

Survey Report

Historic Property Reconnaissance-Level Survey Kenmore, WA 2010-2011

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Executive Summary

The report presents the findings of a reconnaissance-level survey of historic properties built prior to 1976 in Kenmore, Washington. Kenmore is a city of approximately 20,000 people located in the northern part of King County. The project took place between November 2010 and August 2011. Its purpose is to provide information required by the City of Kenmore and the Washington State Department of Archaeology and Historic Preservation, property owners, and other interested parties, to make informed decisions about historic resource management.

One-hundred and two (102) properties were documented in this project most of which (80) are located in the Uplake Terrace neighborhood. This area was selected for a windshield survey because it has a high concentration of well-preserved historic houses. The size of the survey area (36 acres) was limited by available funding and included the southernmost portion of the Uplake Terrace plat. The remaining 22 properties were identified in previous studies and are scattered throughout the city. The project did not include identification of pre-historic or historic archaeological resources.

The project was funded by a grant from the National Park Service which was administered by the Washington State Department of Archaeology and Historic Preservation (DAHP), and coordinated by the King County Historic Preservation Program on behalf of the City. The project adhered to the standards identified in National Register Bulletin No. 24 - *Technical information on comprehensive planning, survey of cultural resources, and registration in the National Register of Historic Places*, and *Survey and Inventory Standards* established by the DAHP.

Nancy Ousley, Kenmore Assistant City Manager, and Julie Koler, King County Preservation Officer, co-managed the project. Lee O'Connor, King County Cultural Resource Specialist was project coordinator and principal investigator. He conducted field work, entered data in the State database, and produced this report. Priscilla Droge, Kenmore Heritage Society Historian, provided invaluable assistance by researching the historic and current owners of properties in the Uplake Terrace neighborhood.

Copies of the property inventory forms and this report are available from the City of Kenmore, King County Historic Preservation Program, and the Washington State Department of Archaeology and Historic Preservation.

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Project Background

Project Area and Scope

The City of Kenmore is located in the northern portion of King County commonly known as the “Northshore” area. The residents of Northshore voted for incorporation in 1997 and in August 1998, the City of Kenmore became the 39th city in King County. Today it has a population of over 20,000 and a land area of approximately 6.1 square miles. Kenmore is defined by its shoreline along Lake Washington as well as the hillsides and Sammamish River Valley that ultimately drain to the lake. State Route 522 (Bothell Way) is the main transportation corridor through the city.

Approximately one quarter of the properties surveyed in this project are scattered throughout the city; the rest are located in the southern half of the Uplake Terrace plat. The Uplake Terrace neighborhood is located on a hillside overlooking Lake Washington in the northwest quadrant of the city. As its name implies it is elevated above the lake and the street grid conforms somewhat to the topography with winding roads and cul-de-sacs. While it is adjacent to a significant commercial area, it is somewhat isolated by its elevation uphill from this area, and a green belt. The neighborhood was platted and developed by the Pope & Talbot Company in the years following World War II and contains numerous, well-preserved examples of mid-20th century residences, of which 80 were documented in this project.

The 22 properties located outside of Uplake Terrace include 12 houses identified by State Architectural Historian Michael Houser in the “Nifty from the Last 50” initiative sponsored by the Department of Archaeology and Historic Preservation and Docomomowewa (an organization whose mission is the “Documentation and Conservation of the Modern Movement in Western Washington”), seven properties identified by the Kenmore Heritage Society in its publication *Kenmore by the Lake: A Community History*, and three properties that were surveyed by King County in the 1970s.

Previous Work

Efforts to identify historic resources in the Northshore area have been minimal over the years. King County conducted limited survey work in the 1970s and documented three properties including the Kenmore Community Club, Kenmore Bridge, and the Charles Thomsen House. They were all updated in this project. The Charles Thomsen House was designated a King County Landmark prior to the City’s incorporation and subsequently adopted upon incorporation as a City Landmark. It is the only locally designated resource in the city. Saint Edwards Seminary is listed on the National Register of Historic Places and was updated in 2008 and therefore not included in this project.

Project Personnel

Julie Koler, King County Preservation Officer, and Nancy Ousley, Kenmore Assistant City Manager, co-managed the project. Lee O’Connor, King County Cultural Resource Specialist was project coordinator and principal investigator. He conducted field work (photography and documentation of properties), entered data into WISAARD and produced this report. Priscilla Droge, Kenmore Heritage Society Historian, assisted Lee by researching the historic and current owners of properties in the Uplake Terrace neighborhood.

Public Outreach

Project personnel met with Kenmore Heritage President and Uplake Terrace Neighborhood Association member Elmer Skold, and *Kenmore by the Lake* historian and Uplake Terrace Neighborhood Association member Priscilla Droge in November 2010. Letters explaining the project were sent to property owners and tenants at the addresses of every property under survey, except for the Kenmore Bridge, which is a City-owned property. Press releases were prepared and distributed to the *Woodinville Weekly*, *Bothell Reporter*, Knute Berger of *Crosscut*, the *Seattle P-I*, *Seattle Times*, and Docomomowewa. In January the *Woodinville Weekly* and the *Kenmore Reporter* each published an article about the survey. Docomomowewa posted a notice about the survey on Docomomo's Facebook page, and the Historic Seattle Preservation Blog ran a story on the project.

HRI Repositories

Copies of the property inventory forms and this report are available online at <https://fortress.wa.gov/dahp/wisaard/> or at the following repositories:

- City of Kenmore
18120 68th Avenue North
Kenmore, WA 98028
- Washington State Department of Archaeology and Historic Preservation
1063 S. Capitol Way, Suite 106
Olympia, WA 98501
- King County Historic Preservation Program
King County Department of Natural Resources and Parks
201 South Jackson Street, Suite 700
Seattle, WA 98104

Research Design

Objectives

The primary objective of this project was to complete a reconnaissance-level survey of historic properties built prior to 1976 and to enter the information into the DAHP's on-line database. Available funding allowed for documentation of 102 properties. Those that were included in the survey were either identified in previous studies/surveys or located in the Uplake Terrace neighborhood. Because this was a reconnaissance-level survey and included only a small part of the city, additional research and analysis will be required before the properties can be definitively evaluated for historic and architectural significance; however, a preliminary evaluation was conducted based on physical integrity and any readily available historic information and is contained in the Master List of Properties (Appendix C).

Another objective was to mobilize support for the survey through contact with community leaders, property owners, and the press, and to begin to educate the community about the value of historic preservation. Sample of press release and related articles are found in Appendix E.

Survey Methodology

This project adhered to the standards and procedures identified in NATIONAL REGISTER BULLETIN No. 24 - *Technical information on comprehensive planning, survey of cultural resources, and registration in the National Register of Historic Places*, and guidelines established by the Washington State Department of Archaeology and Historic Preservation. It consisted of the following phases: mobilization; field survey, recording, gathering of tax assessor information; data entry; preparation of the survey report and master map; and public outreach.

Mobilization

Relevant literature, prior research and inventory data were reviewed to guide field examination and to prepare the historic overview of Uplake Terrace neighborhood history. Primary sources used to develop the narrative were the Kenmore Heritage Society book *Kenmore by the Lake*, archived editions of the *Seattle Times*, King County tax assessor records available online, and interviews with knowledgeable local informants.

Field survey strategies were formulated during this phase, and field maps and tools were prepared. Prior to entering the field, 102 properties which meet basic survey criteria were identified for documentation. After compiling a list of these properties and assigning field site numbers, parcel numbers and addresses were added to the list and a paper file was created for each property. These files contain aerial photo-maps from iMap, and tax records from the King County tax assessor's website. Most of the files have historic photographs printed from the assessor's site.

Field Survey, Recording & Gathering of Tax Assessor Information

Field examination consisted of recording descriptive information on the field forms including construction materials and architectural features; assessing degree of alteration and potential architectural significance; and shooting digital photographs. Assessment of physical integrity was based on degree of alteration within four areas: building form, footprint/plan, fenestration material and pattern, and exterior cladding.

Preparation of Written Narratives, Data Entry, and Survey Report

Physical descriptions and statements of significance were written. Statements of significance addressed architecture and physical integrity based on available information. Upon completion this data was entered into the State's on-line inventory, *Washington State Information System for Architectural and Archaeological Records Data*, along with field data and a digital photograph. A *Survey Report* and *Master Map* were prepared.

Integration with Planning Processes

This is the first phase of what will be a multi-phased effort to compile a comprehensive inventory of historic properties (Historic Resource Inventory – HRI) in Kenmore. When completed, the HRI will be the framework within which to develop a citywide Preservation Plan. In the interim, it is anticipated that properties documented in this, and subsequent efforts, will be flagged and City staff will be given an opportunity to comment on all permits effecting inventoried properties prior to issuance of the permit.

Products

The following products were completed in the course of this project:

- 102 new or updated entries into the WISAARD, all with digital photographs;
- A *Survey Report* that includes a brief Historical Overview of the Uplake Terrace neighborhood, Survey Findings and Recommendations, an *HRI Master List of Properties* and a *Master Map* noting locations of HRI properties; and
- Individual property record files that include relevant published and unpublished reference materials and research notes (for County only).



Figure 1 Views from Uplake Terrace of Lake Washington and south Kenmore. The green of the Inglewood Golf Club course is visible on the far shore. (King County Historic Preservation Program, 2011)

Historical Overview

Kenmore has a rich history that dates to the 19th century; however, this project focused predominantly on the Uplake Terrace neighborhood and therefore this overview focuses largely on neighborhood history, and because Uplake Terrace was almost entirely developed after World War II the discussion is largely about mid-20th century residential architecture.

Kenmore is a new city with a long history. John McMaster opened a timber mill and gave the surrounding community the name Kenmore in 1901. It was named after a city in Canada which had been named after Kenmore, Scotland. Prior to this the Kenmore area was home to a Native American village called Tl'awh-ah-dees, which was likely abandoned in the aftermath of the signing of the Point Elliott treaty of 1855 that forced Indians out of the Puget Sound region. Euro-American settlement began in the 1860s. Logging was the primary industry and remained an important aspect of the local economy until the forests in the area were depleted in the 1920s. After the decline of logging, Bothell Way proved to be the key to Kenmore's economy. In 1913–1914, workers converted the primitive road from Seattle to Bothell, which passed through Kenmore, into a brick road. This improvement along with paving improvements that came later encouraged automobile traffic through the area. This in turn brought opportunities for the community's profit and expansion through roadside commerce and suburban development. Following World War II, construction in Kenmore boomed in conjunction with suburban growth that took place throughout the Seattle region and the United States. In 1998, Kenmore incorporated and the freshly-minted city carried its history into the new millennium (Kenmore Heritage Society 2003).



Figure 2 Kenmore shown here in relation to other cities in the region (City of Kenmore, <http://www.cityofkenmore.com/Page.aspx?cid=47>)

Uplake Terrace

Uplake Terrace is linked to Kenmore's postwar development. The Pope & Talbot Company platted the neighborhood in 1953 after its parent company Puget Mill had logged the first and second-generation trees from the site (Kenmore Heritage Society 2003). Pope & Talbot's 1954

and 1955 advertisements for Uplake Terrace touted the neighborhood as offering “the graciousness of suburban life” and “away-from-town living at its most tranquil.” According to Pope & Talbot, Uplake Terrace provided “ideal suburban living,” which it defined in a statement that made poetic use of ellipses as “the feeling of remoteness... of an unrestricted life... yet actual closeness to urban necessities.” Pope & Talbot advertised that a home buyer could find nothing less than “a broader concept of living” in Uplake Terrace’s “sleek modern homes on wide, gently rolling lots (*Seattle Times*).”



Figure 3 Pope & Talbot ad. (*Seattle Times*, 22 January 1956, 31.)

The names of a handful of architects and builders responsible for creating Uplake Terrace’s “sleek modern homes” are given in *Seattle Times* articles and advertisements that appeared in the 1950s and 60s. Many suburban home designs of this period came from plan books created by talented yet anonymous architects employed by building supply companies which hoped to inspire people to buy housing materials. Examples of these plan books are available to view online on the DAHP’s webpage devoted to the “Nifty from the Last 50” survey of mid-20th century architecture. Uplake Terrace likely includes houses that were built from plans in these types of books.

However, a number of the houses in Uplake Terrace were designed by local architects including designer and builder John W. Fischer, Seth McCallen Fulcher, R. J. “Dick” Bjorklund, Benjamin Woo, and the firm Cooper & Sawyer. Builders who are known to have worked in Uplake Terrace, some of whom may have had a hand in designing the houses they built include Don W. Brunes, C. L. Kahlow, G. Bennard Gwinn, Vislid & Solhelm, Felix Bertagna, Goodnight & Hilderbrand, Petrick & Strode, Villo Brothers, Paul Bruegmann, and E. A. Frisch. Whether built by plan book or commissioned from an architect, Uplake Terrace houses built in the 1950s and 1960s exemplify popular architectural trends of the time.

Houses in Uplake Terrace advertised for sale in the *Seattle Times* carried all-caps attention-grabbing appellations such as “ULTRA-MODERN,” “CONTEMPORARY MASTERPIECE,” and “REAL DELUXE.” A house built in 1956 featured the “kitchen of tomorrow,” while a house advertised in 1966 was described as “tremendous swanky.” These descriptions are all hallmarks of what architecture writer and cultural historian Thomas Hine calls “populuxe.” Hine coined the word and used it as the title for his 1986 (republished in 1999) book about futuristically styled houses, cars, appliances, and decorative goods created between 1954 and 1964. He noted that the

Ranch style and Split Level house type were popular during this era. Uplake Terrace has numerous examples of both of these styles. The Ranch style is characterized by a one-story volume with wide roof overhangs, large picture windows, and prominent garages or carports. Ranch houses built on hills often have daylight basements. The Split Level shares many of the same attributes as the Ranch style but combines them with a second story and a front door placed at the split between the two levels. As Hine notes, the cars, appliances, and decorations of the 1950s and 1960s now appear to be old-fashioned or “retro,” but the basic design of the houses still seems contemporary, which testifies to the enduring influence of midcentury modern architecture on today’s house designers (Hine 1999).



Figure 4 This Uplake Terrace house was built in 1959 and features a moderately pitched gable roof with deep eave overhangs, an integrated garage, and large picture windows on the rear (overlooking Lake Washington), all hallmarks of the Ranch style. (King County Tax Assessor)



Figure 5 The split level house has an entry door located halfway between the upper and lower floors. (King County Tax Assessor)

Survey Findings

The City of Kenmore uses criteria modeled after the National Register of Historic Places (36 CFR 60) to determine whether a property qualifies for landmark designation. To be eligible for designation a property must possess physical integrity and significance. Physical integrity is the authenticity of a property’s historic identity based on physical characteristics such as location, design, setting, materials, workmanship, feeling, and association. “Significance” is defined by association with historic events, important people, distinctive design or physical characteristics, or the potential to provide important information in history or prehistory.

This project documented 93 mid-20th century residential properties associated with post-war suburban development. They illustrate a range of domestic architectural styles popular during this time but most are either Ranch style or Split Level. Several appear to be architect designed or have interesting features such as fallout shelters. Most of these properties are well-preserved; however, they are threatened by incremental alterations which over time will diminish their physical integrity if steps are not taken to preserve them. Because residences represent an important element of Kenmore’s history, selected properties should be formally recognized for their historic (and architectural) significance and efforts should be made to preserve them.

There are a number of properties that appear to be potentially eligible for listing in the National Register of Historic Places and for designation as City of Kenmore landmarks including:

- Saint Thomas Seminary (Bastyr University)
- Church of the Redeemer

- The Aqua Club
- Inglewood Golf Club
- Kenmore Air Harbor House
- Charles Thomsen House (designated City landmark)

The scope of this project was not large enough to determine the potential for historic districts and additional comparative data is required before the bulk of properties can be definitely evaluated.

Uplake Terrace Properties

With the exception of the Aqua Club property, all of the documented properties in Uplake Terrace are single family residences, the majority are either Ranch style or Split Level houses built in the 1950s and early 60s. In general, one of the interesting aspects of houses from this era are the shelters for protection from nuclear attack. However, they are not one of the aspects of mid-20th century residential architecture that has been incorporated into today’s popular housing types. While each security crisis of the 21st century has prompted pundits and others to ask, “should we bring back shelters” the answer by the architecture/design community, thus far, has been “no.” Putting aside debates about the potential necessity and practicality of protection from nuclear attack, the shelters in Uplake Terrace are interesting from an architectural and cultural perspective. They are artifacts of the Cold War, and unique to mid-20th century residential architecture.



Figure 6 “Bomb Shelter” and “View” ad. (*Seattle Times*, 20 March 1955, 46.)

According to *Seattle Times* accounts from the 1950s and 1960s, the neighborhood has two houses that were built with protection from nuclear attack. Both houses are extant and included in this survey; however, the condition of the shelters has not been determined. In 1955, Dick Bjorklund designed, and C. L. Kahlow built, a house that included a concrete bomb shelter with metal doors. In 1960, Seth McCallen Fulcher designed, and E. B. Vaughters built, a house that had a basement fallout shelter. While little is known about the Bjorklund-designed house, the 1960 fallout shelter was one of four shelters installed in houses that were featured in that year’s *Parade of Homes* issue of the *Seattle Times*. In an article titled “Bomb Shelters Featured in Parade,” the *Times* explained to readers who might have questioned the utility of the shelters, “The government’s

shelter policy is based on the knowledge that most people beyond the range of blast and heat will survive if they have adequate protection from fall-out.” Another endorsement for shelters came from the Concrete Products Association of Washington who printed the addresses of the four shelters in a *Seattle Times* advertisement that carried the slogan, “A Modern Home Is a Prepared Home.” Dan Murphy of Shelter Construction Co. of Seattle designed and supervised the building of the four fallout shelters, and he touted them as effective against fallout, and useful for other activities. “Your shelter,” he explained, “can be attractively decorated and furnished to serve daily as an extra room (den, dark room, guest room, hobby center, etc.).”



Figure 7

This detail of a Concrete Products Association of Washington advertisement shows a drawing of a demonstration fallout shelter at University Plaza across from the Olympic Hotel in Seattle. The association mentioned the Uplake Terrace concrete masonry shelter in its advertisement, and its construction was likely similar to the shelter in the drawing above. (*Seattle Times*, 11 September 1960, C 15.)



Figure 8 *Life* magazine illustration of family in a basement shelter (“Fallout Shelters,” *Life*, 15 September 1961, 95–108.)

The Uplake Terrace shelters belong to the Cold War Era, but even then they were out of the ordinary. In 1955, the *Seattle Times* called the inclusion of a shelter in the Bjorklund-designed house “unusual”; and in a 1960 piece, referred to the shelter in the Seth McCallen Fulcher-designed house as “of special note.” The DAHP’s “Nifty from the Last 50” study that compiled a list of properties that were featured in the *Seattle Times* between 1949 and 1960, did not note any properties with fallout shelters other than the Seth McCallen Fulcher house.

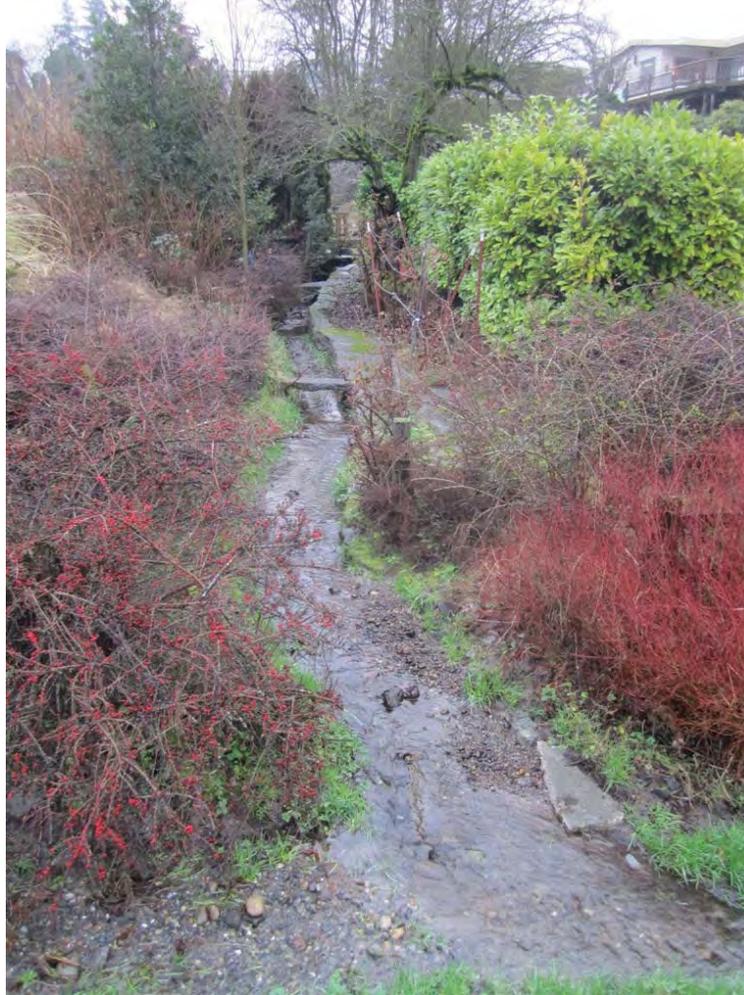


Figure 9 A stream winds its way between 57th Ave NE and 58 Ave NE in the Uplake Terrace neighborhood. (King County Historic Preservation Program, 2011)

“Nifty from the Last 50” Properties

DAHP and Docomomowewa’s *“Nifty from the Last 50 Initiative,”* which aims to “to recognize and record Washington’s post WWII resources,” has taken note of Kenmore. In collaboration with Docomomowewa, the DAHP identified 12 mid-20th century houses in Kenmore that were featured in the Seattle Times’ “Parade of Homes” section during the 1950s (all are located outside of the Uplake Terrace neighborhood). This initiative is a reflection of growing public interest in the influence, and historic, cultural, and aesthetic importance of mid-20th century residential architecture in Washington and across the United States.

The 12 “Nifty” properties in Kenmore were built between 1955 and 1959. One is a split-level house, and the others are one-story Ranch style houses. Of the 12 houses, six retain their original footprint and style, one is mostly intact, one has been remodeled in a colonial revival style, one has been remodeled in an arts and craft style, two have been remodeled in a modern contemporary

style, and one has been remodeled in an eclectic avant-garde fashion. Three of the houses are good examples of their type. Of those three, only one is well-preserved.

Kenmore Heritage Society Properties

The Kenmore Heritage Society's publication *Kenmore by the Lake* contains an excellent overview of local history. It also includes information on numerous historic properties, seven of which were either not documented in previous surveys, or were documented some time ago and needed to be updated. These include: the Kenmore Community Club (last surveyed in 1978), the Aqua Club, Inglewood Golf Club, Church of the Redeemer, Saint Thomas Seminary (now Bastyr University), Kenmore Air Harbor, Arnston-Hartlove Grocery, and the Northlake Lutheran Church all or which were surveyed for the first time in this project.

Previously Surveyed Properties in WISAARD

There are three additional properties contained in DAHP's database (WISAARD) that were initially surveyed in the 1970s and which were updated in this project: the Charles Thomsen House, Kenmore Bridge, and the Kenmore Community Club. The Charles Thomsen House is designated as a City of Kenmore landmark.

Recommendations

Short-term:

- Appoint city representative (special member) to the King County Landmarks Commission.
- Re-format King County's technical paper series for City.
- Flag inventoried properties in City's permitting system and adopt process for permit review by City staff so that preservation, rehabilitation and adaptive re-use of historic resources is considered as part of on-going planning, permitting and Section 106 review and for economic development purposes.
- Train city staff, including building inspector and permit technicians/planners, and special member to Landmarks Commission in historic preservation basics.
- Update Comprehensive Plan policies on historic preservation.
- Complete reconnaissance-level survey and inventory for those areas of city that were not included in this project.
- Prepare Historic Context Statement for the entire city.
- Complete intensive-level survey for all properties identified in reconnaissance-level survey that retain physical integrity.

Long-term:

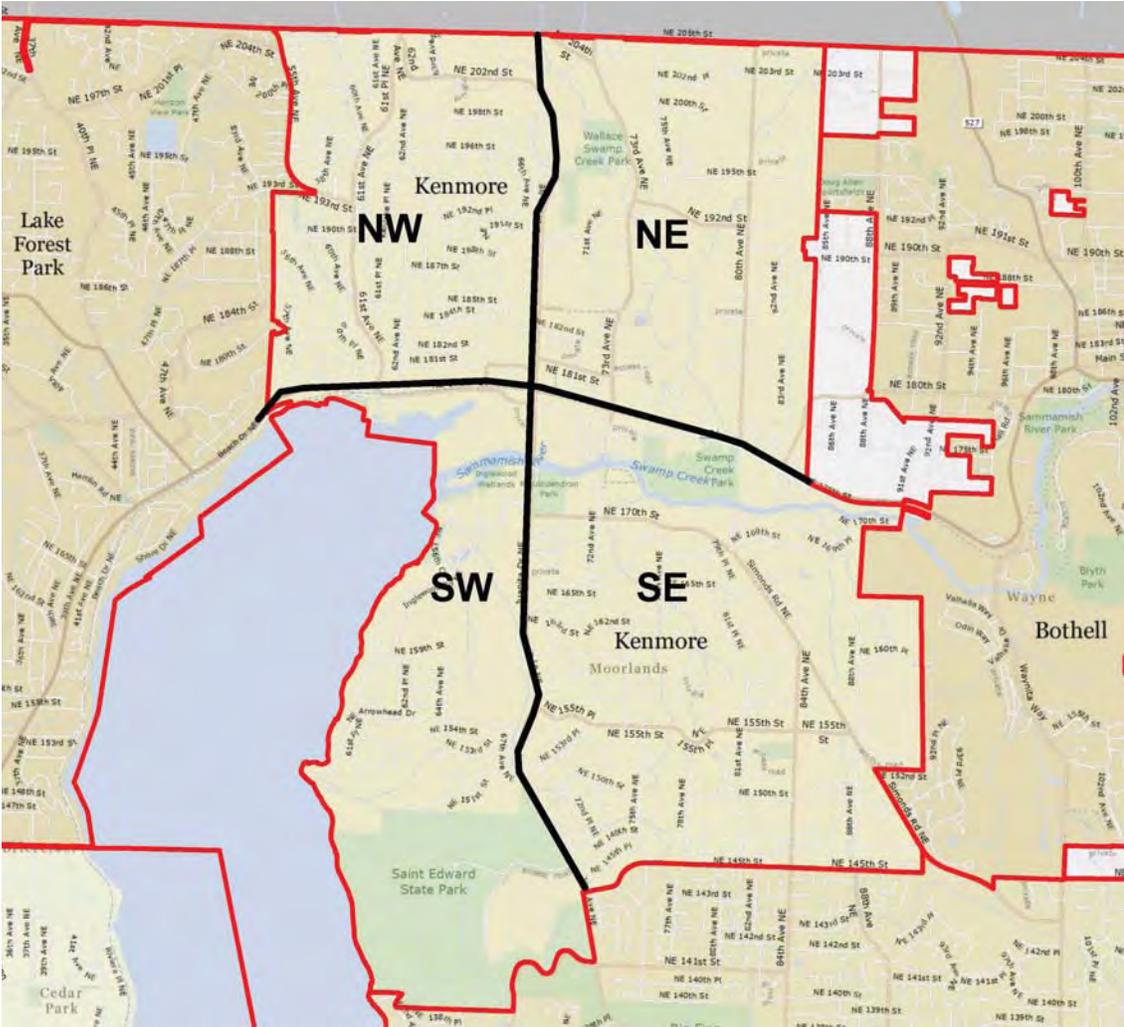
- Based on completion of citywide comprehensive HRI develop an Historic Preservation Plan that includes process and schedule:
 - Evaluating and designating individual resources as City landmarks
 - Preparing a Multiple Property Documentation (MPD) for residential properties.

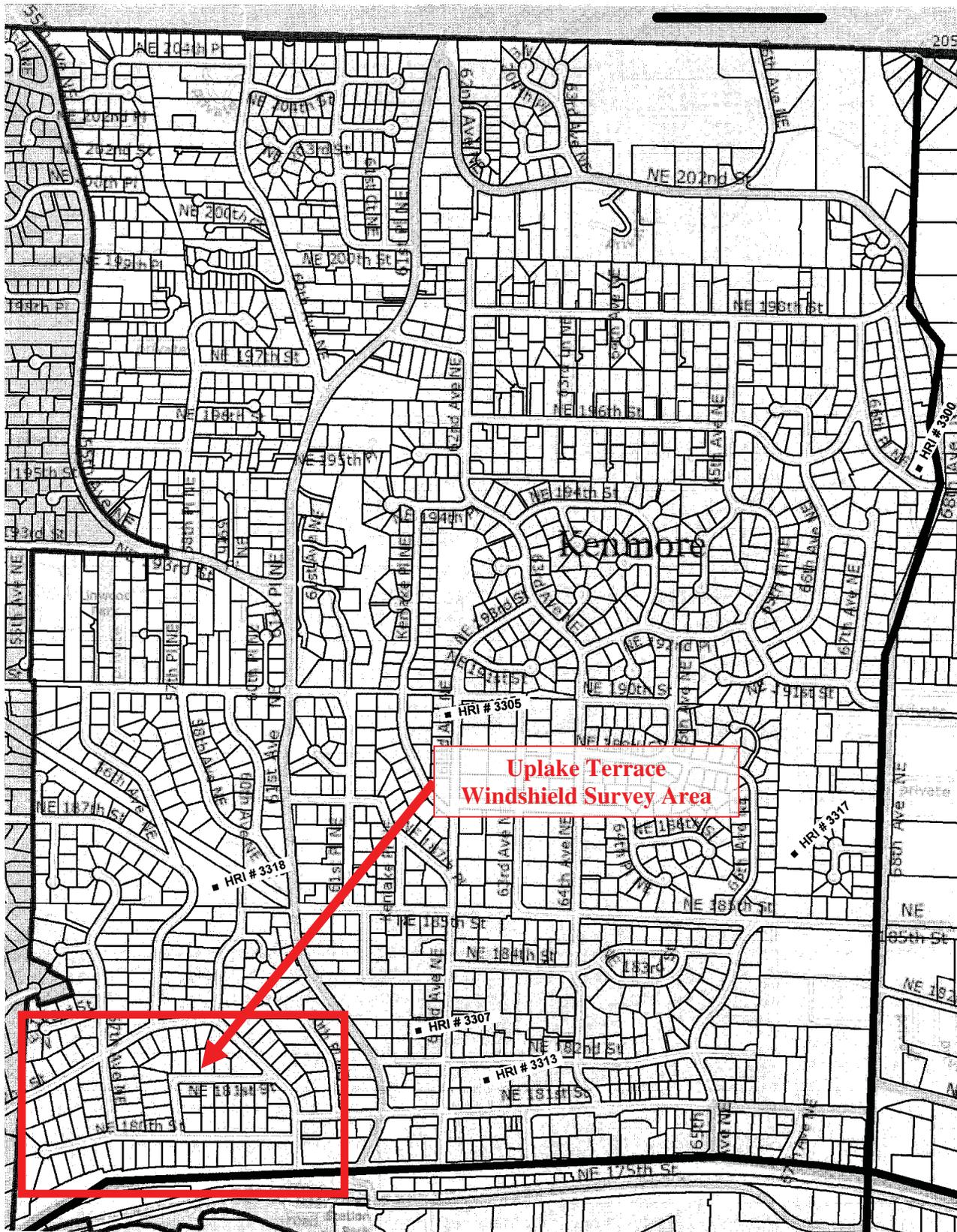
- Nominating properties that appear to meet criteria for listing in the National Register of Historic Places.
 - Updating the Historic Resource Inventory including integration of all HRI properties into the City planning program to ensure that the preservation, rehabilitation and adaptive re-use of historic resources is considered as part of the on-going planning, permitting and Section 106 review process and for economic development purposes.
 - Identifying legal tools and incentive programs to encourage historic preservation.
 - Identifying, evaluating and treating archaeological resources. Although there are no sites currently registered with the DAHP, there are three recorded with the Burke Museum of Natural History, including two burials, one ethnographic village site, and nine ethnographic named places. There is strong potential for additional sites along water courses and lake shore.
- Develop a Public Information Plan that includes process and schedule for:
 - Promoting awareness of historic preservation and interaction with groups that impact historic preservation resources such as architects, realtors, planners, lawyers, contractors, visitor industry, cultural organizations, building industry, and the police.
 - Developing videos for classroom and public television use.
 - Developing presentations on historic preservation-related topics for education workshops and conferences, and for teacher requests for information.
 - Making classroom presentations on historic preservation related topics; participating in career days at the schools.
 - Developing curriculum materials for placement on the internet.
 - Producing public service announcements that provide contact information for interested public.
 - Developing additional publications and pamphlets to educate the visitors/residents about local history.
 - Encouraging public television programming, which might include site visits or panel discussions that relate to historic preservation.
 - Publishing a pamphlet on the city's historic properties i.e. "Style Guides"
 - Publishing articles on topics of common interest in appropriate trade and professional publications.
 - Participating in appropriate professional workshops and conferences.

Appendix A
City of Kenmore Boundaries



Appendix B Master Maps Showing Location of Surveyed Properties

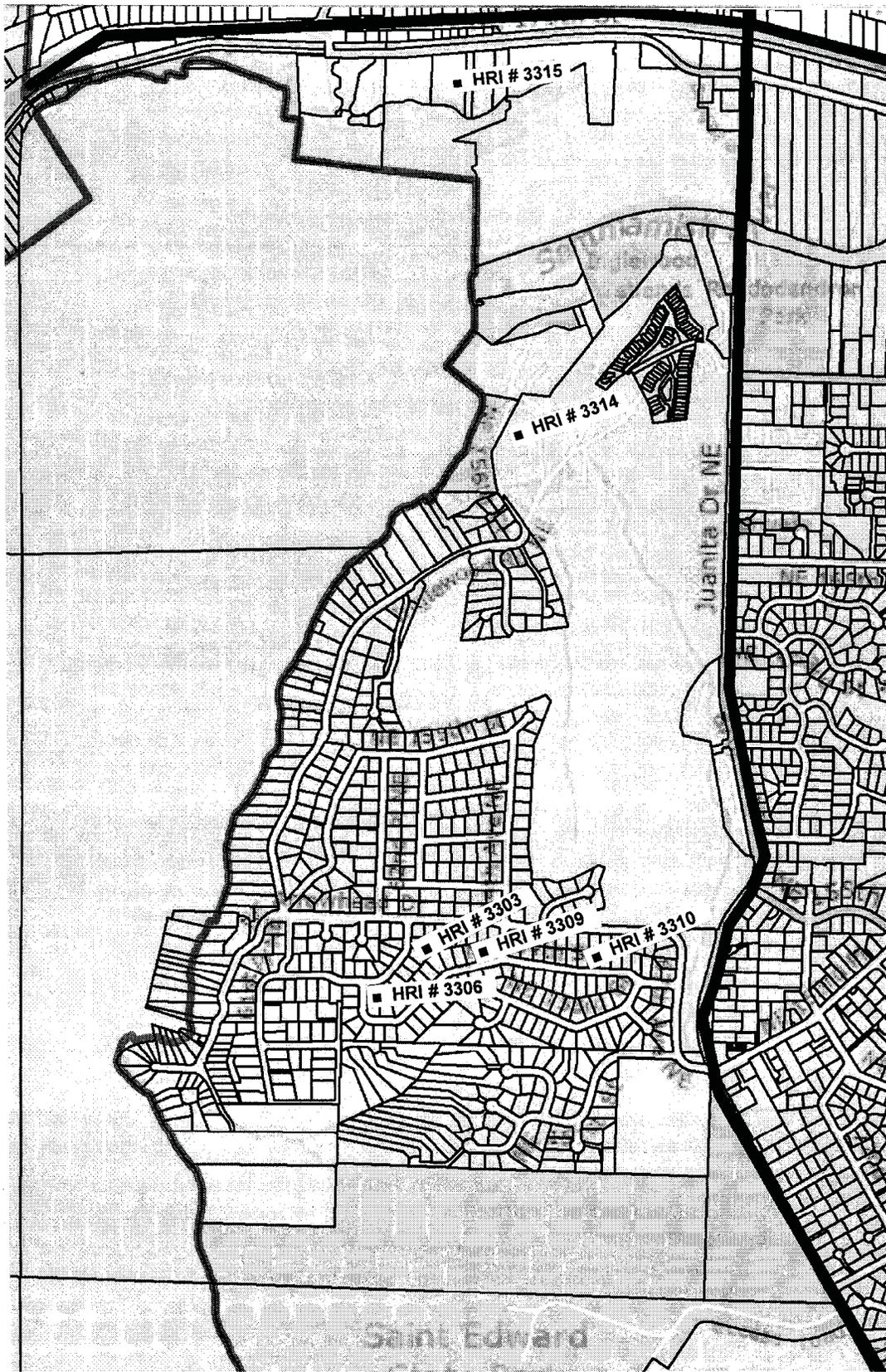




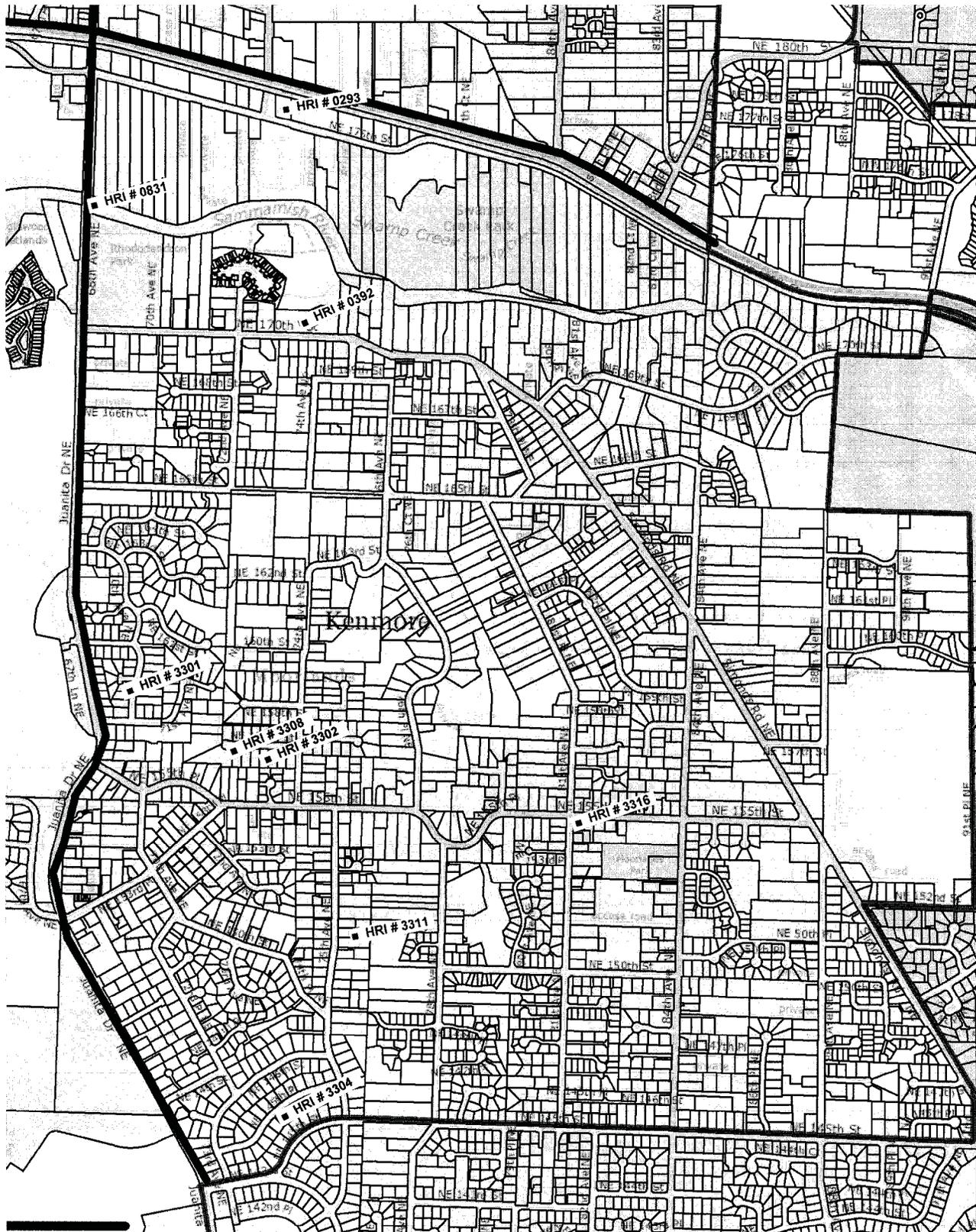
NW Quadrant Map



Uplake Terrace Detail Map



SW Quadrant Map



SE Quadrant Map

Appendix C Master List of Properties

<i>HRI#</i>	<i>Physical Address</i>	<i>Resource Type</i>	<i>Historic Name</i>	<i>Landmark Eligible</i>	<i>NRHP Eligible</i>
0293	7304 NE 175 th ST	Building	Kenmore Community Club	Y	N
0392	7330 NE 170 th ST	Building	Charles Thomsen House	Designated City Landmark	Y
0831	Juanita Drive over Sammamish River @ about NE 174 th ST	Structure	Kenmore Bridge	Y	Y
3221	18022 60 th AVE NE	Building		Y	N
3222	5841 NE 180 th ST	Building		Y	N
3223	5831 NE 180 th ST	Building		Y	N
3224	5825 NE 180 th ST	Building		Y	N
3225	5809 NE 180 th ST	Building		Y	N
3226	5801 NE 180 th ST	Building		Y	N
3227	5735 NE 180 th ST	Building		Y	N
3228	5711 NE 180 th ST	Building		Y	N
3229	5701 NE 180 th ST	Building		Y	N
3230	5693 NE 180 th ST	Building		Y	N
3231	5677 NE 180 th ST	Building		Y	N
3232	5669 NE 180 th ST	Building		Y	N
3233	5661 NE 180 th ST	Building		Y	N
3234	5653 NE 180 th ST	Building		Y	N
3235	5652 NE 180 th ST	Building		Y	N
3236	5660 NE 180 th ST	Building		Y	N
3237	5666 NE 180 th ST	Building		Y	N
3238	5674 NE 180 th ST	Building		Y	N
3239	5682 NE 180 th ST	Building		Y	N

HRI #	Physical Address	Resource Type	Historic Name	Landmark Eligible	NHRP Eligible
3240	18007 57 th AVE NE	Building		Y	N
3241	18015 57 th AVE NE	Building		Y	N
3242	18025 57 th AVE NE	Building		Y	N
3243	5545 NE 182 nd ST	Building		Y	N
3244	5531 NE 182 nd ST	Building		Y	N
3245	5521 NE 182 nd ST	Building		Y	N
3246	5511 NE 182 nd ST	Building		Y	N
3247	5503 NE 182 nd ST	Building		N	N
3248	18004 57 th AVE NE	Building		Y	Y
3249	18003 58 th AVE NE	Building		N	N
3250	18011 58 th AVE NE	Building		Y	N
3251	18019 58 th AVE NE	Building		Y	N
3252	18029 58 th AVE NE	Building		Y	N
3253	18033 58 th AVE NE	Building		Y	N
3254	5800 NE 181 st ST	Building		Y	N
3255	5810 NE 181 st ST	Building		Y	N
3256	5818 NE 181 st ST	Building		Y	N
3257	5826 NE 181 st ST	Building		Y	N
3258	5834 NE 181 st ST	Building		Y	N
3259	18111 60 th AVE NE	Building		Y	N
3260	1812160 th AVE NE	Building		Y	N
3261	18131 60 th AVE NE	Building		Y	N
3262	5831 NE 182 nd ST	Building		Y	N
3263	5823 NE 182 nd ST	Building		Y	N
3264	5815 NE 182 nd ST	Building		Y	N
3265	5801 NE 182 nd ST	Building		Y	N

HRI #	Physical Address	Resource Type	Historic Name	Landmark Eligible	NHRP Eligible
3266	5717 NE 182 nd ST	Building		Y	N
3267	5703 NE 182 nd ST	Building		Y	N
3268	18028 57 th AVE NE	Building		Y	N
3269	18020 57 th AVE NE	Building		Y	N
3270	18012 57 th AVE NE	Building		Y	N
3271	5806 NE 180 th ST	Building		Y	N
3272	5814 NE 180 th ST	Building		Y	N
3273	5822 NE 180 th ST	Building		Y	N
3274	5830 NE 180 th ST	Building		Y	N
3275	5838 NE 180 th ST	Building		Y	N
3276	18003 60 th AVE NE	Building		Y	N
3277	18011 60 th AVE NE	Building		N	N
3278	5853 NE 181 st ST	Building		Y	N
3279	5847 NE 181 st ST	Building		Y	N
3280	5839 NE 181 st ST	Building		Y	N
3281	5831 NE 181 st ST	Building		Y	N
3282	5825 NE 181 st ST	Building		Y	N
3283	5817 NE 181 st ST	Building		Y	N
3284	5803 NE 181 st ST	Building		N	N
3285	18014 58 th AVE NE	Building		Y	N
3286	18150 60 th AVE NE	Building		N	N
3287	18142 60 th AVE NE	Building		Y	N
3288	18134 60 th AVE NE	Building		Y	N
3289	18126 60 th AVE NE	Building		Y	N
3290	18118 60 th AVE NE	Building		Y	N
3291	18112 60 th AVE NE	Building		N	N

HRI #	Physical Address	Resource Type	Historic Name	Landmark Eligible	NRHP Eligible
3292	18104 60 th AVE NE	Building		Y	N
3293	6014 NE 181 st ST	Building		Y	Y
3294	18119 60 th PL NE	Building		Y	N
3295	18127 60 th PL NE	Building		Y	N
3296	18137 60 th PL NE	Building		Y	N
3297	18147 60 th PL NE	Building		N	N
3298	18155 60 th PL NE	Building		Y	N
3299	18154 60 th AVE NE	Building		N	N
3300	6702 NE 195 th ST	Building		Y	N
3301	15827 70 th AVE NE	Building		N	N
3302	7235 NE 156 th ST	Building		Y	N
3303	15430 63 rd AVE NE	Building		Y	N
3304	7363 NE 145 th PL	Building		Y	N
3305	18749 62 nd AVE NE	Building		Y	N
3306	15318 62 nd PL NE	Building		Y	N
3307	6118 NE 182 nd ST	Building		N	N
3308	7215 NE 156 th ST	Building		Y	N
3309	6288 NE 154 th ST	Building		Y	N
3310	6462 NE 154 th ST	Building		Y	N
3311	15024 75 th AVE NE	Building		Y	N
3312	14500 Juanita DR NE	Institutional Buildings	Saint Thomas Seminary (Bastyr Univ)	Y	Y
3313	6211 NE 182 nd ST	Building	Church of the Redeemer	Y	Y
3314	6505 Inglewood RD NE	Building	Inglewood Golf Course	Y	Y
3315	6321 NE 175 th ST	Building	Kenmore Air Harbor Bldg.	Y	Y
3316	15356 81 st AVE NE	Building	Arnston-Hartlove Grocery	Y	N

HRI #	Physical Address	Resource Type	Historic Name	Landmark Eligible	NRHP Eligible
3317	18518 66 th AVE NE	Building	Northlake Lutheran Church	Y	N
3318	18512 58 th AVE NE	Building	Aqua Club (Swim Club)	Y	N
3319	18036 57 th AVE NE	Building		Y	N

Appendix D Bibliography

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Woodinville Weekly, 10 January 2011.

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Appendix E Sample Press Release and Articles



King County

Office of Business Relations and Economic Development
Historic Preservation Program
400 Yesler Way, Suite 510 [MS: YES-EX-0510]
Seattle, WA 98104
206.205.0700 (v) 206.205.0719 (f)
www.kingcounty.gov/exec/bred/hpp/

January 7, 2011

RE: City of Kenmore Historic Property Survey and Inventory

Dear Property Owner or Tenant:

Starting this month, the City of Kenmore is conducting a survey of historic properties (built prior to 1976) in the city. The project is funded by a grant from the State Department of Archaeology and Historic Preservation and will be conducted by staff of the King County Historic Preservation Program. The purpose of the project is to provide a framework to guide future planning and preservation efforts in Kenmore. There are no regulatory implications for property owners; it is a documentation effort only. Principal fieldwork will involve taking notes and photographs from public roadways.

The project focuses on mid-20th century buildings, but also includes documentation of properties identified by the Kenmore Heritage Society in its book *Kenmore by the Lake: A Community History*, and updates records for buildings that have been previously surveyed. At the completion of the project the information will be made available to property owners, and a public meeting will be held to disseminate the project findings.

Any information you have about the history of your property or others in the area would be helpful in this effort. We are interested in the date built, architect and builder, modifications to the exterior, and names of original and subsequent owners. The project coordinator is Lee O'Connor. Please contact him at (206) 296-7409 or lee.oconnor@kingcounty.gov if you have information that would be helpful.

If you have questions or would like more information about historic preservation efforts in the city, please contact me at (206) 296-8689 or Julie.koler@kingcounty.gov. Thank you.

Sincerely,

Julie M. Koler
King County Preservation Officer

cc: Elmer Skold, President, Kenmore Heritage Society
Fred Stouder, Kenmore City Manager
Nancy Ousley, Assistant City Manager
The Honorable Bob Ferguson, King County Councilmember, District 1



Landmarks Commission

MEDIA RELEASE

CONTACT: JULIE KOLER, (206) 296-8689 or e-mail julie.koler@kingcounty.gov

Office of Business Relations and Economic Development
Historic Preservation Program
400 Yesler Way, Suite 510 [MS: YES-EX-0510]
Seattle, WA 98104
www.kingcounty.gov/exec/bred/hpp/

FOR IMMEDIATE RELEASE

"KENMORE HISTORY UNCOVERED"

Church designed by renowned Northwest architect Roland Terry, post-war houses with bomb and fallout shelters, these and more are among the historic properties to be photographed and documented in survey starting this month.

The City of Kenmore is conducting a survey of historic buildings (built prior to 1976) in January and February 2011. King County's Historic Preservation Program staff is conducting the survey; the City of Kenmore and King County have an interlocal agreement which authorizes the county to provide preservation services. The project is funded by a National Park Service Grant administered by the Washington State Department of Archaeology and Historic Preservation. Approximately 100 properties will be documented. The purpose of the project is to provide a framework to guide future planning and preservation efforts in Kenmore. There are no regulatory implications for property owners; it is a documentation effort only.

This project updates and expands upon previous surveys of the area. Kenmore's previously surveyed architectural heritage includes Saint Edwards Seminary and the Thomsen Estate. Saint Edwards Seminary is listed on the National Register of Historic Places and the Thomsen Estate is designated as a City of Kenmore Local Landmark.

The survey of 2011 is focusing on mid-20th century residential architecture and looking closely at houses located in areas of Kenmore developed in that era, including Uplake Terrace. Along with the Uplake Terrace properties, the scope of the survey includes taking a look at 12 houses identified through the State Department of Archaeology and Historic Preservation's "Nifty From the Last 50" initiative that studied post-WWII architecture. Seven properties identified in the Kenmore Heritage Society publication *Kenmore by the Lake: A Community History* will also be documented.

Roland Terry

Project coordinators were excited to discover during initial preparations for the survey that the Episcopal Church of the Redeemer built in 1964 at 6211 NE 182nd St was designed by Roland Terry, a renowned Northwest architect known for, among other things, his design of the Canlis

Restaurant in Seattle. The church is listed among Terry's accomplishments in Jeffrey Karl Ochsner's *Shaping Seattle Architecture: A Historical Guide to the Architects*.

Bomb and Fallout Shelters

Bomb and fallout shelters are a unique feature of mid-twentieth century residential architecture. According to newspaper accounts from the 1950s and 60s, two houses in the Uplake Terrace neighborhood were built with protection from nuclear attack. In 1955, Dick Bjorklund designed a house that boasted a concrete bomb shelter with metal doors. In 1960, Seth McCallen Fulcher designed a house that had a fallout shelter.

Contacts

People who are interested in providing information for the project or who have questions may contact Lee O'Connor, project coordinator, or Julie Koler, King County Preservation Officer.

Lee O'Connor, Cultural Resources Specialist
King County Historic Preservation Program
(206) 296-7409
Lee.oconnor@kingcounty.gov

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206-296-8689
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Nancy K. Ousley, Kenmore Assistant City Manager
(425) 398-8900 x6171
nousley@kenmorewa.gov

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Historic Property Survey and Inventory Underway

King County's Historic Preservation Program has recently started a survey and inventory of historic properties in Kenmore. The project is being conducted on behalf of the City of Kenmore, is funded by a grant from the Washington Department of Archaeology and Historic Preservation, and should be completed in the first quarter of 2011. The purpose of the project is to provide a framework for future planning and preservation efforts in Kenmore.

The survey will focus on properties built before 1970, and will pay particular attention to mid-20th Century structures, as well as properties identified in documents such as the Kenmore Heritage Society's well-regarded book, *Kenmore by the Lake: A Community History*. The most recent historic properties survey in Kenmore was completed in the 1970s, and the project will update records on properties included in that survey.

The City of Kenmore and King County signed an agreement in 1998 for landmark designation and protection activities. Two properties in Kenmore are listed on historic registers—the Thomsen Estate is a Local Landmark, and Saint Edward Seminary is listed on the Washington Heritage Register and the National Register of Historic Places.

The project staff is working with the Kenmore Heritage



The Saint Edward Seminary is listed on the Washington Heritage Register and the National Register of Historic Places.

Society and neighborhood associations and will brief the City Council in February or March.

If you have any questions, please contact Nancy Ousley, Assistant City Manager, at nousley@kenmorewa.gov or 425-398-8900.

THE WOODINVILLE WEEKLY – Jan. 10, 2011

Kenmore uncovers history with survey of mid-20th century buildings

WRITTEN BY DEBORAH STONE

The City of Kenmore is conducting a survey during January and February of historic buildings, primarily residential structures built during the mid-20th century.

The project is funded by a national park service grant administered by the Washington State Department of Archaeology and Historic Preservation.

Approximately 100 properties, most of which are located in the Uplake Terrace Plat, will be documented.

The area, which borders Lake Forest Park on the west and 61st Avenue N.E. on the east, contains a number of houses built in the 1950s and 60s, representing mid-20th century architectural design.



Staff photo/June Collins-McKiernan The Episcopal Church of the Redeemer (located at 6211 NE 182nd St. in Kenmore) was designed by Roland Terry, a renowned Northwest architect.

According to Nancy Ousley, Kenmore assistant city manager, the purpose of the project is to provide a framework to guide future planning and preservation efforts in Kenmore.

She says, "The information we gather gives us an idea of what's here. The last time we did a survey of this kind was back in the 70s. Our goal is to update the properties surveyed previously, as well as add others to the list. It'll be a good resource for the city and it's the first step to future preservation efforts. It's a foundational activity."

Kenmore's previously surveyed architectural heritage includes Saint Edwards Seminary and the Thomsen Estate.

The former is listed on the National Register of Historic Places and the latter is designated as a City of Kenmore Local Landmark.

Project coordinators were excited to discover during initial preparations for the survey that the Episcopal Church of the Redeemer (built in 1964 and located at 6211 NE 182nd St. in Kenmore) was designed by Roland Terry, a renowned Northwest architect known for, among other things, his design of the Canlis Restaurant in Seattle.

The church is listed among Terry's accomplishments in Jeffrey Karl Ochsner's "Shaping Seattle Architecture: A Historical Guide to the Architects."

Unique features of mid-twentieth century architecture abound in various residential properties in the area.

According to newspaper accounts from the 1950s and 60s, two houses in the Uplake Terrace neighborhood were built with protection from nuclear attack.

In 1955, Dick Bjorklund designed a house that boasted a concrete bomb shelter with metal doors.

In 1960, Seth McCallen Fulcher designed a home with a fallout shelter.

Along with the Uplake Terrace properties, the scope of the survey includes looking at 12 houses identified through the State Department of Archaeology and Historic Preservation's "Nifty From the Last 50" initiative that studied post-World War II architecture.

Seven properties in this survey were identified in the Kenmore Heritage Society publication, "Kenmore by the Lake: A Community History," by Priscilla Droge.

The results of the survey will eventually go into a report and be made available to the public in the future.

"I think Kenmore residents will be interested in the findings," comments Ousley.

"Communities take pride in their historic resources. And if and when properties are listed as local, state or federal landmarks, owners of those properties can be eligible for incentives and tax credits."

She adds, "I do want to underline the fact that there are no regulatory implications for property owners from this survey. It is a documentation effort only."

Those interested in providing information for the project or who have questions are asked to contact Lee O'Connor at (206) 296-7409 or Lee.oconnor@kingcounty.gov, or Julie Koler, King County preservation officer, at (206) 296-8689 or Julie.koler@kingcounty.org.

King County historians are eyeing Kenmore properties in 'cutting-edge' survey

By [TOM CORRIGAN](#)

Bothell Reporter Staff writer

Jan 19 2011

Bomb and fallout shelters along with a church designed by well-known northwest architect Roland Terry.

While he said his survey is just getting under way, Lee O'Connor with the King County Historic Preservation Program said coordinators already have made a couple of significant finds, including the above.

With funding from a federal grant, O'Connor and the county plan to survey some 100 properties in Kenmore looking especially at post-World War II architecture.

"This is kind of cutting edge," said King County Historic Preservation Officer Julie Koler, adding the Kenmore study is the first survey of its kind in King County. Both Koler and O'Connor said pre-war studies have been done extensively, but while it's a growing trend, it's still unusual for anyone to take a formal look at buildings that appeared in the mid-1900s.

The survey is being done with the help and cooperation of Kenmore City Hall, O'Connor said. Koler complimented Kenmore leaders, especially Assistant City Manager Nancy Ousley.

"Not all cities see the value of these things," Koler added. County information notes work will build on previous historical studies completed in Kenmore.

O'Connor said news articles and a state study dubbed "Nifty from the Last 50" helped identify some of the local properties to be studied. As the name implies, the state study looked at structures completed in the last 50 years. After taking into account the information already available and looking at when homes were built, the decision was made to devote a good bit of the current study to Kenmore's Uplake Terrace neighborhood. That's where O'Connor uncovered the two bomb shelters.

According to O'Connor, news articles show a 1955 Uplake home boasts a concrete bomb shelter with metal doors. In 1960, when the purpose of such shelters had switched from protecting occupants against conventional bombs to blocking nuclear fallout, a fallout shelter was part of the design for another Uplake home. O'Connor noted there may be other shelters in the area that simply didn't make the news. He considers shelters significant as they were a unique manifestation of the early Cold War period.

O'Connor said it is Kenmore's Episcopal Church of the Redeemer on Northeast 182nd Street (pictured in slideshow) that shares an architectural pedigree with Seattle's high-end Canlis Restaurant. He added that architect Terry is noted for numerous Seattle buildings, but many people readily can identify with the well-known restaurant.

Besides the already mentioned properties, O'Connor's study will include 12 houses that made the state's "Nifty" list, as well as seven properties identified in the local history "Kenmore by the Lake," put out by the Kenmore Heritage Society.

O'Connor termed his study a "reconnaissance" or "windshield" survey.

"It is not an intensive survey where we try to find out every bit of information we can," he said.

Instead, O'Connor will travel to spots of interest, write down a physical description of the properties involved and possibly take pictures from public roadways. He emphasized the work is informational only in nature, that any findings will have no statutory effect on property owners. Through letters sent to homeowners, the county indicated that for targeted homes, they would love to learn the year buildings were constructed, the architect involved, modifications to the exterior and names of subsequent owners.

Still, O'Connor said he is not looking for extremely detailed information, though if anyone wants to share what they know, he's more than willing to listen.

What happens to the information once it is gathered? O'Connor said it will be made available to property owners, while the city can use it in planning efforts. Of course, the survey also is intended simply to expand the historical knowledge of the area. O'Connor plans on completing his survey work this month and next. His results will be shared with the public at a community meeting sometime in February or March. In the meantime, O'Connor said he's trying to advertise the survey as much as possible.

"Hopefully, when I show up taking pictures... they won't think I'm a tax assessor or something," he joked.

O'Connor can be reached at (206) 296-7409 and lee.oconnor@kingcounty.gov.

Bothell Reporter Staff writer Tom Corrigan can be reached at tcorrigan@bothell-reporter.com or 425 483-3732, ext. 5052.

MAin 2 – Historic Seattle’s Blog

[Kenmore History Uncovered](#)

Published January 26, 2011 [Cultural Resources](#) [Leave a Comment](#)



Roland Terry-designed Episcopal Church of the Redeemer / Photo: King County Historic Preservation Program

The City of Kenmore is working with the King County Historic Preservation Program to conduct a cultural resources survey. Here’s a press release issued by the City and the King County Historic Preservation Program about the project:

Church designed by renowned Northwest architect Roland Terry, post-war houses with bomb and fallout shelters, these and more are among the historic properties to be photographed and documented in survey starting this month.

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Edwards Seminary is listed on the National Register of Historic Places and the Thomsen Estate is designated as a City of Kenmore Local Landmark.

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