, was not so lucky. Wade was accused of personally absorbing funds deposited to the First National Bank.<sup>56</sup> During Wade's tenure with the bank, deposits went from "nearly \$1,000,000 to \$469,000."<sup>57</sup> Wade resigned as cashier and eventually filed for personal bankruptcy.

Even though Rice was not the first choice to replace Wade, he transferred to the Pendleton First National Bank in January 1904 and set to work reviving the institution.<sup>58</sup> In December 1904, only eleven months after taking the position, the *East Oregonian* wrote the following regarding Rice:

<sup>52</sup> Ibid..

<sup>53</sup> Ibid..

<sup>54</sup> Umatilla County Historical Society, *Umatilla County* (1998). Some historic records have his name as "Gonzales" with an "s" instead of a "z." However, the name on his tombstone is "Gonzalez Montillo Rice," which is the spelling used for this nomination. Mr. Rice's obituary in the *East Oregonian* does little to clarify the spelling, remembering instead that "to a great many people he was commonly known as 'G.M.'" ("*G.M.*" *East Oregonian*, February 25, 1932).

<sup>55</sup> "G.M. Rice May Go To Portland," *Eastern Oregonian*, December 29, 1910.

<sup>56</sup> "Bank Compromise," *East Oregonian*, April 4, 1904.

<sup>57</sup> "G.M. Rice May Go To Portland," *East Oregonian*, December 29, 1910.

<sup>58</sup> T.C. Taylor was the first choice of the First National Bank's board of directors. However, since Taylor was overseeing Wade's

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Mr. Rice is a very pleasant gentleman to meet and looks more like a farmer or stockman than a cashier of a bank. He is approachable and seems to be very popular with the country people. Since Mr. Rice assumed management of the affairs of the First National bank that solid old institution is seeing its brightest days.<sup>59</sup>

In 1910, Rice was offered a position with the Lumberman's National Bank in Portland, Oregon.<sup>60</sup> However, Rice stayed in Pendleton and was eventually appointed Vice President of Pendleton's First National Bank.<sup>61</sup> It was during this time period that Rice constructed a home that reflected his place within the community and rising status. In April 1921, six years after moving into the Rice House, Rice was appointed president of Pendleton's First National Bank.<sup>62</sup> In 1926, Pendleton's First National Bank and the American National Bank merged.<sup>63</sup> Following this merger, Rice served on the Board of Directors for the Bank, before ill health forced him to resign.

Rice was married to Maude "Minnie" Rice and together they had four children – Lyman, Richard, Paulene, and James. In addition to banking, Rice was also an active member in the Pendleton community. In 1922 he became president of the Pendleton Progressive Business Club.<sup>64</sup> He also served as president of the Kiwanis Club and was a school board member. One of his more notable contributions was playing an integral role keeping the Pendleton Woolen Mills Company in Pendleton by helping to raise \$30,000 to rehabilitate the mills.<sup>65</sup> Rice was a member of the water board during a time when they had to ask for no public bonds to make system improvements, an accomplishment highlighted in his obituary.<sup>66</sup> Rice passed away at the Good Samaritan Hospital in Portland, Oregon on February 24, 1932 at the age of 73. He is buried in Pendleton's Olney Cemetery next to his wife, Minnie, who passed away in 1931. In his obituary, the *East Oregonian* wrote:

There are many people here and elsewhere who have profited greatly by encouragement and advice received from 'G.M.' Should they all come forward to tell their stories it would fill a book. The book will probably not be written but the stories will be told for a long time to come in the homes and by the firesides in this territory.<sup>67</sup>

Though he might not be a name that many remember today, G.M. Rice was an essential figure in the early development of Pendleton, making his mark on the finances of the growing community and one of its most recognizable brands (Pendleton Woolen Mills). He came to Pendleton during a time of financial uncertainty and mistrust, and then immediately helped to rebuild the bank and participate in civic life. However, he also made his mark on the architectural landscape of the city by commissioning and occupying one of the most prominent side-gabled roof Colonial Revival homes on the North Hill.

In 1931, after the death of Minnie Rice, the property was sold to Lowell Stockman. Stockman was born in Helix, Umatilla County and attended Pendleton Public Schools prior to attending and graduating from Oregon Agricultural College (now Oregon State University) in 1922. After graduating, Stockman returned to Umatilla County and began a career in agriculture on property near Helix. Stockman was a member of the Pendleton School Board and Oregon Liquor Control Commission. In 1942, Stockman ran as a Republican for Oregon's Second Congressional District. His campaign was successful, and Stockman represented Oregon in

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trusteeship, it was determined that the circumstances were not ideal for him to take the position ("T.C. Taylor Declines," *East Oregonian*, January 12, 1904).

<sup>59</sup> "Rice Visits Pilot Rock," *East Oregonian*, December 2, 1904.

<sup>60</sup> "G.M. Rice May Go To Portland," *East Oregonian*, December 29, 1910.

<sup>61</sup> The exact date of his promotion is unknown, but it likely was between 1915 (after building the Rice House) and 1921.

<sup>62</sup> "G.M. Rice is President First National Bank," *East Oregonian*, April 6, 1921.

<sup>63</sup> "Two Pendleton Banks Merged," *The Evening Herald*, January 16, 1926

<sup>64</sup> Albany Democrat-Herald, January 6, 1922.

<sup>65</sup> Umatilla County Historical Society, *Umatilla County* (1998).

<sup>66</sup> "G.M." *East Oregonian*, February 25, 1932.

<sup>67</sup> Ibid.

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Washington, D.C. from 1943 until 1953.<sup>68</sup> After being elected in 1943, Stockman sold the Rice House to Elmer C. Kerns.

Kerns was born in North Dakota in 1905 and married Virginia Carroll in 1947. In 1940, Kerns was the founder and first president of the Pilot Rock Lumber Company. His ventures would expand to include the Kerns Company and Oregon Fiber Products. In the early 1950s, Kerns was appointed to a statewide committee to help attract “government defense projects” to the state.<sup>69</sup> F. Carter Kerns is the son of Elmer and Virginia, born in 1949. Carter grew up in the home and purchased the property in 1980. He and his wife, Nancy, are the current property owners.

**Conclusion:**

Though it is unknown exactly why Rice chose the side-gabled roof Colonial Revival subtype, the style was nationally popular during 1915, but not so popular that everyone in Pendleton had one. In fact, the gambrel roof subtype was more prevalent in Pendleton during this time period. The Rice House was an “attractive home” in a high style uncommon for the North Hill that was built for a notable member of the community, and it continued to attract noteworthy occupants. The house stood apart on the Pendleton landscape in 1915 and continues to stand apart 105 years later.

The Gonzalez Rice House is eligible for listing in the National Register of Historic Places under Criterion C for its association with the side-gabled roof Colonial Revival architectural style in Pendleton, Umatilla County. The building is one of the few Colonial Revival buildings of the side-gabled roof subtype in Pendleton’s North Hill. Further, even though minor alterations have occurred, the building retains high integrity and significance, prominently sitting in one of Pendleton’s most historic neighborhoods. The home reminds those walking past of a time in Pendleton’s history when prominent community members occupied high-style homes on the North Hill looking down on the commercial downtown that brought them wealth and prosperity.

<sup>68</sup> Biographical Directory of the United States Congress, “Lowell Stockman,” <https://bioguideretro.congress.gov/Home/MemberDetails?memIndex=S000936> (accessed May 6, 2020).

<sup>69</sup> “McKay Names Board to Seek Defense Work,” *Statesman Journal*, April 11, 1951.

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**Previous documentation on file (NPS):**

- preliminary determination of individual listing (36 CFR 67 has been requested)
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_
- recorded by Historic American Landscape Survey # \_\_\_\_\_

**Primary location of additional data:**

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other
- Name of repository: \_\_\_\_\_

Historic Resources Survey Number (if assigned): N/A



Rice, Gonzalez M., House  
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**Photographs:**

Submit clear and descriptive photographs. The size of each image must be 3000x2000 pixels, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

**Photo Log**

**Name of Property:** Gonzalez M. Rice House  
**City or Vicinity:** Pendleton  
**County:** Umatilla **State:** Oregon  
**Photographer:** Robert Olguin and Tracy Schwartz  
**Date Photographed:** September 2019 and July 2020

Description of Photograph(s) and number, include description of view indicating direction of camera:

- Photo 1 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0001  
East façade, camera facing west.
- Photo 2 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0002  
South elevation, camera facing northwest.
- Photo 3 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0003  
South elevation, camera facing north.
- Photo 4 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0004  
South elevation (right) and west elevation (left), camera facing northeast.
- Photo 5 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0005  
West elevation, camera facing southeast.
- Photo 6 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0006  
North elevation, camera facing south.
- Photo 7 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0007  
North elevation (right) and east façade (left), camera facing southwest.
- Photo 8 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0008  
Detail of primary entrance on east façade, camera facing west.
- Photo 9 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0009  
Basement fenestration and example of east façade window, camera facing southwest.
- Photo 10 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0010  
Detail of Gothic window on west elevation, camera facing southeast.
- Photo 11 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0011  
First floor fireplace, camera facing south.
- Photo 12 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0012

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Built in cabinets in first floor dining room, camera facing north.

**Photo 13 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0013  
Bi-folding doors from living room to hallway and second floor stairs, camera facing west.

**Photo 14 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0014  
Detail of Palladian window in half-story attic, camera facing south.

**Photo 15 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0015  
Non-contributing c.1940-43 garage, camera facing west.

**Photo 16 of 16:** OR\_UmatillaCounty\_G.M.RiceHouse\_0016  
Non-contributing c.1950 garage, camera facing northwest.

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management. U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

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### List of Figures

(Resize, compact, and paste images of maps and historic documents in this section. Place captions, with figure numbers above each image. Orient maps so that north is at the top of the page, all document should be inserted with the top toward the top of the page.)

- Figure 1:** Regional location map.
- Figure 2:** Local location and nominated property boundary.
- Figure 3:** Tax lot map.
- Figure 4:** Site plan.
- Figure 5:** Basement plan.
- Figure 6:** First floor plan.
- Figure 7:** Second floor plan.
- Figure 8:** Map of Livermore Addition.
- Figure 9:** Historic photo, camera facing southwest, of the tax lot prior to construction (c.1913-14).
- Figure 10:** Historic photo, camera facing southerst, of the Rice House (c. 1915).
- Figure 11:** Historic photo, camera facing north, of the Rice House (1915).
- Figure 12:** Historic photo, camera facing northeast (c.1930s during Stockman ownership).
- Figure 13:** Historic photo, camera facing north (c.1930s during Stockman ownership).
- Figure 14:** Historic photo, camera facing southwest (c.1930s during Stockman ownership).
- Figure 15:** Comparative Example: Fred E. Judd House.
- Figure 16:** Comparative Example: Howard and Nell McLean House.
- Figure 17:** Comparative Example: F.M. Oliver House.
- Figure 18:** Comparative Example: William McCormmach House.

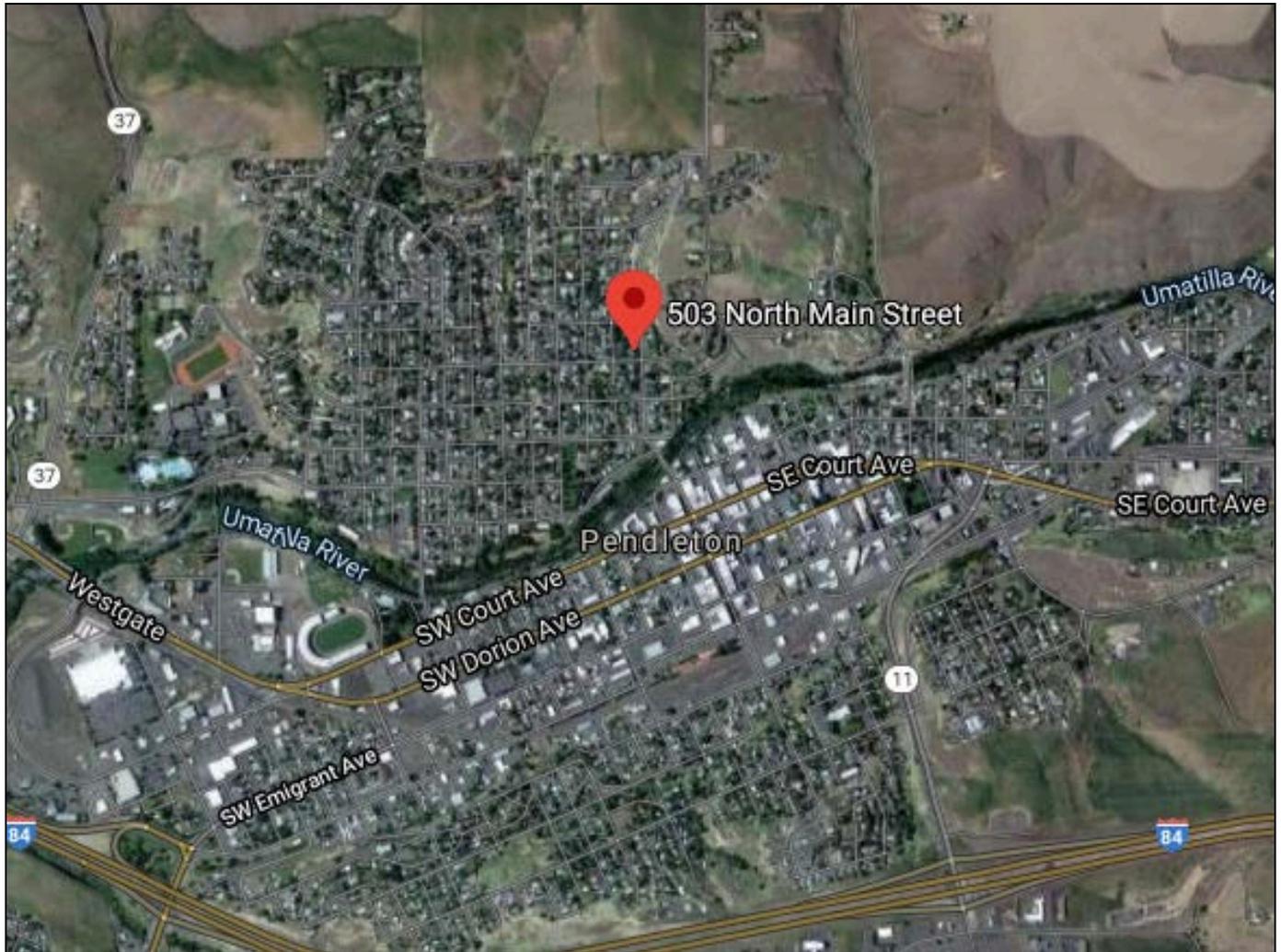
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Figure 1. Regional location map. (Image from Google Maps.)



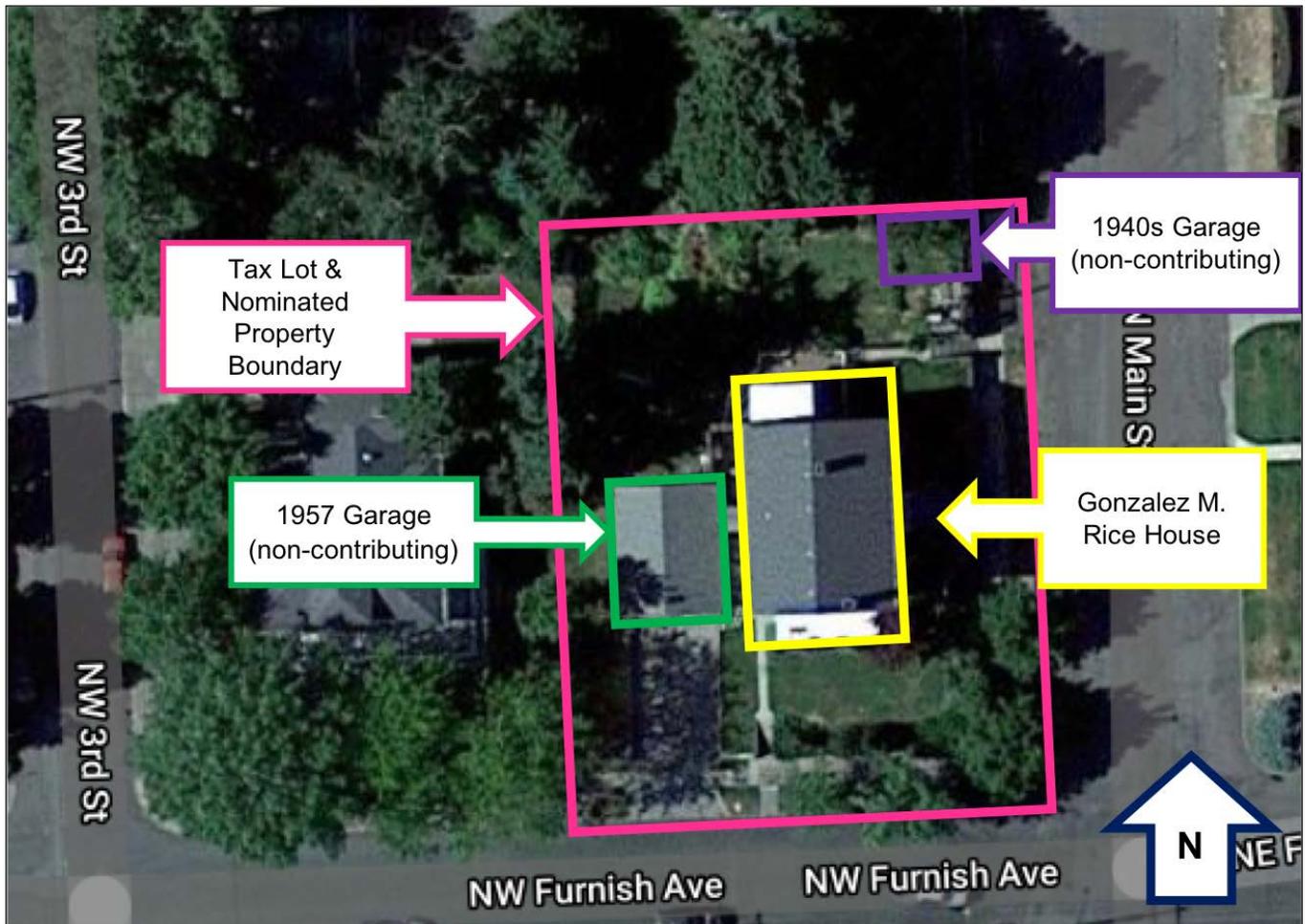
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Figure 2. Local location and nominated property boundary. (Image from Google Maps.)





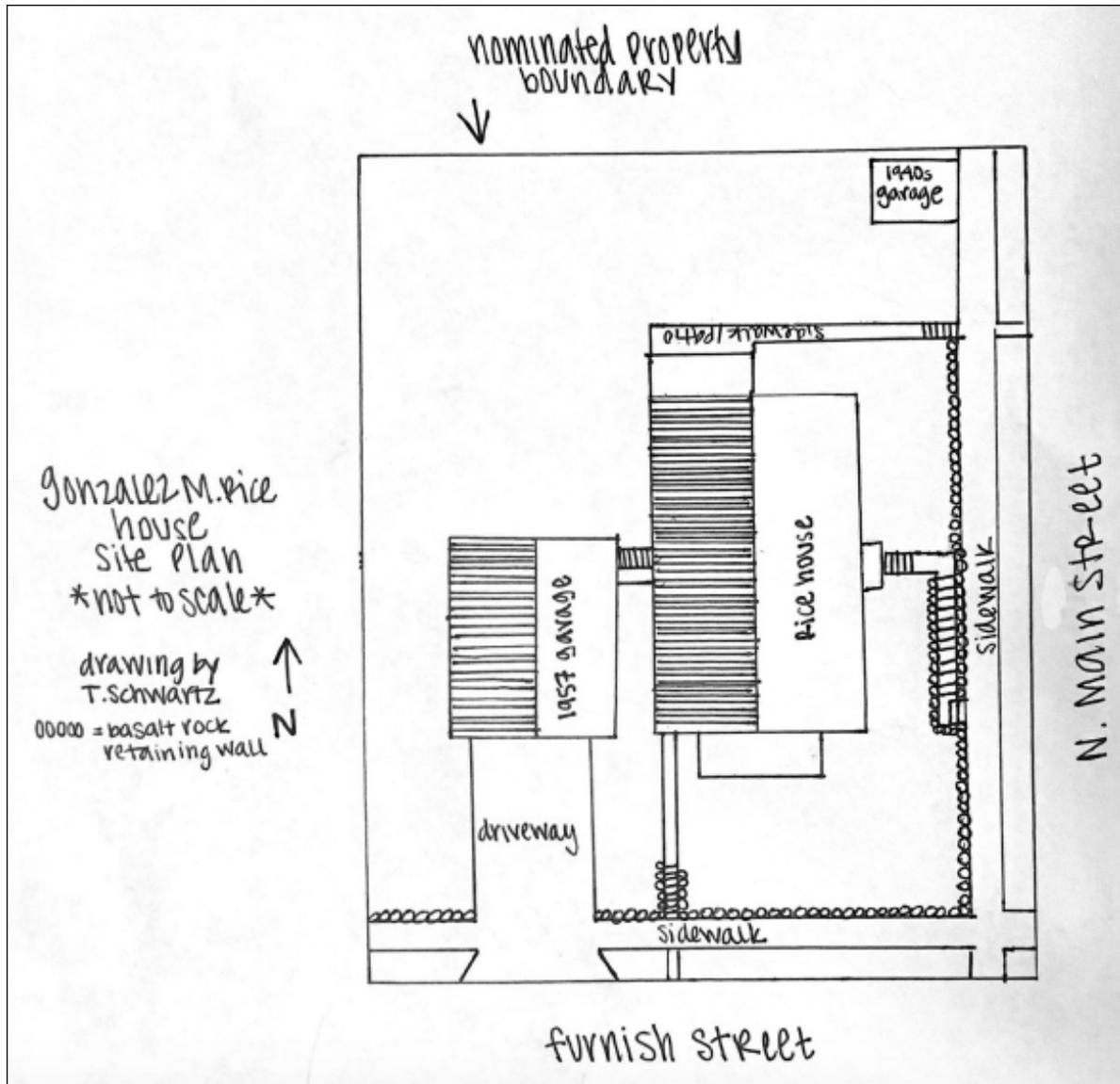
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Figure 4. Site plan. (Drawing by T.Schwartz.)



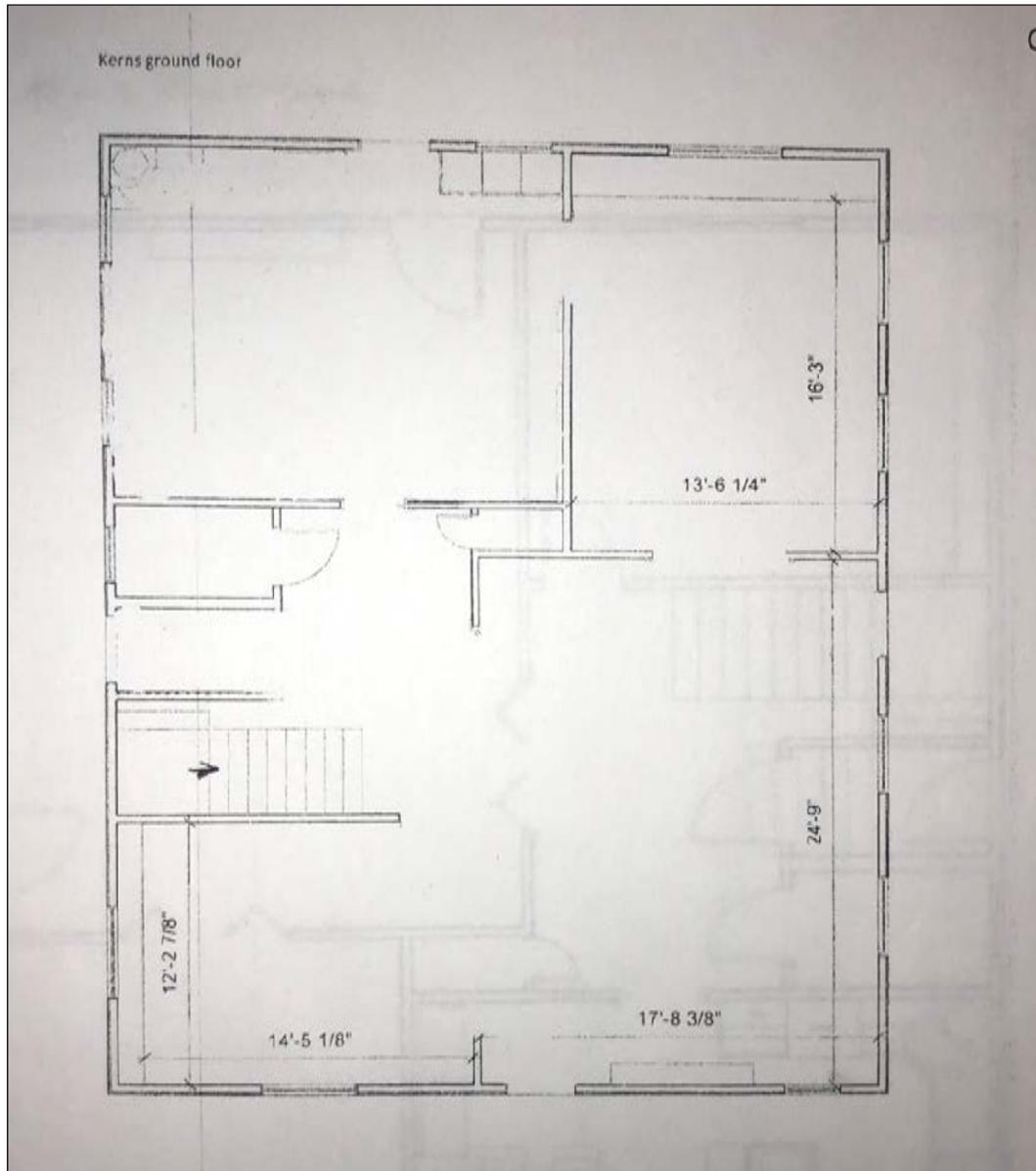
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Figure 5. Basement plan. (Image provided by Nancy and Carter Kerns, 2017).



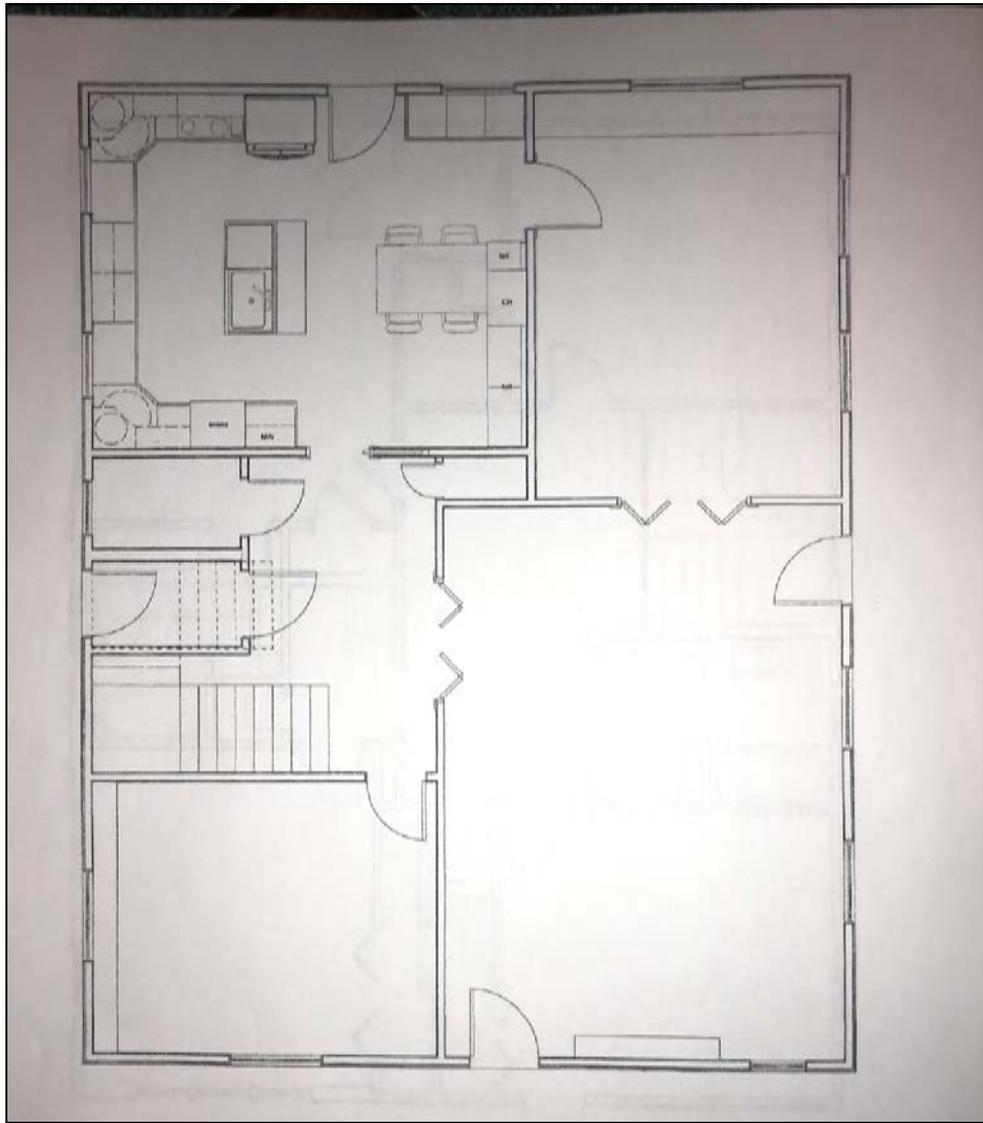
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**Figure 6.** First floor plan. (Image provided by Nancy and Carter Kerns, 2017).



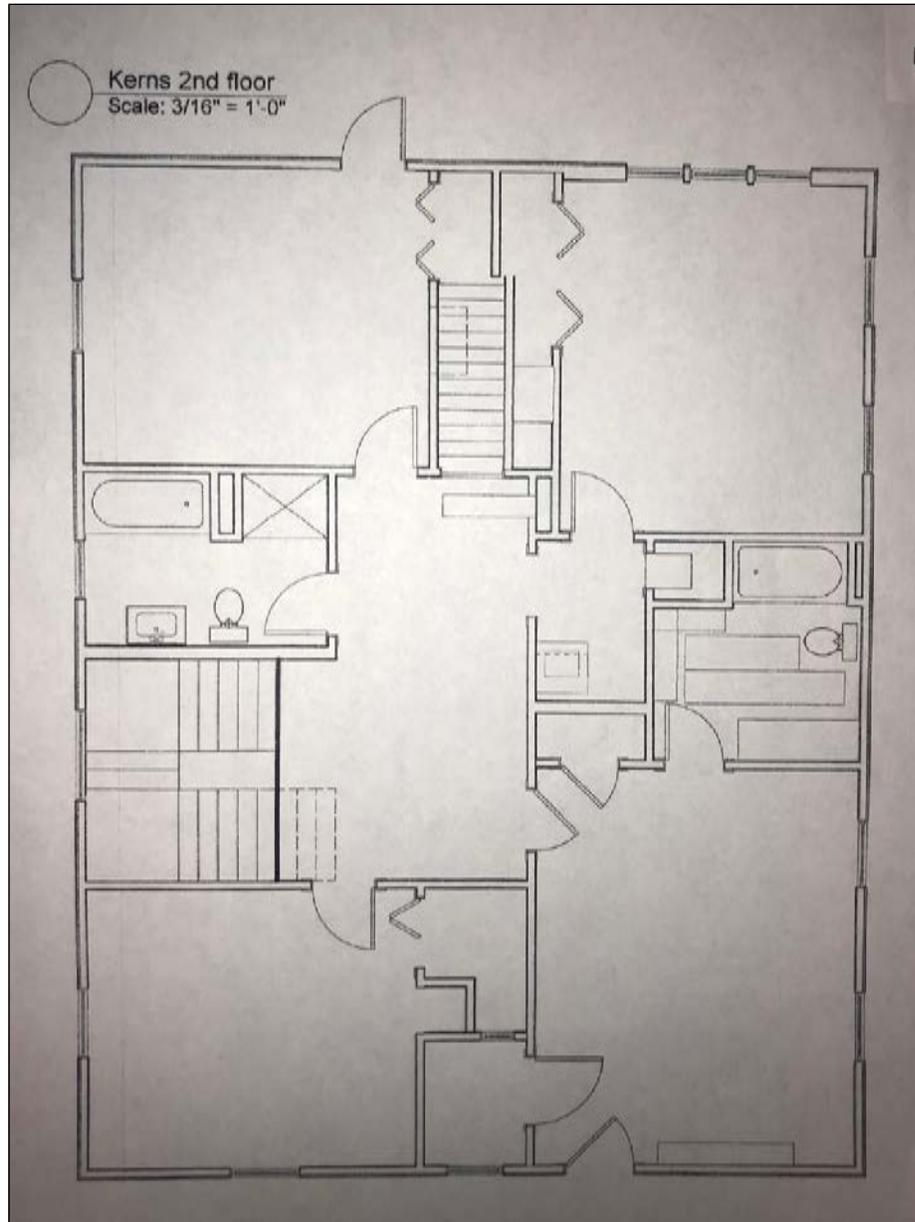
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**Figure 7.** First floor plan. (Image provided by Nancy and Carter Kerns, 2017).



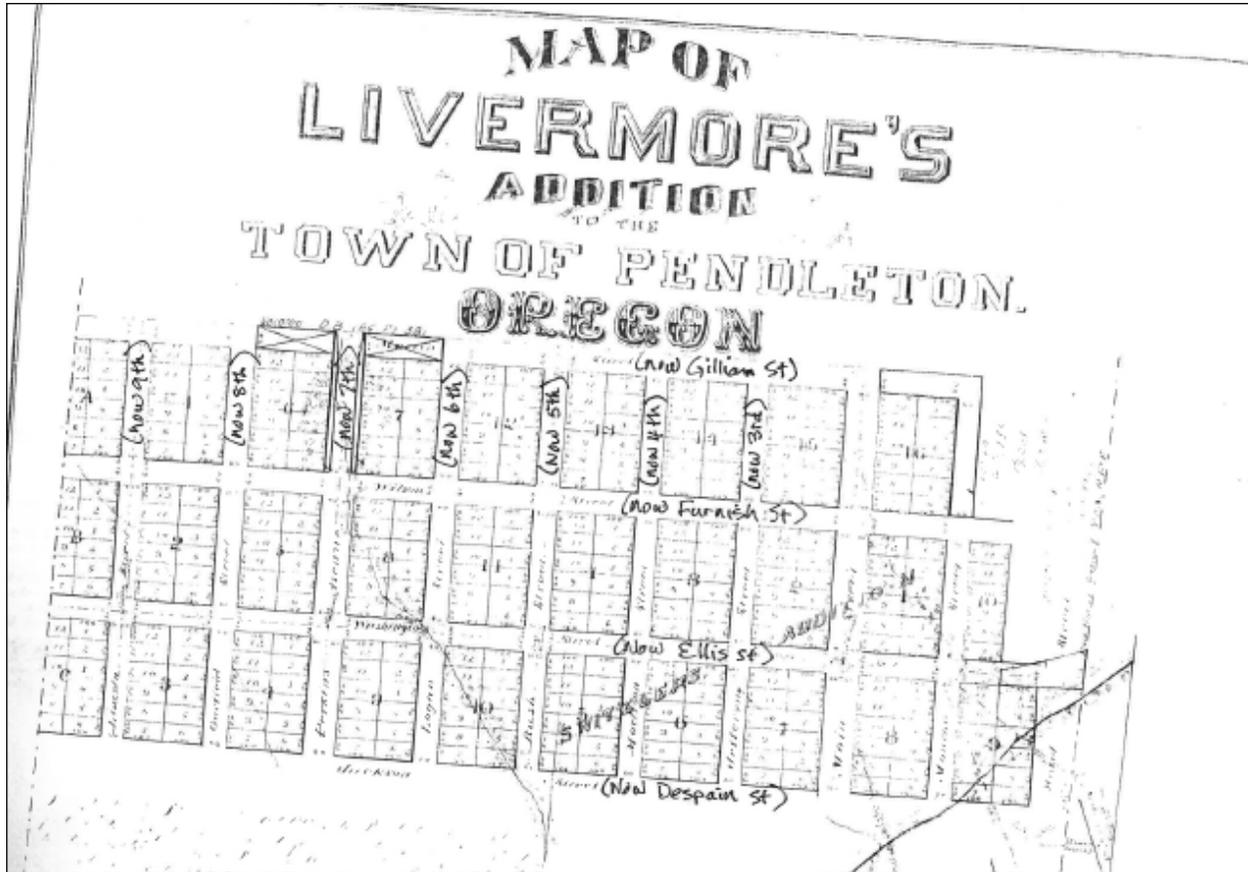
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Figure 8. Livermore Addition. (Image provided by Nancy Kerns.)



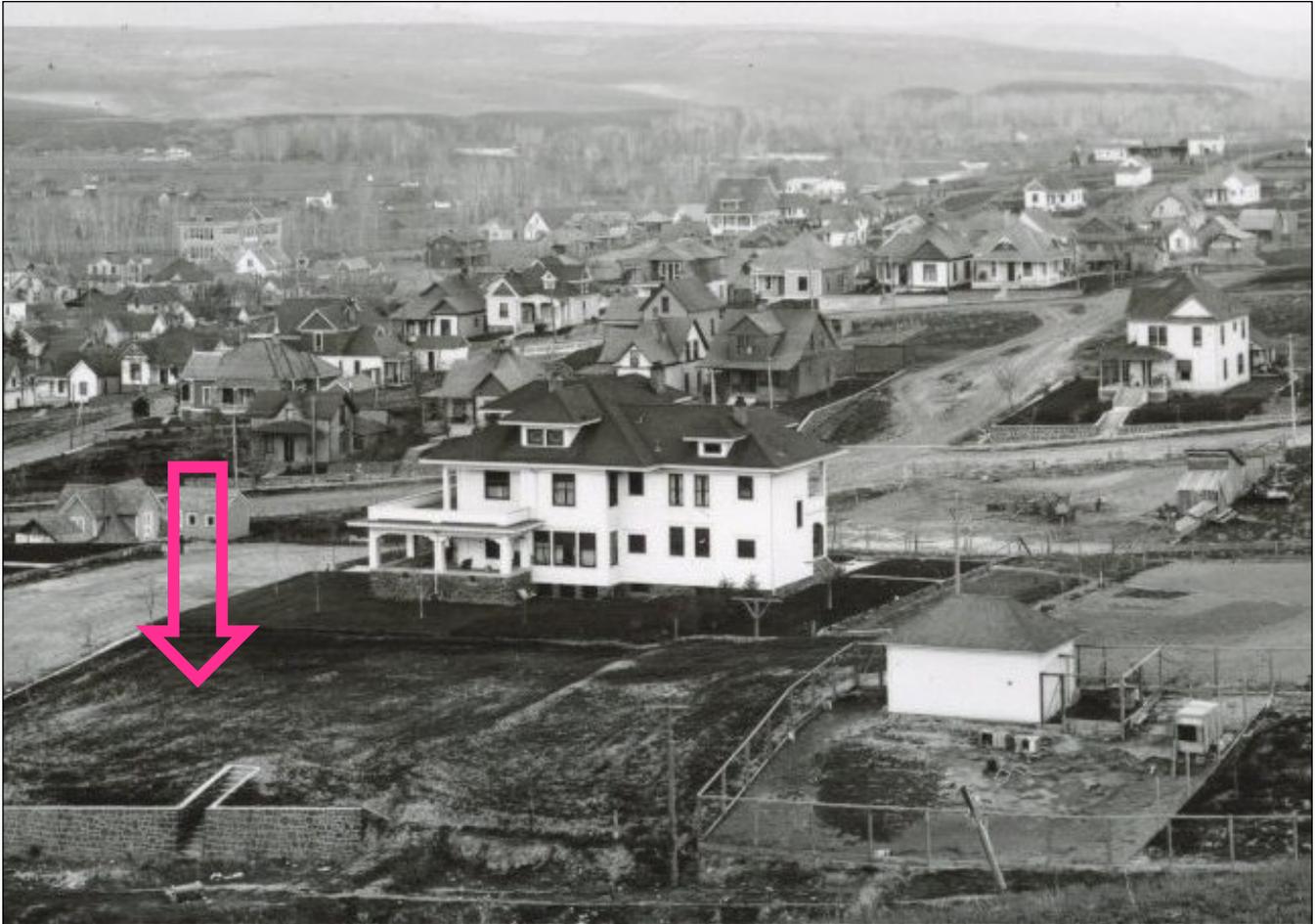
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**Figure 9.** Historic photo, camera facing southwest, of the tax lot prior to construction (c.1913-14; arrow points to the current Rice House location). (Image from Macnab, *Umatilla County*, 167.)



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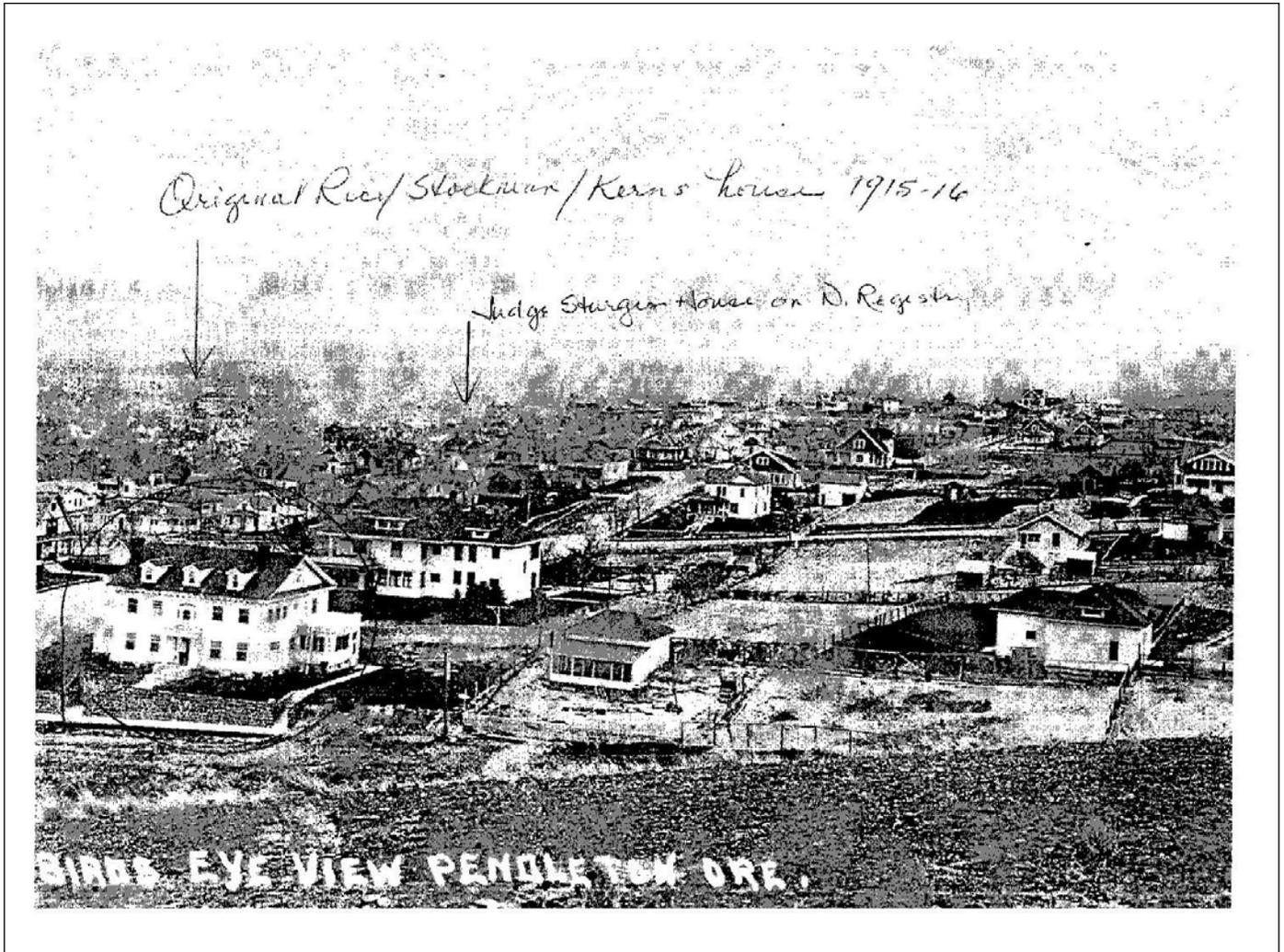
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**Figure 10.** Historic photo, camera facing southwest, of the Rice House after competition (c.1915). (Photo provided by Kate Dimon.)



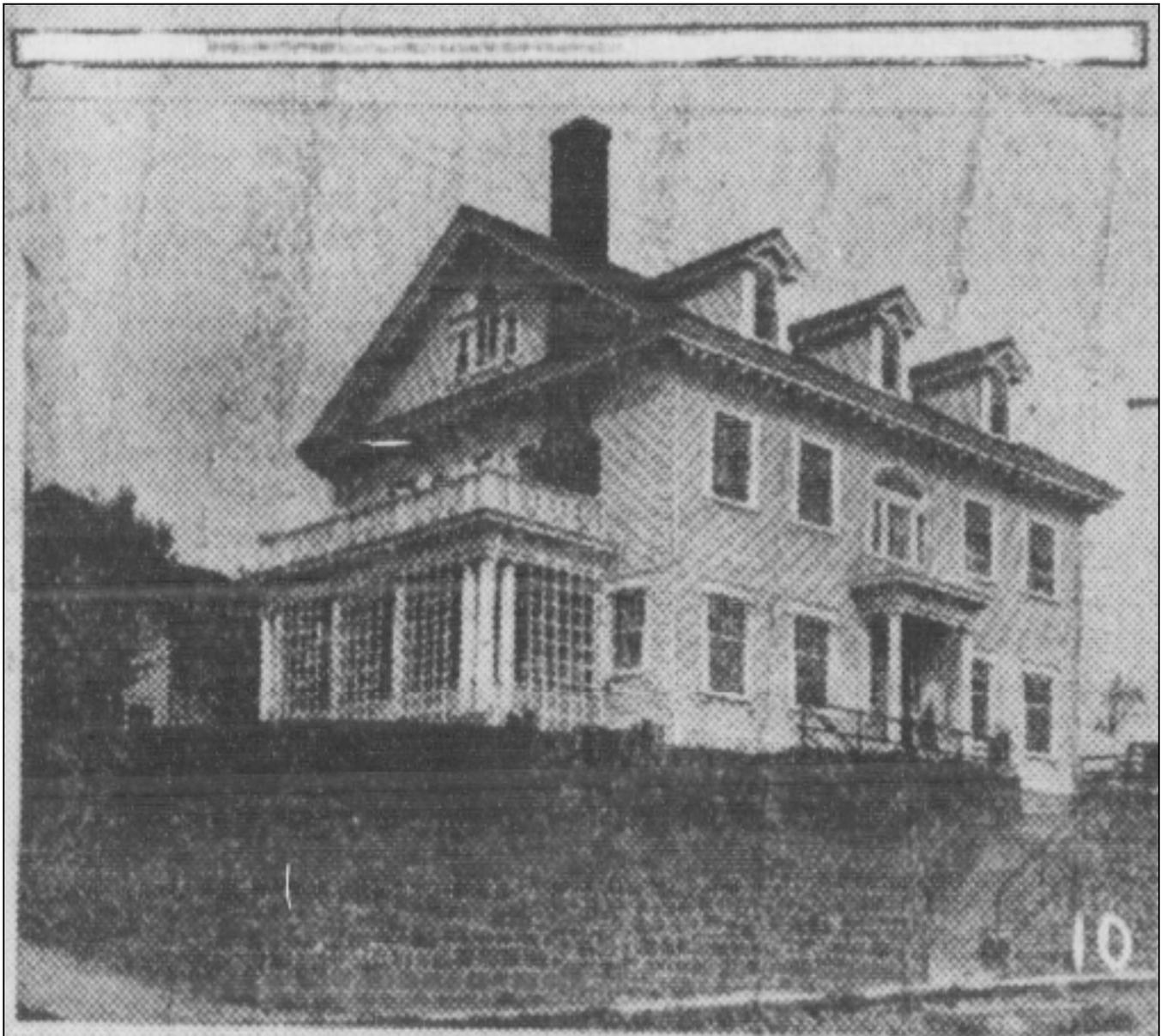
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**Figure 11.** Historic photo, camera facing northwest, of the Rice House after competition (1915). ("Despite Brisk Building Activities There Are No Vacant Houses in Pendleton; Important New Buildings This Year," *East Oregonian*, September 25, 1915.)



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**Figure 12.** Historic photo, camera facing northeast, showing south and west elevations (c.1930s during Stockman ownership). (Photo provided by Mary Carpenter to Nancy and Carter Kerns.)



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**Figure 13.** Historic photo, camera facing north, showing south elevation (left) and east façade (right) (c.1930s during Stockman ownership). (Photo provided by Mary Carpenter to Nancy and Carter Kerns.)



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**Figure 14.** Historic photo, camera facing southwest, showing north elevation (left) and east façade (left) (c.1930s during Stockman ownership). (Photo provided by Mary Carpenter to Nancy and Carter Kerns.)



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**Figure 15.** Comparative Example: Fred E. Judd House. (Photo provided by Nancy Kerns, June 2020).



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**Figure 16.** Comparative Example: Howard and Nell McLean House. (Photo provided by Nancy Kerns, June 2020).



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Figure 17. Comparative Example: F.M. Oliver House. (Photo provided by Nancy Kerns, June 2020).



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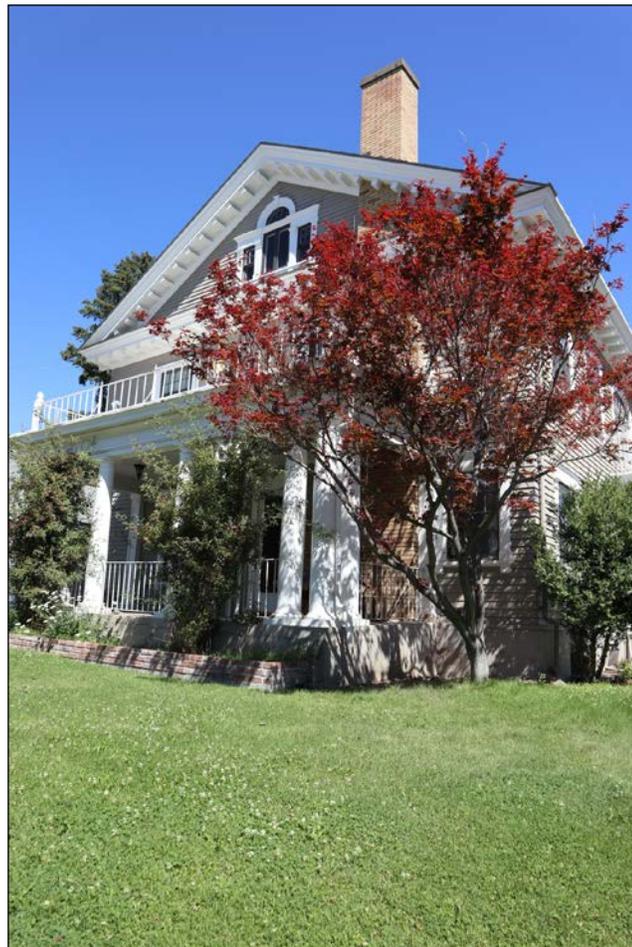
**Figure 18.** Comparative Example: William McCormmach House. (Photo provided by Nancy Kerns, June 2020).



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**Photo 1 of 16. East façade, camera facing west.**



**Photo 2 of 16. South elevation, camera facing northwest.**

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**Photo 3 of 16. South elevation, camera facing north.**



**Photo 4 of 16. South elevation (right) and west elevation (left), camera facing northeast.**

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**Photo 5 of 16. West elevation, camera facing southeast.**



**Photo 6 of 16. North elevation, camera facing south.**

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**Photo 7 of 16. North elevation (right) and east façade (left), camera facing southwest.**



**Photo 8 of 16. Detail of primary entrance on east façade, camera facing west.**

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**Photo 9 of 16. Basement fenestration and example of east façade window, camera facing southwest.**



**Photo 10 of 16. Detail of Gothic window on west elevation, camera facing southeast.**

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Photo 11 of 16. First floor fireplace, camera facing south.



Photo 12 of 16. Built in cabinets in first floor dining room, camera facing north.

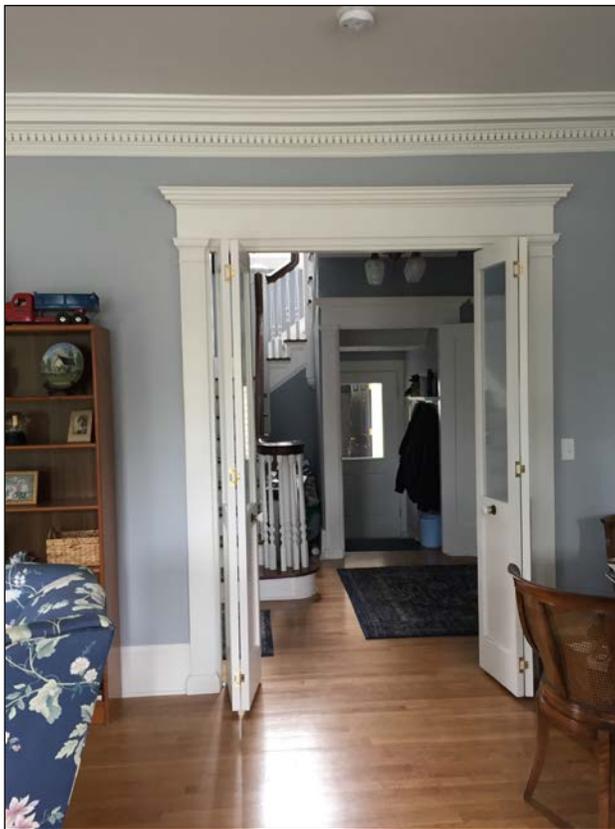


Photo 13 of 16. Bi-folding doors from living room to hallway and second floor stairs, camera facing west.



Photo 14 of 16. Detail of Palladian window in half-story attic, camera facing south.

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**Photo 15 of 16. Non-contributing c.1940-43 garage, camera facing west.**



**Photo 16 of 16. Non-contributing c.1950 garage, camera facing northwest.**